

## **LEISURE COMPLEX AND BUS STATION PROGRAMME BOARD**

Thursday 17 March 2016

### **Present:-**

Councillor Edwards (Chair)  
Councillors Bialyk, Denham, Sutton, Prowse and Wardle

### **Also Present**

Chief Executive & Growth Director, Deputy Chief Executive, Housing Development Manager and Democratic Services Officer (Committees) (SLS)

Nic Bryant and Andrew Marques - AFLS + P Architects  
Justin Pickford, Penny Wood, Charles Hill and Scott Moore - Arcadis Design and Consultancy  
Chris Chambers - Arup Engineering

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### **DECLARATIONS OF INTEREST**

No declarations of discloseable pecuniary interest were made.

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### **PRESENTATION - THE BUS STATION SCHEME**

The Design Team were in attendance to present the detail of the Stage C Concept Design work to date on the Bus Station Scheme. Nic Bryant reminded Members of the resolution by Council on 20 January 2016, to grant outline planning approval to proceed with the development of the new Bus Station, subject to the completion of a Section 106 Agreement under the Town and Country Planning Act 1990. He also referred to the meeting of the Programme Board held on 11 February 2016, when the scope of the Bus Station programme was first presented. He outlined the arrangement and massing of the proposed design and confirmed that formal approval would also be sought to proceed to the next stage of detailed design, Stage D.

Nic Bryant presented the detail of the main design attributes, and the aspiration to provide a modern facility that was fit for purpose. He outlined the efforts being made to respond to comments made at the recent consultation event, and also to the original masterplan developed by Crown Estates, both of which had offered a platform to commence their work. He referred to a review of the existing design parameters and set out the build options, including the concourse arrangements and consideration of the intended vehicle movements. The Design Team had also carried out further research as part of a review of the precedent design to ensure that the site levels between Princesshay and Paris Street were addressed. Chris Chambers of Arup, confirmed that they had, in effect, designed out and reduced the incline of the site to an acceptable level of a 1 in 60 gradient.

Nic Bryant outlined a summary of the Stage C Brief and the proposed detail, which would include a single storey build with an enclosed concourse, and canopy extending over the doors of the buses to afford protection for alighting passengers, the brief also included for:-

- 12 Bus bays and 2 lay over bays
- Waiting facilities
- Enquiries office

- Retail kiosk
- Public toilet facilities
- Bus Driver paying-in facilities
- Staff canteen/rest room
- Inspector's office
- Two small administration offices
- Staff toilets

The Design Team also presented their consideration of the main Design Attributes:-

- provision of a positive visitor experience
- adequate capacity to deal with increased numbers
- the concourse to be a public thoroughfare open at all times
- fully accessible
- provision of cycle parking
- good waiting facilities
- to make best use of natural light
- sufficient space for people with luggage
- an extended canopy to allow passengers to remain dry when boarding
- to explore enclosed concourse

A Member enquired if there had been any acknowledgment of the current passenger numbers for Stagecoach and National Express and whether the Bus Station would be able to adequately accommodate future bus and coach movements. The Member also commented on the provision for National Express and other coach operators. Nic Bryant referred to the detail of the public consultation, which would be reviewed by the Council and he welcomed sight of the document referred to by the Member. Chris Chambers provided reassurance that the feasibility study inherited from the Crown Estate design included the necessary due diligence to ensure there was the required capacity on the site. A Member welcomed the emphasis on public safety and the suggested efforts to minimise passenger access onto the concourse. Chris Chambers provide information on the anticipated vehicle tracking on the concourse.

A Member welcomed the response by the public to the consultation event, and that the submissions would be analysed to produce the headline results. A Member requested consideration that future work include a continuation of the dialogue with representative groups and potential bus operators of the new Bus Station. The Member suggested that more convenient and imaginative opportunities for passengers could be explored, possibly alighting in the shopping area and relieving pressure on the Bus Station, allowing coach parking within the site. He also suggested out of town coach pick up points might be pursued, such as from the Park and Ride or motorway services to avoid lengthy time delays coming into the city centre. The Deputy Chief Executive confirmed that a number of meetings had been held with Stagecoach, and contact had also been made with National Express to discuss some options, as the desire to see coaches in the Bus Station was recognised. It was important to establish the current use, and to that end, consideration had already been made to carry out a survey of coach passengers' journey details, which would provide useful data for the next stage of the process.

**RESOLVED that:-**

- (1) the Project Team progress with Stage D, Detailed Design, through the Project Control Point, and in accordance with the Programme Board's governance arrangements;
- (2) a further consultation event be held on 18 May 2016 at the Guildhall; and

- (3) further discussion be held with National Express and other potential Bus Operators to determine the optimum operational arrangements.

9                    **LOCAL GOVERNMENT (ACCESS TO INFORMATION) ACT 1985 EXCLUSION OF PRESS AND PUBLIC**

**RESOLVED** that, under Section 100A (4) of the Local Government Act 1972, the press and public be excluded from the meeting for the consideration of the following item on the grounds that it involved the likely disclosure of exempt information as defined in Paragraph 3 of Part I, Schedule 12A of the Act.

10                    **PROGRAMME /DEVELOPMENT MANAGEMENT**

The Deputy Chief Executive presented a verbal report and asked Members for approval of a Programme and Development Fund Monitor Role for the Leisure Complex and Bus Station project. The development of the leisure centre and the bus station site had evolved into a complex programme of projects for the Council. The role would ensure that the Council met all of its contractual obligations through an effective programme wide structure, which would align the critical links and dependencies of both projects. He outlined the detail and benefits of this role to the project, which would also provide an additional independent strand and report to Members as part of the existing governance arrangements. It was envisaged that the tender process to recruit for the role would commence on 6 April.

The Deputy Chief Executive responded to a Member's comment on the need for the role. The Housing Development Manager & Client Lead (Build) also referred to the level of independent audit it would offer.

**RESOLVED** that the following be approved:-

- (1) a Programme Manager and Fund Control Monitor role be created due to the complexities associated with developments;
- (2) the Deputy Chief Executive of the City Council commence procurement of a suitable candidate in line with the council's procurement rules; and
- (3) the costs of this role to be met from the Project's Contingency Fund.

11                    **DATE OF NEXT MEETING**

The next Programme Board meeting would be timed to coincide with the next programme gateway, and the date of this would be determined in due course.

(The meeting commenced at 6.00 pm and closed at 7.10 pm)

Chair