

Sittingbourne Town Centre Regeneration Scheme

Update to Scrutiny Committee 15th November 2017

	Update
SBC Team and Governance	<ul style="list-style-type: none"> • A QS/Employers Agent from Ian Sayer & Co has been appointed to manage the MSCP construction. • The monitoring surveyor from Ward Williams Associates continues to manage finances and approvals under the Funding Agreement. Monthly monitoring reports are being produced by Spirit and by the councils monitoring surveyor to address spend to date, delivery to work programme, issues log. • Board meetings, Key Officer Group meetings and Internal Officer Group meetings continue.
Development Agreement	<ul style="list-style-type: none"> • Spirit continues to provide information to go unconditional on the leisure site by the end of November. • Phase 1 of the highways work to West Street, Station Street and St Michael's Road and the St Michael's Road car park are progressing under a letter of intent and agreement with KCC Highways. • Unconditionality for the leisure site will be formally signed off by the Interim Director of Regeneration when the relevant information to satisfy DA conditions has been provided and approved.
Planning	<ul style="list-style-type: none"> • The non-material amendment for revisions to the bus stops and pedestrian area adjacent to the Forum has now been approved. • Spirit is continuing to provide planners with information to satisfy pre-commencement conditions for the Hotel and main planning applications.
Construction	<ul style="list-style-type: none"> • Spirit's contractor is on site at the retail site and work is progressing well with Unit 3 now awaiting corporate

	<p>branding/cladding and external cladding to Units 1 & 2 completed on 3 of the 4 elevations. Currently the contractor is still reporting a 5 week delay but the contractor is confident that works can be complete by March 2018 due to float within the programme.</p> <ul style="list-style-type: none"> • Spirit’s contractor continues with phase 1 of the roadworks to West Street, Station Street & St Michael’s Road with excavation of the existing surface, installation of new drains & gullies and new kerb lines. Works are currently behind programme but the contractor is confident that works can be completed by the end of November. • Following a pre-start meeting with the contractor on 4th October mobilisation and fabrication works to the MSCP is planned to start in January 2018 with works on site due to start in March/April. The contractor is confident that works will be complete by the end of 2018. • Work to the leisure units, comprising the Hotel, Cinema and Restaurants is planned to start in May 2018 once the associated Phase 2 highway works are complete.
<p>Utility Services</p>	<ul style="list-style-type: none"> • At the St. Michaels Road/Station Street site Clancy Docwra have now completed Phase 1 of the water main diversion works. Connection to the existing storm water manhole located adjacent to The Forum is to take place in two phases to allow the works to cross Station Street and maintain traffic flow. UKPN are due to undertake further disconnections of street furniture in West Street and Spirit are awaiting confirmation from Southern Water regarding the Foul Water Diversions. • Temporary addresses have now been registered with the Royal Mail for site six to enable utilities to be installed to the three units.
<p>Communications</p>	<ul style="list-style-type: none"> • Naming suggestions for the leisure site and site six have been sought from Spirit and the Historic Research Group of Sittingbourne to determine a shortlist which will be going out for consultation to the public and Members in the next few weeks.. • Spirit have updated their website and given prominence to the roadworks section on the

	<p>Homepage (www.spiritofsittingbourne.com) following comments made at the last Scrutiny meeting.</p> <ul style="list-style-type: none">• Spirit's communication team are developing their strategy for Phase 2 of the Highway works.
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