**Apply to the Levelling Up Fund Round 2**

**Submission details**

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| **Submission reference** | LUF20687 |
| **Created time** | [Redacted] |
| **Signed-in user** | [Redacted] |
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| **What is the legal name of the lead applicant organisation?** | Denbighshire County Council |
| **Where is your bid being delivered?** | Wales |
| **Select your local authority** | Denbighshire (Sir Ddinbych) |
| **Enter the name of your bid** | Protecting Ruthin's Unique Heritage, Wellbeing & Rural Communities. |
| **Does your bid contain any projects previously submitted in round 1?** | No |
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| **Bid manager contact details** |  |
| **Full Name** | Gareth Roberts |
| **Position** | Public Protection, Regeneration & Economic Development Manager |
| **Telephone Number** | [Redacted] |
| **Email address** | [Redacted] |
| **Postal address** | Denbighshire County Council PO Box 62Ruthin Denbighshire LL15 9AZ |
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| **Senior Responsible Officer contact details** |
| **Full Name** | Emlyn Jones |
| **Position** | Head of Planning, Public Protection and Countryside Services |
| **Telephone Number** | [Redacted] |
| **Email address** | [Redacted] |
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| **Chief Finance Officer contact details** |
| **Full Name** | Steve Gadd |
| **Telephone Number** | [Redacted] |
| **Email address** | [Redacted] |
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| **Local Authority Leader contact details** |
| **Full Name** | Jason McLellan |
| **Position** | Leader |
| **Telephone Number** | [Redacted] |
| **Email address** | [Redacted] |
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| **Enter the name of any consultancy companies involved in the preparation of the bid** | Mott MacDonald |
| **Enter the total grant requested from the Levelling Up Fund** | £10955908 |
| **Investment themes** |
| **Regeneration and town centre** | 15% |
| **Cultural** | 65% |
| **Transport** | 20% |
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| **Which bid allowance are you using?** | Full constituency allowance |
| **How many component projects are there in your bid?** | 2 |
| **Do you have the support of all the authorities with the relevant statutory responsibility before proceeding?** | Yes |
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| **File upload 1** |
| **Upload pro forma 1** | Pro forma 1 - Denbighshire County Council.pdf |
| **Are you submitting a joint bid?** | No |
| **Grant value declaration** |
| **I am submitting a bid as a single applicant and can confirm that the bid overall does not exceed £20 million grant value** | Tick to confirm |
| **Gateway criteria: costings, planning and defrayment** |
| **I confirm that some LUF grant funding will be defrayed in the 2022/23 financial year** | Tick to confirm |
| **Costings and Planning Workbook** | LUF\_Package\_Bid\_Costings Planning\_Workbook\_V2.00\_Clwyd\_West\_Den bighshire\_County\_Council.xlsx |
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| **Provide bid name** | Protecting Ruthin's Unique Heritage, Wellbeing & Rural Communities. |
| **Provide a short description of your bid** |
| We propose an exciting package of interventions aimed at regenerating the historic town of Ruthin and the surrounding area. The investments are focussed on upgrading highly valued public, civic and heritage assets both in the urban sphere and in connecting parks and natural assets. The objective is to boost the capacity of these landmarks to produce positive impacts for local economic activity as well as improved wellbeing and community engagement for local residents:Project-1 : Ruthin Unique Heritage & Wellbeing:• St Peter’s Square public realm upgrade• St Peter’s Church & Cloisters accessibility improvements• St Peters Clock Tower restoration• Ruthin Gaol/46 Clwyd Street restoration• Nant Clwyd-y-Dre Townhouse restoration• Cae Ddol Park public realm upgradeProject-2 : Rural Wellbeing & Communities• Moel Famau country park new cycle paths & visitor facilities• Loggerheads country park new visitor facilities & flood management• Bryneglwys repurposed Community Centre• Gwyddelwern new Community Hub |
| **Provide a more detailed overview of your bid proposal** |
| ‘Protecting Ruthin’s Unique Heritage, Wellbeing and Rural Communities’ proposes complementary investments to create a more vibrant and connected town, to serve both locals and visitors. The interventions build on unique characteristics to support greater appreciation and visitor potential for Ruthin and the AONB. These include cultural events and activity as well as community engagement and recreation in the post-Covid period that will have positive impacts for reducing loneliness, increasing wellbeing and higher visitor footfall and spending.Project 1: Ruthin Heritage & Wellbeing Activities:The activities proposed for Ruthin town centre are interlocking and mutually beneficial. They aim to restore pride and value to buildings and attractions that are identified strongly with the town.St Peter’s Square:Wide ranging improvements to enhance the public realm - widened pavements and paved space for events, junctions replacing the roundabout, plantings.Appendix:Part 3, figure 3.1 and figure 3.2: St\_Peter’s\_Square\_proposed\_enhancements. St. Peter’s Church & Cloisters:Accessibility upgrades, WC facilities for all and new baby changing facilities within the grade 1 listed Church. Also, visitor accommodation will be provided in the grade 2\* Old Cloisters Building.Appendix:Ruthin\_St\_Peter’s\_Church\_and\_Cloisters,page\_1 \_and\_5. Clock Tower:The clock-dials of the grade 2 listed clock tower will be restored, and the dial replaced with stainless-steel fixings for longevity.Appendix:Ruthin\_Town\_Clock\_Condition\_Report, page 2,\_points\_1-6. Ruthin Gaol/46 Clwyd Street:A new entrance to the grade 2\* Ruthin Gaol will be added via 46 Clwyd Street, exhibition/gallery space, a Café, facilities and meeting room.Appendix:Ruthin\_Gaol\_46\_Clwyd-Street: photographs\_on\_pages10-17 Nant Clwyd-y-Dre:The Grade 1 listed derelict West Wing will be restored into holiday accommodation and the grade 2 listed external gazebo will be restored as a refreshment, small retail/events space.Appendix:Ruthin\_Nantclwyd\_y\_Dre\_West\_wing\_and\_Gazebo, photographs\_on\_pages\_16-29\_and\_91-106Cae Ddol Park:An active travel route of up to 2.5km will provide greater connectivity to the town centre. New spaces for events and wide-ranging upgrades to the public realm. Appendix:Ruthin\_Cae\_Ddol\_Green\_Spaces: photographs\_on\_pages20-23.In summary, the interventions outlined in Project 1 seek to redevelop and enhance the existing heritage and cultural assets of Ruthin. Simultaneously, much needed improvements will be undertaken in the public realm to encourage pedestrian and cyclist users. Not only will these improvements connect all the different assets in Ruthin, but they will provide a stronger offer to visitors.Project 2: Rural Community & Wellbeing Activities:For local residents and tourists, this project will improve and protect the existing visitor facilities at Loggerheads while providing new and much needed visitor facilities at Moel Famau. To the south, sit the small rural communities of Bryneglwys and Gwyddelwern, both underutilised by visiting cyclists and ramblers and both in need of community facilities for residents and visitors.The delivery of new community centres will offer central gathering point for each respective community and with a substantial programme of activities and services planned that will generate an increased sense of connectedness and wellbeing for residents and visitors.Moel Famau:In the country park a ‘Norway-cabin’ facility will be added and blended into the natural landscape, providing a small kitchen offering visitor refreshments along with toilet facilities. There will be extended and sustainably managed cycle routes. Appendix:Part\_3\_figure\_3.1:\_Moel\_Famau\_Cycle\_Route.Loggerheads:The shop and café at the country park will be extended and upgraded to improve and accommodate higher visitor flow. Flood mitigation measures will protect the facilities and natural environment from the regular and more severe flooding events. Appendix:Part 3:\_figure 3.2:\_Loggerheads\_areas\_of\_proposed interventions and Appendix:Loggerheads\_Flooding\_Assessment: photographs\_on\_pages\_19\_21-26.Bryneglwys Village:The conversion of a former school building into a new community centre. The project will re-purpose two classrooms, providing a new kitchen to create a recreational, social, cultural and educational space to promote community engagement. |
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| Appendix:Part\_3\_figure\_3.3:\_Bryneglwys\_proposed\_site\_enhancements. Gwyddelwern VillageA new energy-efficient community hub will increase the range of village facilities. Including a large hall with stage and suitable flooring, a meeting/multipurpose room, a space for early-years Welsh language teaching with facilities and outdoor space. Appendix:Part 3\_figure\_3.4:\_Gwyddelwern\_proposed\_site\_enhancements.The interventions in Project 2 seek to enhance visitor and community facilities in the AONB sites of Loggerheads and Moel Famau but also aim to raise the profiles of the rural areas of Bryneglwys and Gwyddelwern to meet visitor and community demands more evenly in the surrounding rural area |
| **Provide a short description of the area where the investment will take place** |
| Denbighshire is a predominantly rural county in northeast Wales. The coastline is home to Rhyl and Prestatyn seaside towns and the Clwydian Range inland attracts many visitors to the area as it is classed as an AONB (Ref#1). Ruthin is a historical town situated in the heart of Denbighshire County. The landscape is comprised of 200 listed buildings. It is home to Wales' oldest dated timbered town house – Grade I listed Nantclwyd y Dre dated to 1435, Ruthin Gaol (initially built in 1664, which is the only surviving example of a Victorian Pentonville Prison open to the public) and St Peter’s Church (founded in 1310 and Grade I listed). Ruthin’s streets are synonymous with the culture and heritage of North Wales.Located on the main A494 artery from the English-Welsh border into mid- Wales, Ruthin is one of the first major settlements visitors pass on entry into Wales and it is a natural service centre for visitors to the AONB. Loggerheads and Moel Famau Country Parks are the gateway for visitors to explore the Clwydian Range and Dee Valley. The park contains the Clwydian Range’s tallest mountain, Moel Famau, which is situated on the boundary between Denbighshire and Flintshire.Bryneglwys and Gwyddelwern are both small village communities situated to the south-west of Ruthin and on the cycling route through the AONB site and bordering the World Heritage Site to the south. |
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| Situated to the south of Bryneglwys and Gwyddelwern and within the southern part of the AONB’s Clwydian Range are the small Denbighshire towns of Corwen and Llangollen. As part of LUF Round 1, Corwen, Llangollen and the World Heritage Site (WHS) that lies within Wrexham County and within the Clwyd South Constituency, successfully secured LUF funding to aid post-covid recovery across the 11-miles of WHS locations. Ruthin has a reliance on its hinterland and the natural synergies it has with these areas which is not just limited to the visitor economy, but also with local identity in terms of the connecting AONB’s and industrial heritage. A successful LUF Round 2 bid for Ruthin and the surrounding areas would capitalise on these synergies and significantly strengthen the liveability and visitor offer for this rural part of north east Wales. It would also establish a cohesive thread between these two separate LUF bids.Please see Appendix: Bid Maps References(Ref#):(1) Denbighshire Welcomes You to North Wales website(www.denbighshire.com) |
| **Optional Map Upload** | Bid Maps.pdf |
| **Does your bid include any transport projects?** | No |
| **Provide location information** |
| **Location 1** |
| **Enter location postcode** | LL15 1AB |
| **Enter location grid reference** | SJ 12352 58306 |
| **Percentage of bid invested at the location** | 29% |
| **Optional GIS file upload for the location** | 1\_St\_Peters\_Square\_and\_Clock\_Tower.zip |
| **Location 2** |
| **Enter location postcode** | LL15 1YL |
| **Enter location grid reference** | SJ 12361 58378 |
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| **Percentage of bid invested at the location** | 16% |
| **Optional GIS file upload for the location** | 2\_St\_Peters\_Church\_and\_Cloisters.zip |
| **Location 3** |
| **Enter location postcode** | LL15 1AA |
| **Enter location grid reference** | SJ 12352 58306 |
| **Percentage of bid invested at the location** | 1% |
| **Optional GIS file upload for the location** | 1\_St\_Peters\_Square\_and\_Clock\_Tower.zip |
| **Location 4** |
| **Enter location postcode** | LL15 1HP |
| **Enter location grid reference** | SJ 12153 58218 |
| **Percentage of bid invested at the location** | 3% |
| **Optional GIS file upload for the location** | 3\_Ruthin\_Gaol\_46\_Clwyd\_Street.zip |
| **Location 5** |
| **Enter location postcode** | LL15 1DP |
| **Enter location grid reference** | SJ 12361 58186 |
| **Percentage of bid invested at the location** | 6% |
| **Optional GIS file upload for the location** | 4\_Nantclwyd\_Y\_Dre.zip |
| **Location 6** |
| **Enter location postcode** | LL15 1HN |
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| **Enter location grid reference** | SJ 12079 58084 |
| **Percentage of bid invested at the location** | 7% |
| **Optional GIS file upload for the location** | 5\_Cae\_Ddol.zip |
| **Location 7** |
| **Enter location postcode** | CH7 5SH |
| **Enter location grid reference** | SJ 16100 60600 |
| **Percentage of bid invested at the location** | 12% |
| **Optional GIS file upload for the location** | 6\_Moel\_Famau.zip |
| **Location 8** |
| **Enter location postcode** | CH7 5LH |
| **Enter location grid reference** | SJ 19815 62607 |
| **Percentage of bid invested at the location** | 12% |
| **Optional GIS file upload for the location** | 7\_Loggerheads.zip |
| **Location 9** |
| **Enter location postcode** | LL21 9LL |
| **Enter location grid reference** | SJ 14546 47275 |
| **Percentage of bid invested at the location** | 3% |
| **Optional GIS file upload for the location** | 8\_Bryneglwys.zip |
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| **Location 10** |
| **Enter location postcode** | LL21 9DF |
| **Enter location grid reference** | SJ 07400 46500 |
| **Percentage of bid invested at the location** | 11% |
| **Optional GIS file upload for the location** | 9\_Gwyddelwern.zip |
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| **Select the constituencies covered in the bid** |
| **Constituency 1** |  |
| **Constituency name** | Clwyd West |
| **Estimate the percentage of the bid invested in this constituency** | 100% |
| **Select the local authorities covered in the bid** |
| **Local Authority 1** |  |
| **Local authority name** | Denbighshire (Sir Ddinbych) |
| **Estimate the percentage of the bid invested in this local authority** | 100% |
| **Sub-categories that are relevant to your investment** |
| **Select one or more regeneration sub-categories that are relevant to your investment** | Civic |
| **Select one or more cultural sub-categories that are relevant to your investment** | Arts and Culture Visitor EconomyHeritage buildings and sites Other Cultural |
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| **Describe other cultural sub- category** | Parks, AONB, Community Hubs |
| **Select one or more transport sub-categories that are relevant to your investment** | Active Travel OtherTransport |
| **Describe other transport sub- category** | Roundabout removal |
| **Provide details of any applications made to other funding schemes for this same bid that are currently pending an outcome** | There are no other applications for funding for this same bid. |
| **Provide VAT number if applicable to your organisation** | GB 636 6136 34 |
| **Bidders are invited to outline how their bid will promote good community relations, help reduce disparities amongst different groups, or strengthen integration across the local community** |
| Denbighshire County Council (DCC) are committed to celebrating diversity and promoting equality across all nine protected characteristics in everything they do, to improve the quality of life for everyone living, working and visiting Denbighshire. Further building upon this, DCC has considered the long-term impacts of this bid in-line with the Well-being of Future Generations (Wales) Act 2015. The priority areas are particularly pertinent to the social (enhancing our public realm and community spaces), cultural (through heritage protection and facilitating the Welsh language), environmental (both our natural and built environment) and economic (both visitor and local) well-being of Ruthin and its rural communities. |
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| DCC has responsibility, when making strategic decisions and policies, for taking into account the Socio-economic Duty which encourages better decision making, ensuring more equal outcomes for people and reducing inequalities associated with socio-economic deprivation.This package of 2 projects are all aligned in respects of equality impacts. Full accessibility for all, strengthening wellbeing, facilitating community events and reducing social isolation are all themes embedded within this application bid. A preliminary Wellbeing (i.e. Equality) Impact Assessment was undertaken at the onset of the project development. No adverse impacts were identified. Further assessments will be undertaken.Project 1, which aims to protect heritage buildings and enhance connections and accessibility through improved public realm and green spaces, has been a long standing ambition within the Ruthin community. Regular engagement has been undertaken by Ruthin Town Council with the breadth of community and underpins the Ruthin Futures ambition:Creating a Heart to Ruthin: Creating a public and civic focus for the town centre.Connecting Green Spaces: Connecting areas of park, green space and leftover land to create safe active travel routes around the town.Living Well in the Town Centre: Encouraging all ages to live well in the town centre through new homes, facilities and connections.Ruthin Sports & Recreation: Building participation, health and wellbeing through an integrated town wide network of recreation facilities.Project 2 further emulates these ambitions for the rural communities surrounding Ruthin. Improving or creating facilities across the rural locations of Moel Famau, Loggerheads, Bryneglwys and Gwyddelwern will similarly strengthen the community offer for both residents and visitors. |
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| The Covid-19 pandemic exemplified the need for local accessible outdoor spaces. Within this application, the interventions provide for a better balance in the town centre, redress rural social isolation as well as better connect surrounding outdoor spaces. Improved pride of place and all the wellbeing attributes that will derive from both projects will ensure that all residents and visitors will have equal access to enjoy the impacts that are delivered. A successful LUF bid will take a big step towards achieving much of the above for the benefit of all the community. |
| **Is the support provided by a ‘public authority’ and does the support constitute a financial (or in kind) contribution such as a grant, loan or guarantee?** | [Redacted] |
| **Does the support measure confer an economic advantage on one or more economic actors?** | [Redacted] |
| **Provide further information supporting your answer** | [Redacted] |
| **Is the support measure specific insofar as it benefits, as a matter of law or fact, certain economic actors over others in relation to the production of certain goods or services?** | [Redacted] |
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| **Provide further information supporting your answer** | [Redacted] |
| **Does the support measure have the potential to cause a distortion in or harm to competition, trade or investment?** | [Redacted] |
| **Provide further information supporting your answer** | [Redacted] |
| **Will you be disbursing the funds as a potential subsidy to third parties?** | [Redacted] |
| **Has an MP given formal priority support for this bid?** | Yes |
| **Full name of MP** | Rt. Hon David Jones MP |
| **MP's constituency** | Clwyd West |
| **Upload pro forma 6** | Pro Forma 6 - MP Formal Priority Support.pdf |
| **Describe what engagement you have undertaken with local relevant stakeholders. How has this informed your bid and what support do you have from them?** |
| Please see Appendix:Stakeholder\_Support\_Letters for the Stakeholder Support Letters.For over a decade Ruthin Town Council have undertaken an award-winning place planning and consultation exercise called Ruthin Future (RF). RF has sought to develop community supported projects and ambitions that enhance the local |
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| economy, wellbeing, cultural heritage and life of the community that can be implemented over time.The vision statement (see Appendix:Ruthin\_Town\_Centre\_Futures p6) underpinning Projects 1 and 2 has been developed from engagement with many people in Ruthin through the ‘Market Town of the Future’ Exhibition and Ruthin Future Week 1 & 2. The aim of these engagement events was to understand what matters most to the community to ensure that the plan represents their needs. Further consultation events and a survey of residents and town centre events were held between October and November 2021 and February and March 2022.The initial plan identified three themes:i. Public spaces for public life: Creating a heart for Ruthinii. Centre, Periphery & Hinterlandiii. A distinctive RuthinWhile these provided a framework for strategic thinking in the initial plan, the RF 2 process refined them into three strategic areas of focus for the next stages of the town plan.This resulted in the following three key priority areas for the town:(1) Creating a Heart for Ruthin with a public and civic focus for the town centre(2) Connecting Green Spaces - connecting areas of park, green space and leftover land to create safe active travel routes around the town, (see Appendix:Ruthin\_Cae\_Ddol\_Green\_Spaces p7) and(3) Living Well in the Town Centre. Encouraging all ages to live well in the town centre through new homes, facilities and connections. |
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| For certain projects there were more targeted consultation activities. For example, for Nantclwyd Y Dre there has been engagement through the Friends Society and Garden Volunteers Group, who have been involved in the process from conception through to agreeing the final option and favoured plans with further public consultation beginning on 25 July.In Gwyddelwern village, since 2020, there have been periodic meetings with the Community Council and the community to discuss and agree a way forward. In August 2020, Deio Jones (consultants) undertook the initial feasibility study and included a consultation across the community (undertaken by phone due to Covid-19 restrictions). The most recent community consultation took place in September 2021 to collectively agree the way forward. Similarly, the process in Bryneglwys has been driven forward by the community with fundraising events this summer in support of the community hub. Initial meetings took place with three key organisations that are part of Cymuned Gwyddelwern and these include the Village Hall Committee, Members of Wesla Chapel, and the Governors of Ysgol Bro Elwern. The aim of these meetings was to gain an understanding of the needs and priorities of each organisation and identify the scope of the work before moving forward.The meetings were held in February 2020 before the first lockdown.Alongside the above, a series of semi-structured telephone interviews were held with different groups, organisations and businesses, all of which use the current facilities. Questions were asked based on how the current offer can be improved and the potential opportunities to develop new services. |
| **Has your proposal faced any opposition?** |
| As with any anticipated change, there is sometimes vocal resistance. For Project 1, the extensive consultation on the proposed connectivity changes within the town centre has given rise to some minor opposition. This has largely centred around the perceived loss of parking spaces in the town centre and the worry that it will impact businesses. However, the plans have been carefully considered and while |
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| the equalisation of pedestrian and cycle modes are at the heart of the changes, it is currently anticipated that the total number of parking spaces won’t change in order to allay any concerns. In addition, it is strongly believed that the re-configured Square will increase footfall and dwell time which should have a positive impact on businesses. Further community consultations will be carried out specifically with regard to the introduction of a possible one-way road system at a later stage of the design and implementation. |
| **Do you have statutory responsibility for the delivery of all aspects of the bid?** | N/A |
| **Provide evidence of the local challenges / barriers to growth and context that the bid is seeking to respond to** |
| Denbighshire has 12.1% of LSOAs in the top 10% for unemployment and 19% in the 20% most deprived. It has the highest unemployment of all Welsh rural counties. Figure 4.1: in Appendix:Part\_4 shows how total workplace employment in Denbighshire has grown just 4% over the last 15 years compared to 13% for the UK. The impact of the pandemic on Denbighshire is clear with employment declining more than 10% in 2020 (approximately 1% nationally). Total employment (residents) in Ruthin (Ref#2) showed no overall change from 2015 compared to average growth in Denbighshire of approximately 8%.More recently employment in Denbighshire linked to the visitor economy averaged 12% compared to GB (Ref#3) average of 11% and while UK employment has benefitted from growth in other economic activities this has been less the case in Denbighshire.Like all urban centres footfall is critical to Ruthin’s visitor economy particularly in sustaining employment. Footfall in the town centre as of early 2022 suggests it remains at 54% of pre-pandemic average. This has compounded Ruthin’s already |
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| weak position as a retail centre losing out to larger towns for everyday retail trips and further contributed to the low rate of job creation. See Appendix:Part\_4, figure\_4.4 Average Total Monthly Footfall – Ruthin Town Centre.The poor employment picture for this rural area is evident in the pattern of income deprivation, with above average income deprivation (top 50% of LSOAs) and includes market towns such as Ruthin. See Appendix:Part\_4 figure\_4.2 Index of Multiple Deprivation (Income). This emphasises the need for Ruthin to invest in its heritage and cultural assets to attract visitors, boost local income and job creation. The project package will stimulate the visitor economy and thus a key driver of income and employment in the area by maximising the opportunity for engagement with the economy and labour market among residents.Furthermore, investment in active travel infrastructure, public space and other public real features in and surrounding the town will support Ruthin’s appeal and image as a location for shopping and leisure activities.Denbighshire has the 3rd highest proportion of people aged 65+ in North Wales (Ref#4). Isolation and loneliness is a problem for rural counties affected by reduced public transport and limited active travel infrastructure. Tackling loneliness and isolation is a main challenge identified in Denbighshire’s consultation and engagement and a priority for Welsh Government’s Ageing Well in Wales Programme.(Ref#5). Denbighshire ranks 11th of 22 in Wales for Access to Services Deprivation but has over 30% of LSOAs in the 20% most deprived areas for this domain. The impact of loneliness on health and well- being can be serious, and older people are particularly at risk in rural communities. See Appendix:Part\_4, figure 4.3 : Access to Services Deprivation : Denbighshire 2019. The investments in community hubs, public realm and facilities at key attractions will help to overcome existing barriers in terms of providing an opportunity for regular community gathering and engagement and increase access to and awareness of important services. |
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| Ruthin’s public realm is hampered by a poor pedestrian environment (please see Appendix: Ruthin Town Centre Futures photographs p18, 20, 21 & 31). The deterioration has occurred mostly from excessive car dominance, over- expansion of tarmacked areas on the Square to accommodate the roundabout as well as speed impacted approach roads with narrow footpaths and poor crossing points.The broad-based decline in town centre footfall has had a knock-on effect on spaces for community and entertainment activities such as the Nant Clwyd-y- Dre garden gazebo which has fallen into disrepair. Further to this, designated green spaces such as Cae Ddol Park are not being used to their highest potential especially considering they are ideal spaces to host performing arts events as well as promoting more walking routes into the Town Centre.There is a lack of permeability for pedestrians and cyclists through Ruthin town centre. This negatively impacts the experience and perception of both residents and visitors, essentially discouraging the scope for and participation in, cultural and leisure activities.References(Ref#):(2) As measured by the Annual Population/Labour Force Survey for MSOAs 2015-2020(3) Statistics and data: Economy | Denbighshire County Council(4) North Wales Population assessment full report (denbighshire.gov.uk)(5) North Wales Population assessment full report (denbighshire.gov.uk) |
| **Explain why Government investment is needed (what is the market failure)** |
| Projects 1 and 2 represent a coherent package of interventions designed to generate maximum positive externalities with spin-offs for the vitality of key attractions and local economic activity. The target sites have a high public good attributes, for example the AONB sites of Loggerheads and Moel Famau and Ruthin town centre landmarks of St Peters Square and Cae Ddol Park are places |
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| where one person’s use and enjoyment of the amenity does not exclude another person’s use of it. Enhancement of these sites through expanded public realm and facilities will increase usage and average visit and dwell times, although private investors are unlikely to be able capture much or any revenue from providing them limiting interest in their delivery.More specifically, in Ruthin town centre there are public spaces, public art installations, new footpaths and in the surrounding rural areas there are proposed community facilities and spaces. These interventions generate positive externalities for local residents and visitors and over time contribute to increased participation and local economic activity. The interventions have the ability to address declining footfall in local centres and Ruthin, increase the consumption of cultural goods and promote health and wellbeing. Overall, these goods are usually underprovided by the market due to their intangible nature and yet can be critical to stimulating economic and social benefits.Natural assets in the AONB’s of Moel Famau and Loggerheads are classed as public goods as residents and visitors to the areas visit them to enjoy the scenic benefits through walking and cycling. Users are not excluded from visiting the areas and to an extent their use of the sites will not limit how much other users can do so. However, when the sites are busy, user experience could deteriorate. Private investors are unlikely to invest in improvements and maintenance of such sites that could protect them in the long term and improve user experience as there are no ways to exclude further users from the sites. As a result, investors will be deterred as they are unable to recoup their investments, therefore, public funds are necessary to support the sites and provide mutual benefit to residents and visitors as usage of the sites increases.Lastly, there is a high conservation deficit associated with Ruthin’s heritage buildings in terms of maintaining and remodelling the town’s historically significant physical assets to meet modern business and visitor requirements. The costs  |
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| required to renovate these assets is greater than the value of the asset after renovation, and the private sector cannot capture the social value generated by their restoration (in terms of increasing the wellbeing and enjoyment of residents and visitors). For Ruthin town centre, this funding is essential for the survival of its cultural assets and failure to receive it could mean that the wider societal benefits of these assets, such as the enjoyment of heritage and supporting local identity, are not captured leading to lower welfare values. |
| **Explain what you are proposing to invest in and why the proposed interventions in the bid will address those challenges and barriers** |
| Project 1: Ruthin Unique Heritage and WellbeingProject 1 in Ruthin Town Centre will increase town centre vitality and boost footfall with positive spin-off effects for town centre spending, by providing improved public spaces, amenities and restored heritage assets. The greater scope to hold events enabled by the Project will increase community engagement thus raising cultural wellbeing and strengthening a sense of identity attached to Ruthin.- Enhancements to St Peters Square by creating an attractive pedestrian gathering space in Ruthin town centre through enhanced pavement widths, more paved spaces for outdoor events and a pedestrian and cycle-friendly shared route approaching the Square.Appendix:Ruthin\_Town\_Centre\_Futures:\_ graphics\_on\_pages\_28-29- Restoration of the Clock Tower in St Peters Square that will revitalise local pride, identity and complement other landmarks and attractions that are being improved. Appendix:Ruthin\_Town\_Clock\_Condition\_Report:\_graphic\_on\_page 1- Restore and redevelop Nant Clwyd y Dre into a holiday accommodation as well as the gazebo to provide a small events area for light refreshment and retail pop ups which will create a stronger offer for visitors and also making the area and surroundings more attractive for prospective businesses.Appendix:Ruthin\_Nantclwyd\_y\_Dre\_West\_wing\_and\_Gazebo:\_pages\_15,\_11 6-117 |
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| - Provide WC facilities for all including wheelchair users and baby change facilities in St Peters Church & Cloisters to enhance the visitor experience. Appendix:Ruthin\_St\_Peter’s\_Church\_and\_Cloisters\_page\_5- Upgraded public realm including the Park entrances, remodelled car park, ground cover planting under existing trees and improved toilet facilities as well as a potential new active travel route to connect the park entrance through the park and over the river. New spaces for outdoor events and leisure facilities including an event space and a cycling ‘pump track’ as part of an Activity Zone (please see Appendix:Ruthin\_Cae\_Ddol\_Green\_Spaces pages 20-23)- New entrance and reception area in Ruthin Gaol and new interpretation area in 46 Clwyd St- A new gallery for the county museum collections and a new meeting and learning room with new café facilities in No.46.Appendix:Ruthin\_Gaol\_46\_Clwyd-Street:\_pages\_10-17.Key Impacts:• Increased town centre footfall and associated spending (external visitor and resident), reduced vacancy rate and greater diversity of town centre businesses• Longer dwell times including average visitor stays in Ruthin with associated spending impacts• Increased engagement with community and cultural activities producing greater wellbeing• Increased physical activity and associated health impacts• Employment creation through direct, indirect and induced spending effects Project 2: Rural Wellbeing and CommunityMoel Famau & Loggerheads Natural Attractions- Improvements to visitor facilities with new ‘Norway’ style visitor cabin anticipated to consist approximately of 70m2 café / kitchen / circulation space, 24m2 Ranger office space, 20m2 storage space and 3 public toilets in Moel Famau. Appendix:Moel\_Famau\_Facilities\_Final\_Report\_pages\_23-26 |
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| - Upgraded pedestrian and cyclists’ facilities provision in Moel Famau. Appendix:Moel\_Famau\_Cycle\_Loop\_Trail- Improvements to Loggerheads through ‘grab and go’ café serving hatch for drinks and light refreshments within the existing shop building and creation of an external canopy and decked area,- Extended upstairs café and new access ramp at Loggerheads- Extend the visitor café building into the loft space above ground floor at Loggerheads. Appendix:Loggerheads\_Visitor\_Centre- Final\_Report:\_pages\_14-17- Introduce modifications to eliminate regular flood risks to historic buildings and mitigate more significant risks to the Visitor Centre.Appendix:Loggerheads\_Flooding\_Assessment:\_pages\_30-34The above investments will boost the capacity of these popular attractions for walkers and cyclists to increase the frequency and length of their visits. Meanwhile visitors and residents will enjoy the new routes through the AONB and can utilise a wider amenity offering with knock-on benefits for health, wellbeing and local spending in line with the AONB Management Plan 2020- 2025 (see Appendix: Clwydian Range and Dee Valley AONB Management Plan 2020-2025 1.3 on page 6).Bryneglwys and Gwyddelwern centres- A new community centre in each settlement in the form of (a) a re-purposed former school building containing a large hall that can be divided into two community spaces, expanded entrance; and (b) a new ‘hub’ to be located on part of a school playing field containing a large hall with stage and suitable flooring and a comfortable meeting/multipurpose room.Appendix:Bryneglwys\_Proposed\_Floor\_Plan and Appendix:Gwyddelwern\_Pre\_Planning-Enquiry\_pages 7,\_15-16,\_21The new community facilities will help to address issues of loneliness and lack of access to services, a common problem in such rural communities. There will be an  |
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| improved provision of new spaces for meeting, holding both formal and informal community events and providing a gateway and access to public and voluntary services (please see Appendix: Clwydian Range and Dee Valley AONB Management Plan 2020-2025 pages 35 and 37. |
| **Upload Option Assessment report (optional)** |
| **How will you deliver the outputs and confirm how results are likely to flow from the interventions?** | The graphic in Appendix: Theory of Change illustrates theory of change for the Protecting Ruthin's Unique Heritage, Wellbeing and Rural Communities. |
| **Theory of change upload (optional)** | Theory of Change.pdf |
| **Explain how the component projects in your package bid are aligned with each other and represent a coherent set of interventions** |
| The golden thread running through the Projects centres on the upgrading of civic infrastructure and attractions to support a stronger visitor economy and wider wellbeing benefits for local residents. As Ruthin is a very small rural heritage town, along with its rural hinterland, undertaking activities on a standalone basis won’t achieve the overall objectives of an improved visitor destination. The whole package is far greater than the individual project and activities individually. Furthermore, as this package of projects connects seamlessly into the successful Clwyd South LUF round 1 projects, undertaking them separately similarly won’t capitalise on the wider LUF synergies. There is an important cohesive thread between these two separate LUF bids within this connected rural part of northeast Wales. Please see Appendix:LUF1\_and\_LUF2\_map-synergies for the graphical connection.Project 1 : Ruthin Heritage & Wellbeing:Investment in historic Ruthin town centre will improve the user experience for residents and visitors. This targeted package of investments in a range of heritage, cultural attractions and public realm, will provide a long-term uplift in the number and frequency of visits to the town centre, of which will be strongly centred around |
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| increased walking and cycling trips. This will produce health benefits from physical activity and mode switch from vehicles but will also generate higher and more resilient footfall which in turn will support Ruthin’s local businesses, promoting a more diverse town centre offering.Project 2 : Rural Community & WellbeingImprovements to Loggerheads and Moel Famau country parks centre around enhancing the wellbeing and health benefits of all users whilst supporting the sites’ potential to accommodate higher visitor demand post-Covid-19, through bringing second-round spending impacts by accommodating greater and longer visits. Investment in the community hubs of Bryneglwys and Gwyddelwern also seek to add much needed facilities to create a much needed central gathering point for each respective community that will address current deficits in access to services and opportunities for social contact for residents, thus producing wellbeing benefits through increased community engagement. The hubs will host opportunities for a variety of events catered towards local residents and additional facilities for visitors to the AONB, generating a regular income stream. |
| **Set out how other public and private funding will be leveraged as part of the intervention** |
| The primary source of funding for Ruthin Unique Heritage, Wellbeing and Rural Communities is expected to be from the £10.955m LUF grant. There are also several co-funding and match funding source commitments within this round 2 LUF bid, as follows:• Denbighshire CC co-funding (a range of project 1 and 2 activities)• Dyffryn Clwyd Mission Area (St Peter’s Church and Cloisters)• Cymdeithas Canolfan Ial Association (Bryneglwys community centre) (secured from Clocaenog Forest Wind Farm Fund)Denbighshire was part of the successful Clwyd South LUF Round 1 bid for the World Heritage Site (WHS) which focused on investments to a number of  |
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| settlements along a 11 mile route through the constituency (shared with Wrexham County Borough Council). A successful LUF Round 2 bid for Ruthin and the surrounding areas would allow it to leverage the private and public sector investments made in the LUF 1 to create a more contiguous and clustered visitor destination with multiple linkages across the whole area to enjoy heritage and the natural environment. |
| **Explain how your bid aligns to and supports relevant local strategies and local objectives for investment, improving infrastructure and levelling up** |
| Improving Denbighshire’s visitor attractions is necessary to successfully levelling up the County. Proposals to improve the visitor offer interlink with maintaining the heritage and cultural aspects of Ruthin and promoting health and wellbeing through reconfiguring, re-purposing and revitalisation existing assets. The main policy, strategy and vision documents it aligns to are highlighted below:The Economic and Community Ambition Strategy 2013-2023 focusses on developing a sustainable economy that is resilient in the long term. It aims to build on the economic strengths provided by Denbighshire’s Welsh identity and culture. The Ruthin Unique Heritage, Wellbeing and Rural Communities project will enhance the sites at the AONB to attract more visitors, improving user experience for residents. It will redevelop existing heritage and cultural assets in Ruthin to promote pride of place and encourage tourists to stay.The Denbighshire County Council Destination Management Plan 2021 – 2022 aims to increase Denbighshire visitor numbers and staying tourists to increase spending across the county. Through renovating natural resources and cultural assets in Moel Famau and Loggerheads to meet increasing visitor requirements and improve marketability, Denbighshire’s tourism offering will strengthen and be resilient to future economic shocks.Improvements to Cae Ddol and connected green space are central to Denbighshire Local Development Plan’s objectives of protecting and enhancing  |
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| green space where possible. Protecting and regenerating the County’s natural built and historic environment promoting wellbeing and community cohesion are also highlighted.Together with Loggerheads and Moel Famau improvements, these interventions will support the Denbighshire Climate and Ecological Change Strategy which sets net zero targets by 2030. Improvements to cycle and pedestrian paths across the projects support this strategy.The Clwydian Range and Dee Valley AONB Management Plan addresses the needs of visitors/ industry/environment and host communities by promoting social/economic/ environmental wellbeing for visitors/local communities.Interventions will protect Denbighshire’s high quality natural environment whilst developing it to its full potential.Denbighshire Leisure Strategy: opportunities for all improving lives: this plan promotes improvements to Ruthin’s walking/cycling environment encouraging physical activity,pening new community hubs and venues for leisure activities for youths and space for elderly people to socialise. Improving routes in the surrounding Moel Famau/Loggerheads will provide sustainable walking/cycling routes.North Wales Growth Deal: This package of projects will strengthen the impact of the Growth Deal within Denbighshire/Clwyd West and provide a wider spread of the economic, social, environmental and wellbeing benefits into more remote communities. The outcomes from the proposed projects are well aligned to two of the five key Growth Deal programmes in land/property and tourism, with interventions aimed towards creating new employment opportunities, re-purposing historic buildings, delivery of services to remote communities and improved access to leisure and recreation facilities for residents and visitors. By improving the quality of place the projects are helping to overcome barriers to private investment |
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| which will support economic growth alongside greater tourism, while supporting a vibrant community.Welsh Government ‘Town Centres First’ Initiative : improvements in the pedestrian environment and public realm .of Ruthin will support knock-on spending and complement investment in the town centre which is strongly aligned to the objectives of the Town Centres First policy |
| **Explain how the bid aligns to and supports the UK Government policy objectives** |
| Levelling Up the United KingdomTraffic calming measures will enhance the cycling and pedestrian environment leading to increased footfall and events/leisure participation. Staying visitor numbers will increase due to improvements to the physical appearance of historic/cultural assets and reinforce the unique local identity. Improved community centres will increase social engagement post-Covid and provide highly accessible facilities. Enhancing visitor facilities in the AONB will offer a safe and pleasant experience for visitors and spread the knock-on benefits around other sites and centres within the Clwydian Range .UK Tourism Recovery Plan:In the post-Covid recovery this policy is focuses on restoring and enhancing nationally important cultural/heritage sites. Safety improvements to pedestrian paths and improving the provision of cycling infrastructure and facilities, so natural assets are accessible for residents’ and tourists from Ruthin and other urban centres. Enhancing and adding facilities at Moel Famau/Loggerheads to protect areas from degradation from walkers and cyclists will maintain their appeal and capacity to accommodate future visitors. |
| Build Back Better High Streets:The Project supports UK government’s ‘build back better’ theme for post-Covid recovery by protecting heritage buildings, improving connectivity /accessibility to |
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| green spaces and strengthening the role of community facilities to promote engagement. Interventions will support footfall/active travel, community wellbeing with second round economic effects on a local scale.Build Back Better: Our Plan for Growth:Among a number of themes the Plan for Growth emphasises the importance of local places in supporting economic renewal through improving the visitor and community offer leading to second round spending and job creation.Emerging Together: The Tackling Loneliness Network Action Plan:The key themes of this initiative relevant to the projects are: (1) Providing services to rural communities; (2) Offering more community events (3) Creating a sense of place (4) Encouraging engagement with more community activities (5) Accessibility improvements for the elderly.Gear Change (DfT):The Project plans to increase active travel through cycling and pedestrian improvements, responding to the ‘Gear Change’ vision. This national initiative seeks a future where half of all journeys in towns are by cycle or on foot.UK Governments Net Zero targets:The improvements in active travel routes and pedestrian-focused areas will support a mode shift from road vehicles thereby reducing congestion and emissions, supporting the UK Government’s Net Zero targets.Wellbeing of Future Generations (Wales) Act:This Act requires public bodies in Wales to consider the long-term impact of its decisions. The Loggerheads and Moel Famau improvements strengthen the environmental, social and wellbeing aspects of current and future generations and contribute towards climate change mitigation, improving health benefits. |
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| The rural community centres will strengthen the community and rural economy bringing improved wellbeing. The Ruthin Project 1 seeks to ensure the town works better for all its residents, bringing the community closer together through local events.Mental Health and Wellbeing Plan (DHSC)The improvements to Loggerheads and Moel Famau will facilitate recreational walking and cycling, bringing health and wellbeing benefits aligned to the current consultation on a Mental Health and Wellbeing plan. |
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| **Alignment and support for existing investments** |
| **Where applicable explain how the bid complements or aligns to and supports existing and/or planned** |
| investments in the same localityThis bid significantly complements the successful LUF1 bid for Clwyd South. Through improving the AONB locations of Loggerheads and Moel Famau there are greater areas for movement into and out of the neighbouring Pontcysyllte Aqueduct & Canal World Heritage Site (WHS) outlined as a place for intervention in the WHS LUF1 bid. Those who visit the WHS will naturally spill into the AONB, creating a cycle of movement and promoting further staying tourists.The vision for Denbighshire, much like the improvements proposed in the WHS LUF, focusses on the central themes of heritage within Ruthin town centre and also on enhancing natural beauty through upgrades to the scenic AONB ‘gateway’ sites of Moel Famau and Loggerheads. Through promoting further enhancements to heritage and natural beauty, a more well-rounded perception is formed for the wider area as a place for tourists to visit. Visitors to Pontcysyllte Aqueduct & Canal World Heritage Site will also be in close proximity to Ruthin, as well as the rural areas of Bryneglwys and Gwyddelwern. Essentially visitors will be surrounded by a cluster of attractions presenting a larger cumulative offer and a more balanced  |
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| tourist footprint / economic activity, with spill-over benefits for increased visitor activity at Loggerheads and Moel Famau.Please see Appendix: LUF1 and LUF2 map - synergies for the graphical connection |
| **Explain how the bid aligns to and supports the government’s expectation that all local road projects will deliver or improve cycling and walking infrastructure** |
| Within Ruthin town centre, the proposal in and around St. Peter’s Square incorporates improved cycle and pedestrian routes and better connections to Ruthin’s green spaces, including Cae Ddol. It is proposed to improve the balance of the narrow streets away from the current domination of the car and more towards cycling and walking. This project therefore clearly supports the government’s expectation of improving cycling and walking, in fact such improvements are central to the philosophy and objectives of the project. |
| **Confirm which Levelling Up White Paper Missions your project contributes to** |
| **Select Levelling Up White Paper Missions (p.120-21)** | Transport Infrastructure HealthWellbeing Pride in Place |
| **Write a short sentence to demonstrate how your bid contributes to the Mission(s)** |
| Transport Infrastructure - investment in reconfiguring St Peters Square will improve journey quality and experience for both pedestrians and cyclists● Health – improvements to footpath/cycle paths at Loggerheads and Moel Famau as well as Cae Ddol and also St Peters Square will generate health benefits through encouraging increased active travel and reduced journeys by car.● Wellbeing – improvements to St Peters Square, Cae Ddol Park and other landmarks in Ruthin will increase the capacity to hold community and cultural events increasing the wellbeing for residents and visitors. The delivery of new |
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| community facilities in Bryneglwys and Gwyddelwern will increase wellbeing through providing a wide range of opportunities for social engagement. Increased cycle paths and improved facilities will enable visitors to spend more time at Loggerheads and Moel Famau thereby enhancing their wellbeing.● Pride in Place - investment in revitalising landmarks in Ruthin such as the Clock Tower, St Peters Church and Nant Clwyd-y-Dre will promote local pride among residents that such important historical landmarks are being taken care of and restored |
| **Provide up to date evidence to demonstrate the scale and significance of local problems and issues** |
| The Value for Money assessment has been led by economic development specialists at Mott MacDonald. Throughout the modelling of the economic impacts, best available datasets are used as inputs for the appraisal, while taking a proportionate approach to analysis. The official datasets used include:• GDP Deflators adjust prices to ensure a consistent price base (2022/23) across the appraisal.• Annual Population Survey (APS), to provide evidence of unemployment and skills levels within the working age population.• 2011 Census to establish travel to work patterns.• Gross Value Added (GVA) current price estimates and Output per Job (productivity), to calculate GVA per worker and productivity estimates for Denbighshire and the visitor economy.• Annual Business Survey (ABS), to calculate the proportion of turnover spent on employment costs to calculate temporary construction benefits.• Annual Survey of Hours and Earnings (ASHE), to identify regional wages in the construction sector.• Business Register and Employment Survey (BRES) provided via the Office for National Statistics Nomis service |
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| • Rateable values of local businesses, to identify the value of businesses in close proximity to the Ruthin Town Centre interventions.Bespoke inputs provided by DCC were also used, such as:• Ruthin Town Centre footfall data and trends• Visitor counts at Moel Famau, Loggerheads country parks and Ruthin Gaol, Nant-y-Clwyd attractions• Data for the number and composition of local businesses• Estimates of employment and future employment at Moel Famau Country ParkThe Appendix: Economic Case Technical Note gives further detail on the method for appraising value for money of proposals.The visitor economy is critical to Denbighshire’s employment opportunities, prior to the Covid-19 outbreak in 2019, the sector provided 6,470 full-time- equivalent (FTEs) jobs, However, during the pandemic this number fell to an estimated 2,682 FTEs. Enhancing visitor facilities could bring the level of employment supported by the sector back to pre-Covid-19 levels. Please see Appendix:Part 5, figure 5.1.Covid-19’s impact can also be seen through visitor footfall, due to Ruthin’s reliance on visits from both locals and tourists (Denbighshire County Council: Footfall 2021). Ruthin saw the largest drop in footfall from 2019 to 2020, falling by 45.4% compared to other town centres in Denbighshire.Ruthin town centre is filled with independent businesses (Ref#6) that contribute to Denbighshire’s high level of self-employment, which is 18%. This compares to 14.2% in Wales and 15.1% in Great Britain (Ref#7). With higher levels of self-employment common in rural areas (Ref#8), the health of independent businesses is crucial to the local economy and vitality of Ruthin. |
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| Denbighshire residents aged 65 and over make up 45% of single person households (Ref#9) and the County has over 30% of LSOAs in the 20% most deprived for access to services. The impact of loneliness on health and well- being on older people can be serious, who are particularly at risk in rural communities.References(Ref#):(6) Town Centre Health Check 2018(7) Statistics and data: Economy | Denbighshire County Council (8)Statistics and data: Economy | Denbighshire County Council(9) Our Strategy for an Ageing Society - Age Friendly Wales (gov.wales) |
| **Demonstrate the quality assurance of data analysis and evidence for explaining the scale and significance of local problems and issues** |
| This LUF bid draws on a range of transparent and auditable data and evidence to illustrate the key problems and challenges faced in Ruthin and wider Denbighshire. Analysis undertaken to develop this bid has adopted a thematic approach informed by robust data and evidence, ensuring the scale and significance of issues are understood. This has included a review of themes such as the People, the Economy, and the Environment.A combination of qualitative and quantitative data has been used to demonstrate the evidence of findings, using statistical data from officially recognised national datasets (UK and Welsh Governments) in conjunction with policy research conducted at the local level, such as North Wales Population assessment, Tackling Poverty and Deprivation Conwy and Denbighshire and Denbighshire Leisure Strategy, to provide a comprehensive review of local and national context for issues relating to both the bid and the site. Wherever possible official, frequently updated sources of data have been used such as the ONS Annual Population Survey, 2011 ONS Census, ONS Business Register and Employment Survey and Welsh Index of Multiple Deprivation. We have endeavoured to use the most recently published available data and Census 2011 data has only been used where no other reliable data source exists, such as for Ruthin town centre area  |
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| cycling mode share, as this data remains the most comprehensive source at this point.For data sources reliant on local surveys and monitoring, these are administered by Denbighshire County Council and are collected periodically using recognised and robust methods, for example:• Town Centre footfall data (electronic counters/sensors)• Country Park Visitation (regular visitor surveys)• Town Centre Vacancy Rates (regular health check surveys |
| **Demonstrate that the data and evidence supplied is appropriate to the area of influence of the interventions** |
| For this appraisal, the best available data has been used, with an emphasis on local data where possible to accurately measure impacts of the proposals.Regional and national data has been used where applicable and possible to apply using a value transfer approach. Please see Appendix:\_Part 5, table 5.2 for details on the key datasets used in this appraisal. |
| **Provide analysis and evidence to demonstrate how the proposal will address existing or anticipated future problems** |
| Ruthin’s heritage and cultural assets and its proximity to Moel Famau and Loggerheads country parks, (part of the Clwydian Range and Dee Valley AONB) have the potential to generate a strong heritage and nature-based tourist offering. However, low footfall and limited spill-over from surrounding visitor attractions, historically at high season see Appendix:\_Part 5, figure 5.3, have put pressure on Ruthin’s high street businesses and shop units, with the town recording a 10.6% retail unit vacancy rate. Ruthin’s relies heavily on its historical character, the reason it saw the most significant drop in footfall between 2019 and 2020 of all Denbighshire’s town centres (Ref#10).Project 1 will revitalise Ruthin’s underinvested town centre, outdoor and heritage sites. Pedestrians and cyclists wishing to access St Peter’s square will benefit from |
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| traffic calming and levelled walkways. The ‘Pedestrian Pound’ report (2018) notes that such public realm improvements can increase footfall by 30%. Increased footfall will boost independent businesses surrounding Ruthin’s town centre, generating growth and employment opportunities. The benefit to Ruthin’s commercial businesses following public realm enhancements was measured using The Valuing Urban Realm Toolkit (VURT), which equates to a present value of £0.5m. For Ruthin’s residents, the public realm enhancements improve pride of place and the desirability of living in Ruthin ( as exhibited through the present value residential uplift benefit of£8.9m) and journey quality and health benefits from increased walking and cycling will also be realised.Attractions such as Ruthin Gaol draw visitors who otherwise would not visit (Ref#11). The Project would be beneficial in the summer when footfall tends to fall. Increased visitor numbers from the improvements (approximately 15%) to Ruthin Gaol is estimated to generate an additional £0.296m per annum to the town centre. In addition improvements to Cae Ddol Park including the proposed cycle ‘pump track’ would attract an estimated additional 16,000 visitors per annum, with an additional amenity benefit of £0.523m.Project 1 improvements to facilities at Nant Clwyd-y-Dre, St Peter’s Church, Cae Ddol and Ruthin Gaol are expected to result in 11,500 additional attendees annually to events in Ruthin. A lack of overnight accommodation is hampering Denbighshire’s ability to maximise the potential of its tourism sector (Ref#12). New accommodation at Nant Clwyd-y-Dre and St Peter’s Church and Cloisters will help to address this issue.Project 2 interventions see much-needed internal and external improvements to Loggerhead’s visitor centre ensuring guests are hosted more comfortably at the busiest times. Notably, Loggerhead's improved facilities will be protected from |
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| flooding as well as its natural environment. At Moel Famau the introduction of visitor infrastructure will enable visitors to spend longer enjoying the country park. This will enable greater enjoyment of the benefits from participating in outdoor recreation, which is estimated to generate a present value of £4.469m. The improved and additional infrastructure will generate increased visitor expenditure supporting an additional 52 FTE jobs in total County-wide over the course of the appraisal period.The new off-road cycle path at Moel Famau offers an exciting and sustainable way to experience the Clwydian Range and Dee Valley AONB. While accessible to all the cycle path is a particular attraction to younger visitors. The new path will encourage an estimated additional 64,500 cyclists to Moel Famau, producing £0.706m in health/journey quality benefits.The delivery of the community centres in Bryneglwys and Gwyddelwern led by the Cymdeithas Canolfan Ial Association through the provision of re-purposed school classrooms (Bryneglwys) and the construction of a new dedicated hub (Gwyddelwern) will address these problems through a programme of activities for social gathering, organised events, volunteering and education. The total wellbeing impact to participants at the hubs is estimated at £1.251m in present value terms over the appraisal period.References(Ref#):(10) denbighshire-retail- study-2018-retail-capacity.pdf (11) Ruthin Gaol Report 2020Loggerheads and Moel Famau Country parks have been in high demand during and since the pandemic. A surveys of visitors found that 8% of respondents considered Parks in the Clwydian Range and Dee Valley AONB to suffer from worse overcrowding, than other natural areas they had visited (Ref#13). Moreover, flooding at Loggerheads poses a high annual risk to the visitor centre, gardens and the historic mill buildings, with flood damage costing in the region of £100,000 per  |
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| year, excluding lost revenue for closure (Ref#14).(12) Denbighshire County Council Tourism Strategy 2019-2022 (denbighshireambassador.wales)(13) Clwydian Range and Dee Valley AONB: Visitor Impacts Appraisal Final Report - NEF Consulting 2019(14) Flood Risk: High Level Business Case for Loggerheads Country Park 2021- Waterco |
| **Describe the robustness of the analysis and evidence supplied such as the forecasting assumptions, methodology and model outputs** |
| Analysis for economic cases needs to balance proportionality and credibility, whilst following DLUHC and HM Treasury appraisal methodology. For this economic case, a number of tools have been utilised. The appraisal considers three benefit categories that align with an HM Treasury Green Book approach:• Quantifiable but not readily monetisable benefits.• Qualitative but not readily quantifiable benefits.A range of benefits have been estimated based on the available guidance and research and modelled over the defined appraisal period. The visitor expenditure assumptions in the economic impact assessment have, by necessity, been modelled. However, where assumptions have been made, the modellers have made these as conservative as reasonably possible. The figures presented in the following tables should therefore be viewed as a highly robust and prudent assessment of the anticipated economic impacts of the proposed intervention. |
| **Explain how the economic costs of the bid have been calculated, including the whole life costs** |
| The approach to the estimation of nominal public sector costs is described in the Financial Case. To adjust these costs for the economic appraisal a number of steps are required. The latest Office for Budget Responsibility GDP Deflator is used to adjust nominal princes to 2022/23 prices. |
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| The table details the level of optimism bias (OB) (Appendix: Part 5, figure 5.4) applied to the capital cost for each aspect of the programme, including risk contingency. For caution, Green Book upper bound optimism bias assumptions for each type of scheme are applied.A discount rate of 3.5% has been applied to the profile of costs and income. This is a public sector discount rate which, as set out within the HM Treasury Green Book, adjusts for social time preference (defined as the value society attaches to present, as opposed to future, consumption). It should therefore not be confused with financial discounting which reflects the time value for money in terms of the cost of raising capital and compensation for risk.Appendix: Part 5, figure 5.5 shows the discounted costs that have been calculated including OB. The total discounted cost of the programme is£13.511m. |
| **Describe how the economic benefits have been estimated** |
| Pedestrian Movement Benefits - VURT (Valuing Urban Realm Toolkit) techniques have been used for Project 1 components including St Peters Square. VURT has been developed by Transport for London (TfL) to quantify the uplift in the value of existing businesses in proportion to the scale of the enhancement to the public realm.A Pedestrian Environment Review System (PERS) assessment has been undertaken on the following four parameters:• Lighting;• Personal security;• Quality of environment; and,• Maintenance.Using rateable values from the Valuation Office Agency (VOA), an uplift of rateable value of £55,983 (in 2021 prices) has been calculated. Adjusted to 2022 prices and discounted, resulting in a PVB of £0.544m.Cultural Wellbeing Benefits: Improvements to Project 1 components, including Nant-y-Clwyd, St Peters Square, Ruthin Gaol and Cae Ddol Park allows these sites to increase the number of public events and visitor numbers. generating cultural benefits which have been assessed. Research undertaken by the London School of Economics (LSE) on behalf of DCMS identifies statistically significant associations between cultural engagement and individual wellbeing, and estimates a value for cultural benefit per visit. The study estimated the value of engagement in all audience arts as £46.75 - £62.33 per visit (2014 prices). The mid-point value, adjusted to 2022 prices using the GDP Deflator, is applied to the estimated uplift in visits to each site. The total PVB of cultural wellbeing benefits is £7.576m.Land Value Uplift: CBRE(Ref#15) research has found that regeneration can significantly transform an area into a more desirable place to live, thereby increasing demand for homes. LVU analysis for Project 1, quantifies the impact on residential land values within 500m of St Peter’s Square. The CBRE study found that the average annual (inflation adjusted) increase in house prices due to regeneration schemes was 3.6% . Conservatively we have estimated that Project 1 interventions will increase house prices by 1% per year above underlying house price growth, 5%, for four years, generating a present value benefit of £8.913m.Active Travel Benefits: the AMAT (Active Mode Appraisal Toolkit) method generates potential beneficial impacts on transport users, environment, society and the economy. For St Peter’s Square footfall data from Datscha(Ref#16) was used and a post-intervention footfall uplift of 30% (2018 Pedestrian Pound report)(Ref#17). Cyclist usage was based on 2011 census data. Entering the current and post-intervention walking and cycling infrastructure for St Peter’s Square generates a present value benefit of £1.603m in 2022. |
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| Health and Journey Quality Benefits: AMAT was used to value user benefits from Moel Famau’s new 20km cycle path. The path will be used for health and recreational purposes, hence benefits concerning reduced mortality risk, work absenteeism and improved experience were considered. The present value of these benefits is £0.706m at 2022 prices. Visitor Economy Benefits - these are calculated individually for Ruthin Gaol (Project 1) and the country parks (Project 2). The methodology for both is detailed in the Economic Case Technical Note Appendix. In summary the results in present value are:• Ruthin Gaol – £0.296m• Moel Famau and Loggerheads – £6.951mAmenity Value of Green spaces: the improvements at Cae Ddol, Moel Famau and Loggerheads country parks (including measures to reduce flood risk) will increase visitor numbers and additional welfare benefits from the enjoyment of green spaces, estimated using the Outdoor Recreation Valuation (ORVal) tool, created by the Exeter University Land, Environment, Economics and Policy (LEEP) Institute. Additional welfare gain was calculated by multiplying OrVAL’s estimate of the welfare gain enjoyed per visitor to each site, by the estimated additional visitors expected post intervention.The total benefit from the Project 1 amenity value is estimated to be £0.523m. The amenity value of green spaces for Project 2, measures the benefit of flood defences at Loggerheads in terms of avoided loss of welfare. The total benefit at the two country parks is estimated at £4.469m.Benefits of increased social engagement/reduced isolation: The introduction of new community centres at Bryneglwys and Gwyddelwern will increase social activities and opportunities for social engagement for village residents. A study by  |
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| the Social Value Lab (2011) estimated that the benefit of increased participation in community engagement is £2,563 per individual in 2011 prices (year1 impact with an 20% annual decline factor thereafter). Based on estimated usage, the total present value benefit of the interventions is£1.251m.Appendix:Part 5, figure 5.6 summarises the present value monetised benefits. The total discounted gross benefit of all the interventions is approximately£32.832m.References(Ref#):(15) CBRE Research: Regeneration results in a 3.6% annual uplift in house price growth(16) Datscha UK(17) pedestrian-pound-2018.pdf (livingstreets.org.uk) |
| **Provide a summary of the overall Value for Money of the proposal** |
| This economic appraisal seeks to capture all the impacts (i.e. benefits and costs) associated with the programme, including both private impacts and external impacts. All figures are discounted to 2022/23, and all co-funding costs (including borrowing) are presented in present values.The BCR comprises benefits where there is strong underlying evidence base and these have been monetised consistently with the published guidance (i.e. MHCLG Appraisal Guide, HMT Green Book, and Green Book Supplementary).For the purposes of this economic appraisal, the following benefits have been included in the BCR:• Visitor Spending• Land Value Uplift Benefits• Cultural Wellbeing Benefits• Active Travel Benefits |
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| • Amenity Value Benefits, including loss of amenity benefits through Reduced Flood Risk benefits• Reduced Isolation / Loneliness BenefitsThe BCR is presented collectively for the scheme because the impact of Projects 1 and 2 are viewed as highly symbiotic and complementary to the local economy. For example, some visitors benefiting from improved public realm in Ruthin may have previously visited the Moel Famau or Loggerheads Country Parks. Likewise, local residents benefitting from increased social engagement from the new community facilities may participate in social activities more widely including increased visits to Ruthin town centre. The combined package has the potential to deliver a positive impact to visitors and residents that cumulatively will be greater than all components delivered separately and be felt more widely in the rest of Denbighshire and potentially the neighbouring World Heritage Site.There are two key metrics set out in the DLUHC appraisal guidance that can be used to assess Value for Money (VfM): the calculation of BCRs, which simply show the ratio of benefits to costs; and the Net Present Social Value (NPSV), which represents the present value of benefits less the present value of costs.The BCR of each intervention option is calculated as shown in Appendix:Part 5, figure 5.7.The NPSV involves determining the difference between the net marginal benefit and net marginal cost of each intervention option.The methodology used to estimate these benefits has been set out in the Scheme Benefits section of this Appendix. The estimated BCR for the combined project is 2.53. The NPSV for the combined project is £19.321m.The calculation of the BCR and NPSV is set out in Appendix:Part 5, figure 5.8. |
| **Upload explanatory note (optional)** | Economic Case Technical Note Clwyd West Denbighshire County Council.pdf |
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| **Have you estimated a Benefit Cost Ratio (BCR)?** | Yes |
| **Estimated Benefit Cost Ratios** |
| **Initial BCR** | 2.53 |
| **Adjusted BCR** | 2.53 |
| **Describe the non-monetised impacts the bid will have and provide a summary of how these have been assessed** | The table in figure 5.9 in Appendix: Part 5 details key qualitative impacts of the programme. |
| **Provide an assessment of the risks and uncertainties that could affect the overall Value for Money of the bid** |
| The table in figure 5.10 in Appendix: Part 5 details the key economic risks and uncertainties and the steps taken to mitigate them.Sensitivity analysisAs part of assessing the resilience of the project, an analysis has been carried out of the value for money of the intervention under the two following scenarios:• Sensitivity Test 1: LUF costs and Co-funding increased by 50%, private sector costs and benefits unchanged.• Sensitivity Test 2: Benefits decreased by 50%, LUF costs and Co-funding private sector costs unchanged.The results of these tests are shown in figure 5.11 in Appendix: Part 5, and show that the scheme still delivers acceptable value for money in each of the scenarios tested. |
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| **Upload an Appraisal Summary Table to enable a full range of impacts to be considered** |
| **Appraisal Summary Table 1** |
| **Upload appraisal summary table** | Appraisal Summary Table Worksheet DCC Clwyd West.xlsx |
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| **Additional evidence for economic case** |
| **Additional evidence 1** |
| **Upload additional evidence** | Economic Case Technical Note Clwyd West Denbighshire County Council.pdf |
| **Additional evidence 2** |
| **Upload additional evidence** | Moel Famau Cycle Path AMAT.xlsx |
| **Additional evidence 3** |
| **Upload additional evidence** | St Peters Square AMAT.xlsx |
| **Additional evidence 4** |
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| **Upload additional evidence** | VURT 2016 - ST Peter's Square.xlsx |
| **Confirm the total value of your bid** |
| **Total value of bid** | £12759417 |
| **Confirm the value of the capital grant you are requesting from LUF** |
| **Value of capital grant** | £10955908 |
| **Confirm the value of match funding secured** | £1803509 |
| **Evidence of match funding (optional)** | Match Funding Letters.pdf |
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| **Where match funding is still to be secured please set out details below** |
| Total Match Funding comprises £1,803,509 which is 14.1% of the total investment. Match funding sources comprising a contribution from Denbighshire County Council and co-funding from sponsors in Projects 1 and 2 are shown in the table in figure 6.3 in Appendix: Part 6. Match funding confirmation letters have been received and provided in Appendix: Match Funding Letters.All match funding is secured with the exception of £300,000 of the Dyffryn Clwyd Mission Area contribution which is expected to be sourced from other grant applications.Dyffryn Clwyd Mission Area has given re-assurance that it is confident of obtaining this outstanding amount given its success in previous grant applications such as to the Heritage Lottery Fund. In the event that this amount will not be forthcoming it has committed to seeking value savings from within the project build. |
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| **Land contribution** |
| **If you are intending to make a land contribution (via the use of existing owned land), provide further details below** | N/A |
| **Upload letter from an independent valuer** |  |
| **Confirm if your budget includes unrecoverable VAT costs and describe what these are, providing further details below** |
| For projects led directly by DCC, VAT is recoverable so this has been excluded from the individual cost plans, as per LUF guidance. |
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| This is also the case for the Church/Cloisters project (ie excluded) and the Gwyddelwern community hub where the lead partners have informed that they will also recover VAT.The only project which will have to pay VAT, which is not recoverable, is the Bryneglwys community hub project and this has been included in the costings workbook. |
| **Describe what benchmarking or research activity you have undertaken to help you determine the costs you have proposed in your budget** |
| There has been much emphasis placed on determining the costs for each of the activities listed within the proposed projects. The industry specialists and consultants for each project have undertaken their budget estimates and financial plan in accordance with the project development.Order of Cost estimates for all projects have been developed by either by the use of external cost consultants using recognised trade methodologies and/or by the individual project leads using benchmark information of similar previous projects to generate the estimates. In summary:St Peter’s Square –estimation support from Richards Moorhead and Laing and Jones Brothers Civil Engineers, as well as Dr Matt Jones of Coombs Jones Architects (lead consultant on Ruthin Future).Ruthin Clock Tower - quotations received by Smith of Derby (clockmakers), Cavendish Bloor Cost Consultants and Penseiri Elinor Gray-Williams Ltd Design Consultants.St. Peter’s Church & Cloisters – Costs estimated by T. Sumner Smith and Partners (Manchester).Ruthin Gaol/46 Clwyd Street – Cost estimates provided by Cavendish Bloor Consultants and Denbighshire Heritage Service.Nant Clwyd-y-Dre – Costs estimated by Cavendish Bloor Consultants. |
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| Cae Ddol Park – Costs estimated by Laing and Jones Brothers Civil Engineers on behalf of the Ruthin Future Working GroupMoel Famau Country Park – Cost estimates by Arcadis. Loggerheads country Park – Cost estimates by Arcadis. Bryneglwys School – Cost estimates by JIG Architects.Gwyddelwern Community Hub - Cost Estimates by Adrian Jones Associates and Quantity Surveyors SP Projects Limited.Initial estimates are inclusive of project management, preliminaries, design, overheads, and profits etc. These initial costs allow for phasing and construction inflation. Phasing of costs for each component have been applied based on the individual delivery programme based on an assumed a 2025 delivery. All LUF funding will have been spent by the end of March 2025 as expected. |
| **Provide information on margins and contingencies that have been allowed for and the rationale behind them** |
| Provide information on margins and contingencies that have been allowed for and the rationale behind themThe project activities across the project package have been planned and costed by appropriate professionals. The level of costings for the larger scaled activities have been developed and produced with input from engineers and construction professionals, including quantity surveyors and civil engineers.Careful consideration has been placed on the current escalation of materials and construction costs and acceptable industry standard inflation estimates have been incorporated where appropriate. Furthermore, industry standard contingencies have been added reflective of the extent, scale and complexity of the relevant project activity.Risk contingency has been allowed for based on a qualified cost estimators’ professional view of the appropriate level of risk to apply based on previous similar projects they have helped develop. The average risk contingency based on the  |
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| combined value of the capital investment individually for Project 1 and Project 2 have been allowed for as follows:● Project 1: Ruthin Heritage and Wellbeing - Margin: 2 % ; Contingency : 7%● Project 2 : Rural Community and Wellbeing - Margin: 2 %; Contingency : 8% |
| **Describe the main financial risks and how they will be mitigated** |
| See Appendix: Risk Register.The key risks to delivery are identified as:Inflation riskCurrent financial risks relate to the ongoing economic uncertainties resulting from the War in Ukraine and the continued inflationary escalation of material and construction costs. Cost estimates already consider the potential cost effects of Brexit and COVID, however, additional contingencies are factored in for other macro-economic uncertainties and rising inflation.Construction riskFor Project 1 there may be asbestos contamination risk given that there are a number of historical structures involved. Pre-construction site surveys have so far not indicated that this will pose an issue. However at this stage it remains a residual risk and an allowance of approximately £0.5m has been made to be utilised if surveys reveal disposal of hazardous material is necessary.Risk allocationDCC and delivery partners accept and understand that the risk of funding cost overruns sits with them and DCC has signed off the submission on this basis. Should cost overruns occur, the experienced delivery teams will either: a) draw |
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| down upon risk contingencies; b) seek additional funding; or c) work collaboratively with contractors to value engineer proposals.As stated in 6.1.7, contingencies and industry standard inflationary allowances have been incorporated into project costs to allow for the time-lag between preparation and project. In addition, a prudent financial management exercise is being undertaken to stress test each project costing using 5% price increase increments. This exercise will ensure that each project is fully prepared for any further unanticipated price increases (or cost overruns) and to formulate the appropriate responses. This ensures there are no unexpected situations and that delivery (or continued delivery) will proceed without any delay should costs increase further. Steps will be taken to pass the risk of cost overrun to the party best able to control it. For activities being delivered by 3rd parties, DCC will agree a capped grant contribution to each scheme, partners will need to agree to bear any cost overruns as a condition of grant.Confirmed match-funding is secured with letters from each funding partner and will be formalised with legally-binding agreements at the point of approval (before delivery commences.). This will ensure that there is no/minimal risk of funds being withdrawn.Furthermore, costs will be tested during the procurement processes, which also act as a means of mitigating risk as tendering proceeds as described under 6.1.6.There are also other ‘wider’ financial risks which need to be considered, including:1. Financial risks associated with Business Case Development:This concerns finances such as income and running costs relating to the final products once delivered – an essential part of the business case development |
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| stage. Financial risks include:• Project income streams are not achievable or sustainable• Projected expenditure estimates are exceededThese risks will be mitigated by ongoing oversight of all activities by the Core Bid Team in coordination with the Council’s Finance Team, to understand any issues as they arise and consider actions to resolve these. Income streams will ultimately be underwritten by partners – all projected expenditure estimates will be continuously reviewed, to ensure resolutions are agreed and enacted in a timely manner.2. Financial risks associated with Project Plans and Financial ResourcingThis concerns finances relating to the overall delivery of the outlined project plans and financial management of the grant, once the LUF bid has been approved and includes:• Inadequate/incomplete or inaccurate costs estimates• Failure to adequately budget for spending during contracts within projects• Overall poor financial management• Financial viability of external partnersThe above will be mitigated by ensuring that there is regular monitoring of financial profile changes for the entire bid programme, including meetings and communication between Designated Project Managers and finance officers in line with funding plans and contractual obligations.Due diligence has been undertaken on all external partners to ensure that they are financially viable and will be continuously appraised throughout the lifecycle of the bid. |
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| All funding to activity leads (DCC and external partners) will be staged, with no funding releases unless there is demonstrable and successful completion of key milestones.3. Funding risks associated with procurement and constructionThis relates to both the robustness of the procurement stage and costs during construction, and includes:• Tenders received are unrealistic or inaccurate• Price and wage inflation prior to and during construction• Contractor and subcontractor financial instability4. Financial risks associated with legal: These are covered in the Appendix: Delivery Plan |
| **Upload risk register** | Risk Register.xlsx |
| **If you are intending to award a share of your LUF grant to a partner via a contract or sub-grant, please advise below** |
| The delivery of 3 components of projects 1 and 2 will be led by external partner organisations where DCC will disburse a proportion of the LUF grant to those organisations to deliver the projects, as follows:St Peters Church & Cloisters - Dyffryn Clwyd Mission Area:Dyffryn Clwyd Mission Area, The Old Cloisters, Church Walk, Ruthin LL15 1BW;Charity Number 1184851Role in bid is to deliver the St Peter’s Church and Old Cloisters element of the bid under Project 1. The LUF funding partner will receive £1,285,937 and the funding method will be via a funding agreement.Bryneglwys Community Centre - Cymdeithas Canolfan Ial Association: Canolfan Ial, School Road, Bryneglwys, Corwen, LL21 9LL;Charity Number: 1191328 |
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| Role is to deliver the Bryneglwys Community Hub element of the bid under Project 2, acting on behalf of the community, which will fund the internal refurbishment costs.The LUF funding partner will receive £327,000 and the funding method will be via a funding agreement.Gwyddelwern Community centre - Gwyddelwern Community Council:Wenallt Fach, Maerdy, Corwen, LL21 0PG.Role is to deliver the new Gwyddelwern Community Centre element of the bid under Project 2.The LUF funding partner will receive £1,252,219 and the funding method will be via a funding agreement.The governance and procurement arrangements for this package of schemes mirror those of previous successful schemes and are therefore tried and tested with lessons learnt to ensure successful delivery.For each of the above funding partners, Denbighshire County Council will issue a Grant Agreement for the funding which will include clauses around subsidy control, procurement, sanctions as well as setting out the monitoring and reporting arrangements that would be required. This involves monthly contact and quarterly formal monitoring meetings.Third party delivery partners are required to complete a communications plan, risk assessment, equality impact assessment and provide regular progress reports in line with UK Government reporting requirements.All LUF projects will be entered into Denbighshire County Council’s ‘Verto’ project management system. This will allow for monitoring and reporting with six weekly reports to be periodically reviewed by the Council’s Programme Management Team via a regular project register report. |
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| **What legal / governance structure do you intend to put in place with any bid partners who have a financial interest in the project?** |
| As the lead delivery organisation for Projects 1 and 2 a robust governance structure will be put in place that will ensure that programme of work is delivered to pre-agreed timescales and budget. DCC will establish a Project Board which has ultimate responsibility for the financial performance of the project, including the monitoring of project spends and the issue of financial monitoring reports to funding agencies and the Council’s Cabinet as required. DCC’s LUF Programme Manager will have responsibility for liaising with project managers for the respective third party delivery partners including ensuring that the project remains technically and financially viable. This governance and legal structure is operating for the current WHS project which was granted funding as part of LUF1. Additional information regarding the governance structure is provided in the under point 5.2 of Appendix: Delivery Plan |
| **Summarise your commercial structure, risk allocation and procurement strategy which sets out the rationale for the strategy selected and other options considered and discounted** |
| The Council’s procurement approach is subject to s.135 of the Local Government Act 1972 including the Public Contracts Regulations 2015 (as amended by the Statutory Instrument (SI)), The Public Procurement (Amendment etc.) (EU Exit) Regulations 2020 (the “Regulations”) to ensure competition and regulate the procurement process.Denbighshire County Council as a local authority with statutory responsibilities (as outlined above), spends in the region of £100 million a year with private and third sector organisations on the goods, services and works needed to deliver public services. The Council has a clear duty to manage this funding efficiently and effectively in the spirit of ‘value for money’, to achieve Council objectives and in line with procurement laws. |
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| The Council has a further commitment in making sure that its procurement processes benefit the wider economy, and aims to achieve this, through:1. Providing mechanisms to support local businesses so that they are aware of opportunities to sell to the Council and understand procurement requirements adopted by the Council.2. Ensuring that there are simplified and standardised processes to make it as straightforward as possible for businesses to bid for Council contracts.It is imperative that the procurement approach for this bid also gives some considerations on how it incorporates all of the above requirements (meeting statutory obligation and efficient management of public funds, whilst bolstering the economy.).For ease, this sub-section is broken into three constituent parts as required:1. Commercial Structure2. Procurement Strategy3. Risk AllocationCommercial StructureThe table in figure 6.4 in Appendix: Part 6 outlines the anticipated commercial structure for individual project components. DCC will be responsible on procurement and delivery for assets within its ownership which include Project 1 activities in Ruthin (excluding the church and cloisters) and Project 2 activities at the country parks. Assets receiving investment that are owned and operated by third parties will lead on the procurement and delivery of those respective projects while maintaining robust lines of communication and coordination with DCC in the drawdown and use of the LUF grant.As outlined above, the Council’s Procurement Team offers a comprehensive,‘corporate’ service for the Council – and works closely with service areas and |
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| project leads across the authority in relation to procuring suppliers.The Council employs an electronic, front-facing procurement process ‘Proactis Plaza Portal’ (all suppliers to Denbighshire County Council need to register on both Proactis and Sell2Wales), which makes it easier for suppliers to sell their goods and services to the Council – and for the Council to undertake procurement activities in a more efficient and streamlined manner.Although the exact process followed for selecting and appointing suppliers depends upon the value of the goods and services or works being procured, it essentially follows the steps as shown in figure 6.5 in Appendix: Part 6.In following the above mentioned process, it is important to also state that service areas and project leads are also supported by the Council’s Finance and Legal Teams, in relation to financial due diligence and in relation to contract award and contract management.2. Procurement StrategyIn order to allow for the successful delivery of an approved bid, the following procurement strategy has been determined. This approach aims to balance transparency, openness, non-discrimination and fair competition, value for money and to ensure compliance with all legal requirements, while ensuring that all delivery targets will be met.For work values over £25k, ‘Open tendering’ is the preferred procurement approach (allows anyone to submit a tender to supply the goods or services that are required.), over ‘restricted tendering’ (which limits the request for tenders to a select number of suppliers, contractors or service providers.). |
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| ‘Restricted tendering’ is most useful where there is potentially a very large number of bidders in the market. Despite continuous health checks confirming available contractors, relative to its geographic nature, North Wales has a smaller pool of suppliers than some other parts of the UK; therefore, it is best to follow an ‘open’ technique, to maximise the number of bids received.Unless there are suitable existing frameworks to access, the ‘open tendering’ route is complemented by using the ‘Request for Proposals/Full Tender’ method.Other possible approaches and reasons why they have been discounted, include:1. Two-stage tendering: lack of price certainty until the end of the second stage; potential for a supplier not to retain a focused commitment through the second stage of the tendering process; and all work package costs are transferred to the client.2. Single-source procurement: used predominantly by the MoD, it is more suitable for procuring highly specialised goods and services. Drawbacks include; increased vulnerability of supply; increased risk of supply interruption; and greater inter-dependency between the client and the supplier.In relation to the preferred procurement approaches for Denbighshire County Council’s activities, these are as follows (further details are in Appendix: Delivery Plan):Pre-market engagement:In relation to pre-market engagement and research undertaken on potential contractors/suppliers, activity leads have specialist knowledge of their own work areas, including existing relevant contractors. For activities where ‘Open Tender’ is the adopted approach, pre-market engagement will be engineered to run alongside preliminary activities such as public consultation and will be subject to |
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| an edict from the LUF Programme Manager (as encouraged by the Sourcing, Consultancy and Construction Playbooks.).Market Health Checks:Health checks of the market (undertaken to identify any potential capability or limitations that may impact on project/procurement timescales) are continuously undertaken as a key function of the Council’s Procurement Team (as already outlined.). If any issues, these will be communicated to the Core Bid Team.If any issues do arise from the health checks, particularly in relation to lack of suppliers, there are a number of ways to mitigate (please see the Risk Register for further details), including: urgently reviewing and adopting alternative procurement approaches; reviewing other existing procurement frameworks; and extending other existing contracts via a signed exemption.Community Benefits and Net Zero:Specifically for Council led projects, it is a requirement that all contracts exceeding £1,000,000 in value should include the delivery of community benefits (i.e. economic, social, or environmental conditions) as a contractual obligation on the successful bidder.In addition, the Council has an adopted a Community Benefits policy driven and supported by the ‘Denbighshire County Council Community Benefit Hub’. All projects will consider the inclusion of Community Benefits at the start of the procurement cycle. As guided by the policy, procurement leads will be required to:1. Consider the inclusion of Community Benefits in all relevant contracts and |
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| maximise outcomes through the use of voluntary Community Benefits2. Increase the Community Benefit outcomes generated through the inclusion of Community Benefit requirements within works, services and goods specifications3. Review and monitor the impact of Community Benefit activity, and to report via the Corporate Procurement Annual Report.Further to Community Benefits and just as importantly, Net Zero ambitions and the green agenda is a priority for the Council, and reference to these will be made within the tender documents for the ‘Open Tender’ approaches.3. Risk AllocationThe Council’s understanding of ‘risk allocation’, relates to the share of risk between client and supplier, which needs to be managed within the procurement process, to ensure that all contracts are fulfilled in a way that benefits both parties.Risk is allocated in a number of ways but typically through:1. The pricing and performance mechanisms2. Stated provisions within the contracts e.g. representations and warranties, insurance provisions, and indemnities.In general, any organisation taking part in a competitive tender process, needs to meet the following requirements (which are set out in the tender documents for completion.) as a minimum, in order to be successful:1. Competitive pricing2. Robust method statements for contract delivery3. Financial stability and capacity adequate to deliver the contract4. No prosecutions, outstanding charges or tribunals against the organisation |
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| or its directors; or evidence of rectification where there have been5. Insurance policies to an appropriate level of cover; or willingness to increase cover to these levels if bid is successful6. Access to personnel with capacity and capability to deliver the contract7. Management systems and processes that ensure a consistently high level of quality to customers8. A health and safety policy and evidence of successful implementation9. An equality and anti-discrimination policy compliant with the Equality Act 2010, and evidence of successful implementationOnce tenders have been submitted, they are checked by the Council to ensure that they are ‘compliant’; in other words, that they have followed the instructions in the invitation documents. Tenderers are not able to change submissions but may be asked for clarification if certain errors or omissions are identified e.g. arithmetical errors affecting price. All contract awards are covered by appropriate legal agreements, which sets out the responsibilities and commitments of both sides – with all financial due diligence undertaken with the support of the Council’s Finance Team. |
| **Who will lead on the procurement and contractor management on this bid and explain what expertise and skills do they have in managing procurements and contracts of this nature?** |
| The Council has a dedicated Procurement Team consisting of one Strategic Procurement Manager, five Senior Procurement Officers and four Procurement Officers.In terms of scope of activities, the remit of their responsibilities are:1. Policy: provide advice on legislation and regulatory framework policies that impact on procurement; develop, maintain and implement the Council’s respective Corporate Procurement Strategies. |
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| 2. Day-to day management: provide a strategic lead covering all procurement activities; work with service areas to identify opportunities for coordination and cooperation; lead on corporate procurement initiatives and projects; and undertake performance measurement and carry out procurement research.3. Advice: support Council service areas on all elements of procurement.4. Compliance: monitor the supply of goods and services; ensure that agreed procurement processes are adhered to; and analyse trends and expenditure to identify areas for improved coordination of purchasing;5. Liaison: liaise and manage relationships with other public sector purchasing bodies and external consortia; and provide a central link between the Council and the supply/provider market.The diagram in figure 6.6 Appendix: Part 6 shows the structure for managing procurement within the bid and essentially mirrors the Council’s corporate procurement approach. Such a structure will ensure that there is the effective management of contracts with key suppliers/contractors to ensure quality and manage/mitigate supply chain risks.As can be seen in figure 6.6, there is two-way communication/engagement between the Council’s Technical Support (Finance, Legal and Procurement Teams.) and Core Bid Team (LUF Programme Manager, Designated Project Manager; and Individual Activities.).All issues are flagged up the chain of command to ‘Designated Project Managers’ and then to the LUF Programme Manager, who can also liaise with the Procurement Team (and wider Technical Support functions), and agree to any resolutions/tolerances and ultimately, report all issues to the corporate and scrutiny levels (see section 6.3.5 for governance structure details.), in coordination with the bid’s risk register.It is Important to note that the LUF Programme Manager will be the direct link with  |
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| external partners and will provide oversight and scrutiny over their agreed procurement processes with the assistance of the ‘Technical Support’. |
| **Are you intending to outsource or sub-contract any other work on this bid to third parties?** |
| All projects will be managed and delivered by the Core Bid Team using in- house resources. In delivering the programme, the Council will review project resource requirements against organisation capacity on an on-going basis to identify any gaps that the range of projects may create for the organisation.If any capacity or capability gaps are identified, these will be addressed in line with HR and procurement policies, and contract performance managed accordingly with KPIs established around requirements identified in the approved project business case. Where external consultants have already been involved in the development of initial stages of project design, the Council will look to retain these services to ensure consistency in further design and development work. |
| **How will you engage with key suppliers to effectively manage their contracts so that they deliver your desired outcomes** |
| The Council has well established processes in place to engage and manage contractors in order to mitigate the risks to the Council and ensure satisfactory delivery or services. Initially, the financial and economic standing of prospective contractors will be evaluated as part of the contractor procurement process with hard gate thresholds set in conjunction with the Procurement and Finance teams. Financial due diligence is carried out at this stage on parties who would be contracted to carry out the works. Each project will identify quality requirements for the project as well as timescales and cost within the approved business cases; these will form part of any tender information and contractors will be required to confirm how they will ensure key performance indicators are to be met within their tender submission.All works will be subject to a contract produced by The Council’s Legal team,  |
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| setting out requirements including quality, agreed outputs, KPIs and proceduresfor managing performance. The Council has clear protocols for managing contracts - and these will be employed for Council led activities.Where activities are being delivered by external partners, the Core Bid Team will ensure that there are the necessary controls in place.All contracts will have a named contract manager from the Council for the entirety of the contract, with sufficient capability and capacity to undertake this role effectively. There will be a requirement for suppliers to have an equivalent contract manager identified, who will act as the link between the Council and the supplier for contract management purposes.All contract management activities will ensure that the contract is delivered in compliance with the terms and conditions of the contract to the agreed level of quality, and will be undertaken via the Council’s electronic procurement system.The contract manager will ensure that a risk assessment is undertaken to determine whether a contract should be categorised as high, medium or low risk. For all contracts categorised as medium or high risk:i. A risk register is maintained throughout the contract periodii. Risk assessments are undertaken regularly; andiii. For identified risks, appropriate and adequate contingency measures are in place.Regular performance reviews will be undertaken at regular intervals depending on the complexity and length of the contract, but as a minimum at commencement and completion to review performance, complaints, issues and defects arising under the contract.Any incidence of poor performance will be raised immediately with the contractor to seek rectification. In instances of particularly poor performance, or persistent poor performance, the contract manager can consider whether to recommend: |
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| i. Early termination of the contract; orii. Where the contract has been awarded under a Framework Agreement, suspension of the contractor from that framework. Where community benefits have been included as contractual requirements, they will also be regularly monitored and actively managed as part of the overall contract management process. |
| **Set out how you plan to deliver the bid** |
| This Package Bid consists of two projects, each of which consists of individual activities. The Delivery Plan Gantt chart clearly sets out the stages and key milestones within each activity. Each project differs in maturity and the level of governance and resource required to take these forward to completion.As soon as funding is agreed, the DCC Programme Manager will update the Delivery Plan and then use it as a management tool throughout the programme. The Delivery Plan will be a live document which will be updated on an ongoing basis and will be made available centrally so that members of the DCC Project Team and Project Board can all refer to it throughout. In advance of the projects starting, the Programme Manager will prepare further, more detailed Delivery Plans for each of the two Projects.The plan contains the following:• Project management and resources, the project lifecycle is shown and the roles and responsibilities are explained to illustrate how the project team will be structured to deliver the two Projects on time and within budget.• Risk Management - a detailed risk assessment has been undertaken as part of developing the proposed projects. This identifies barriers and issues that could have a negative impact on the project and how these risks have been mitigated.• Benefits Realisation – this outlines how the Project Manager will ensure that the benefits of the three schemes are realised after the projects have been closed. |
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| • Required Consents – The new Gwyddelwern community centre has passed through a pre-planning process. Full planning approval is planned to be submittedshortly. The heritage building projects have all involved the relevant conservation teams with no issues identified.• Stakeholder Communications Management – this includes an overview of the strategy for managing stakeholders and considering their interests and influences.• Funding - the detailed budget for the two proposed schemes is included for clarity on the resources that will be mobilised.• Project Schedule – this includes key project milestones and the Project Programme.The Gantt chart illustrates how the programme will be delivered in line with the LUF requirements. The key project milestones are outlined in figure 6.7 in Appendix: Part 6.A Five-Stage Delivery Structure has been devised for the project management going forward through an appointed Programme Manager who will co-ordinate the delivery of the Package bid. |
| **Demonstrate that some bid activity can be delivered in 2022-23** |
| DCC confirm that capital works will commence on the Ruthin Project 1 heritage activities and also the country parks (AONB Visitor Gateway) in 2022/23, requiring the drawdown of LUF funds.This is reflected in the Gantt chart supplied in tab ‘CW P1&P2 - Gantt Chart’ of the Costing Planning Workbook (LUF Package Bid Costings Planning Workbook v2.00 Clwyd West Denbighshire County Council). |
| **Risk Management: Set out your detailed risk assessment** |
| A risk assessment has been undertaken as part of developing the proposed projects. The risk register (included as Appendix: Risk Register to the application form) has been reviewed by DCC Management Team to ensure that it is in line |
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| with the DCC Corporate Risk Register. The risk register is a live document that is continually updated throughout delivery of the schemes.Provision has been made within the proposal for appropriate Programme and Project Management with oversight from the Councils’ Scrutiny and Executive Boards.Barriers to delivery include:COVID-19 – the ongoing situation with Covid-19 impacts on a number of delivery elements. This includes direct impacts such as:1) Increased / fluctuating cost of some materials due to currently high and projected inflation2) Impact on supply chain – availability of materials and labour3) Impact on human resources – return of social distancing, infection management, sickness.There are also indirect impacts through possible adverse impacts on elements such as:4) Capacity within statutory bodies to grant permissions;5) Inability to undertake stakeholder engagement, etc.Other key areas of risk include cost management, procurement, project management (Package Bid of 2 projects), stakeholder engagement and speed of delivery.Costs have been reviewed and amended by each Council’s retained consultants and contingencies and margins have been built into the funding proposal to mitigate risk and ensure appropriate flexibility to respond to the factors raised above and in the risk register. Match-funding is in place, secured with letters from each funding partner, which will be formalised with legally- binding agreements at the point of approval. |
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| DCC accepts and understands that the risk of funding cost overruns for the projects where it is leading delivery responsible sits with the Council.For projects where delivery is led by third party funding partners, the partners accept that they take the full risk of funding cost overruns. For projects led by funding partners, the risk register will be reviewed regularly between themselves and the DCC Programme Manager to ensure they are engaged and collectively accounting and managing risk.Should cost overruns occur, DCC, delivery and funding partners delivery will respectively: a) draw down upon the allocated risk contingencies; b) seek additional funding; or c) work collaboratively and with contractors to value engineer proposals. The DCC Chief Financial Officer has signed off the submission on this basis. |
| **Provide details of your core project team and provide evidence of their track record and experience of delivering schemes of this nature** |
| All projects will be managed by the Council’s LUF Core Bid Team (as set out under point 4.2 of the Appendix: Delivery Plan) and access expertise from the in-house support services which is formed of Technical Support colleagues as required.The Core Bid Team has a strong track record in delivering schemes of various values and complexity. The Core Bid Team will project manage external resources when the internal capacity is exceeded at a Project or Programme Level or a particular specialism is required. Capacity and capability will be reviewed on an on-going basis to identify any gaps.Projects will be managed using Prince2 principles, which is further complemented by the Councils web-based project management system “Verto”. Verto is utilised by the Council to develop business cases and manage, monitor, and report on the delivery of all corporate projects. |
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| In line with Prince2 principles, each project will have a Designated Project Manager as a minimum. Project Teams will be relevant to the size and complexity of individual schemes and Verto will advise on project scales in line with the Council’s Project Management guidelines.The Council has experience of delivering a range of capital and organisational change projects, including:1. Two new build secondary school in Rhyl - £47m2. East Rhyl Coastal Defence Scheme which now protects 1,650 properties in East Rhyl from coastal flooding - £27m3. SC2, Rhyl- A visitor attraction - £16m4. Rhyl Central Car Park - £2.363m5. Pavilion Theatre, car park and ‘1891’ restaurant - £3m+6. West Rhyl Housing Improvement project - £27m7. Pont y Ddraig Harbour bridge and Harbour Improvements - £9.2m8. West Rhyl Coastal Defences - £15m9. Costigans - A co-working enterprise hub in Rhyl - £0.5mNotably (and quite relevant to this bid.), the Council has recently successfully completed a large-scale public realm scheme in Llangollen, in the South of the County. This was undertaken in partnership with the Welsh Government and Transport for Wales, and involved making improvements to Castle Street, Llangollen.This above scheme was developed through extensive consultation with the local community and local county councillors. The project has enhanced the public realm to bring wider footways, improved and safer junctions, new traffic signals and a pedestrian crossing and improved traffic flow. The project was delivered on schedule and to the agreed budget. |
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| **Set out what governance procedures will be put in place to manage the grant and project** |
| At the core of the delivery structure for Projects 1 and 2 is the LUF Programme Manager who is responsible for overall direction to implement and each of the components. The Programme Manager reports to the DCC Senior Responsible Officer and Programme Board. The Programme Board has a duty to ensure that each project and the overall programme is adequately resourced and for the monitoring of major project and programme risks.The Programme Board reports vertically to the Scrutiny Committee which consists of 12 non-Executive members and DCC Cabinet. It monitors the performance of the Leader and Cabinet and scrutinises services and policies throughout the district and makes recommendations for improvement.The governance structure ensures that the LUF programme is ultimately accountable to DCC’s elected members, who can monitor spending, progress and support in the management of any risks that cannot be fully controlled within the delivery teams appointed for individual projects.Roles and ResponsibilitiesThe diagram, shown in figure 6.8 in Appendix: Part 6, sets outs the roles and responsibilities for delivering the bid:The Programme ManagerThe LUF Programme Manager will ultimately be responsible for monitoring progress against the delivery plan, with Designated Project Managers charged with reporting progress from the individual activity leads, predominantly via highlight reports. Budget management will be undertaken with the oversight of the Finance Team and S151 Officer, with payments made using a staged approach upon successful delivery of key milestones. The Programme Manager is also  |
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| responsible for liaising with respective project managers of third party delivery partners who monitor budget, project progress and review potential risks.The Programme Manager heads up the DCC Core Bid Team and also links in to the ‘In-house Services’ and 3rd Party ‘Delivery Partners’. This role also has the other following responsibilities:1. Provide management and monitoring of overall progress2. Responsible for organising quality assurance and overall programme integrity. Manage the dependencies and interfaces between projects3. Manage the risks to successful outcomes4. Initiate extra actions where deficits in the programme are identified5. Support outcome owners, middle-managers and project managers where appropriate6. Ensure that projects adhere to the Corporate Project Management Methodology 7. Manage and monitor a Programme Plan, to track, control and deliver the programme outcomes and benefits8. Identify tranche reviews – tranches are groups of projects structured around distinct step changes and benefits delivery. Tranche reviews will build stakeholder confidenceDesignated Project Managers:The Designated Project Managers assume the overall responsibility for the day-to-day management of the three projects. They directly report to the LUF Programme Manager, and engage directly with the various Activity Leads, as well as having direct interplay with ‘In House Services’ and ‘Contractors’.Designated Project Managers are expected to:1. Design projects with programme outcomes and benefits in mind2. Ensure that their project completes on time and to budget |
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| 3. Ensure delivery of the project Communication Strategy4. Ensure that projects adhere to the corporate Project Management Methodology5. Ensure that any exceptions to the project are raised with the Programme Manager at the earliest opportunity6. Ensure the Verto project management system is kept up to date with relevant project informationActivity Leads:The Activity Leads are in charge of the day-to-day delivery of the identified activities across the three projects and are listed within the attached Delivery Plan. They also have a direct link with Technical Support and Contractors.Technical Support:This is the Council’s in-house Services that the Core Bid Team can call directly upon for support in delivering the bid:1. Finance / S151: Overall financial due diligence of all aspects of the bid; and funding claims2. Legal: Legal agreements in relation to 3rd Parties; statutory checks; internal governance procedures; and general legal advice and resolutions3. Procurement: General advice, support and compliance in relation to procurement processes4. Communications: Communication plans; and stakeholder engagement5. Design Services: Development of designs; general development and delivery advice; checks on work undertaken by contractorsThe Programme Board has overall responsibility for the delivery of the LUF Projects.Communication / stakeholder engagement:A strategy and communication approach for managing stakeholders and considering their interests and influences will be the responsibility of the  |
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| Designated Project Managers with the support of the Communications Teams and oversight of the LUF Programme Manager.Power, Consent and Statutory Approvals:Statutory approvals/consents are in place for most outlined activities or are not needed. The following activities need to gain statutory approvals:Monitoring progress and budget management |
| **If applicable, explain how you will cover the operational costs for the day-to-day management of the new asset / facility once it is complete to ensure project benefits are realised** |
| Operational costs for the day-to-day management of Council owned improved assets will be met by existing budgets of the County Council. The reason for this is that many of the outlined activities proposed are related to the public realm or related infrastructure and are unable to yield a direct commercial return or income.For the external partner projects, Dyffryn Clwyd Missions Area will continue to own and maintain the Church and Cloisters. Cymdeithas Canolfan Ial Association will continue to manage and retain ownership for the Bryneglwys community hub. Gwyddelwern Community Council will manage and retain ownership of the new community centre. They will each respectively have sole responsibility for any ongoing maintenance. All 3rd parties have robust financial plans in place for income generation to meet their own expenditures. |
| **Upload further information (optional)** | Delivery Plan.pdf |
| **Set out proportionate plans for monitoring and evaluation** |
| Set out proportionate plans for monitoring and evaluationMonitoring and Benefits RealisationThe LUF Programme Manager will ultimately be responsible for monitoring progress against the delivery plan (Appendix: Delivery Plan), with Designated |
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| Project Managers charged with reporting progress from the individual activity leads.The Senior Responsible Owner is ultimately accountable for the overall realisation of the programme and project benefits, even where benefits may take years to be fully realised. As such, they are responsible for ensuring that an effective benefits realisation plan is developed, maintained and implemented. Once benefits have been agreed and responsibilities assigned, the actual measurement, monitoring and management of benefits will be done by named operational benefit owners and overseen by senior benefit owners. Many anticipated programme or project benefits will not start to materialise until after the programme or project has completed and closed down. The Senior Responsible Officer will be charged with ensuring that appropriate structures are put in place to monitor, track and manage benefits until the final benefit is realised.From the date of award until 2025, there will be an annual evaluation of the development and construction process, for monitoring and evaluation purposes. This will include an assessment of forecast against outturn project costs and reasons for any variance will be produced for monitoring and evaluation purposes.Following this, a staged monitoring and evaluation plan will take place at each of the following Gateway points:Gateway 1 (2024): An initial evaluation, approximately one year into the programme to provide an early indication that the project is operating as planned.Gateway 2 (2027): A detailed evaluation, approximately four years into the delivery of the entire programme, to determine whether all activities took place within the agreed timescales and budgets and to identify learnings for future interventions. |
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| Gateway 3 (2030): This crucial stage will consider impacts in the context of data gathered over a longer period and provides a more detailed measurement of the extent to which the longer-term objectives and target impacts have been achieved.This longer timeframe allows consideration of the impacts of wider initiatives, including the local resident and business sentiment. Measuring benefits realised against Gateway target outputs will demonstrate the robust governance, timely delivery, and good value for money, which is a further condition of future grant funding.A table detailing the inputs and methods for data collection and monitoring for each project is set out in Section 8 of the Appendix: Delivery Plan. Key performance indicators for monitoring and evaluation at set out in table 8.4 of the Appendix: Delivery Plan. |
| **Senior Responsible Owner Declaration** |
| **Upload pro forma 7 - Senior Responsible Owner Declaration** | Pro Forma 7 - SRO Declarations.pdf |
| **Chief Finance Officer Declaration** |
| **Upload pro forma 8 - Chief Finance Officer Declaration** | Pro Forma 8 - Chief Finance Officer Declarations.pdf |
| **Publishing** |
| **URL of website where this bid will be published** | www.denbighshire.gov.uk |
| **Additional attachments** |
| **Additional file attachment 1** |
| **Upload attachment** | Part 3.pdf |
| **Additional file attachment 2** |
| **Upload attachment** | Bid Maps.pdf |
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| **Additional file attachment 3** |
| **Upload attachment** | Ruthin Town Centre Futures.pdf |
| **Additional file attachment 4** |
| **Upload attachment** | Ruthin Cae Ddol Green Spaces.pdf |
| **Additional file attachment 5** |
| **Upload attachment** | Part 4.pdf |
| **Additional file attachment 6** |
| **Upload attachment** | Clwydian Range and Dee Valley AONB Management Plan 2020-2025.pdf |
| **Additional file attachment 7** |
| **Upload attachment** | LUF1 and LUF2 map - synergies.pdf |
| **Additional file attachment 8** |
| **Upload attachment** | Part 6.pdf |
| **Additional file attachment 9** |
| **Upload attachment** | Delivery Plan.pdf |
| **Additional file attachment 10** |
| **Upload attachment** | Stakeholder Support Letters.pdf |
| **Additional file attachment 11** |
| **Upload attachment** | Part 5.pdf |
| **Additional file attachment 12** |
| **Upload attachment** | Bryneglwys Proposed Floor Plan.pdf |
| **Additional file attachment 13** |
| **Upload attachment** | Gwyddelwern Pre Planning Enquiry.pdf |
| **Additional file attachment 14** |
| **Upload attachment** | Loggerheads Flooding Assessment.pdf |
| **Additional file attachment 15** |
| **Upload attachment** | Loggerheads Visitor Centre - Final Report.pdf |
| **Additional file attachment 16** |
| **Upload attachment** | Moel Famau Cycle Loop Trail.pdf |
| **Additional file attachment 17** |
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| **Upload attachment** | Moel Famau Facilities Final Report.pdf |
| **Additional file attachment 18** |
| **Upload attachment** | Ruthin Gaol - 46 Clwyd Street.pdf |
| **Additional file attachment 19** |
| **Upload attachment** | Ruthin Nantclwyd y Dre - West wing and Gazebo.pdf |
| **Additional file attachment 20** |
| **Upload attachment** | Ruthin St Peter's Church and Cloisters.pdf |
| **Additional file attachment 21** |
| **Upload attachment** | Ruthin Town Clock - Condition Report.pdf |
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| **Project 1 Name** | Ruthin Unique Heritage and Wellbeing |
| **Provide a short description of this project** |
| Project 1 is to improve connectivity for walking and cycling in and around Ruthin and complement investment in activities to boost its heritage and cultural value. The interventions proposed focus on public realm enhancements, widening the scope for hosting events and revitalising historical buildings and landmarks to support local identity, promote pride of place and boost the image of the town. Interventions will increase footfall throughout the year with knock-on spending benefits, increased community participation and engagement in cultural events, producing wellbeing benefits for the surrounding population and external visitors. |
| **Provide a more detailed overview of the project** |
| Ruthin Heritage and Wellbeing proposes a complementary set of interventions to create a vibrant and well-connected Ruthin whilst fulfilling the ability to serve both local residents and outside visitors. The interventions build on Ruthin’s unique characteristics across a wide range of building, civic and natural assets. Enhancing the visitor and community facilities within the Area of Natural Beauty (AONB) parks and at Bryneglwys and Gwyddelwern villages will support the sustainability of Ruthin as a local town centre and its capacity to meet increased visitor and community demands in the post-Covid-19 era. |
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| The investments in Ruthin town centre are interlocking and mutually beneficial. They aim to restore pride and identity to high historic value buildings, prominent attractions and landmarks. The interventions will boost Ruthin’s overall appeal and attract visitors into the town centre. The following summarises the Project 1 activities :St Peter’s Square : expansion of the pedestrian area, roundabout removal, landscaping and expanded public spaceSt. Peter’s Church & Cloisters: new visitor facilities and addition of accommodation for visitorsRuthin Clock Tower : rehabilitation of the historic structure and clock face Ruthin Gaol/46 Clwyd Street : upgraded entrances and introduction of a café and meeting roomsNant Clwyd-y-Dre (timber framed house) rehabilitation of the derelict West Wing and rehabilitation of the historic gazebo and garden to host events Cae Ddol Park: new cycling/walking paths and linkages to the town, publicrealm improvements and new spaces and facilities to support community and wellbeing |
| **Provide a short description of the area where the investment will take place for this project** |
| Ruthin is an historic town situated in the heart of Denbighshire County in North Wales. The townscape includes 200 listed buildings. It is home to Wales' oldest dated timbered town house – Grade I listed Nantclwyd y Dre dated to 1435, Ruthin Gaol (initially built in 1664, which is the only surviving example of a Victorian Pentonville Prison open to the public) and St Peter’s Church (founded in 1310 and Grade I listed). Ruthin’s streets are synonymous with the culture and heritage of North Wales. Please see Appendix: Bid Maps. |
| **Transport project location details for this project** |
| St Peter’s Square sits between St Peter’s Church and the Old Courthouse and is the principal urban space in Ruthin. The town originated in this location, between  |
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| the Church and the Castle. It is defined by St Peter’s Church gates and Post Officeto the North, the collection of historic buildings along the eastern side; to the south is Yr Hen Lys; with properties on the western side up to Prior Street - and narrow hillside views down the opening of Clwyd Street.Its position at the highest point in the town emphasises its importance.The town square and the surrounding medieval core is the main commercial heart of Ruthin and historically its civic and community focus. However, it is dominated by vehicles and provides a poor experience for pedestrians. This project will regenerate the town centre; increasing the business, retail and community ‘offer’ and a higher quality environment will increase the reasons for people to visit and encourage them to stay longer. The town needs an accessible, friendly square with community uses close-by to once again provide a vibrant focus for town life.Removing the roundabout will create an additional pedestrian space adjoining the Peer’s Monument / Clock Tower for events and community gathering, and offer wider footpaths to the perimeter with improved crossing points, clearly defined parking, loading bays, coach drop off and realignment of the carriageway to provide traffic calmed junctions.Provision of safe pedestrian and cycle routes around the town and along the river will encourage active travel and reduce reliance on vehicles. The restricted width of historical streets in the Town centre have meant that no current designated route connects directly to the Square. The proposals can overcome this issue. |
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| **Further location details for this project** |
| **Project location 1** |
| **Postcode** | LL15 1AB |
| **Grid reference** | SJ 12352 58306 |
| **Upload GIS/map file (optional)**  | 1\_St\_Peters\_Square\_and\_Clock\_Tower.zip |
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| **% of project investment in this location** | 51% |
| **Project location 2** |
| **Postcode** | LL15 1YL |
| **Grid reference** | SJ 12361 58378 |
| **Upload GIS/map file (optional)**  | 2\_St\_Peters\_Church\_and\_Cloisters.zip |
| **% of project investment in this location** | 20% |
| **Project location 3** |
| **Postcode** | LL15 1AA |
| **Grid reference** | SJ 12352 58306 |
| **Upload GIS/map file (optional)**  | 1\_St\_Peters\_Square\_and\_Clock\_Tower.zip |
| **% of project investment in this location** | 2% |
| **Project location 4** |
| **Postcode** | LL15 1HP |
| **Grid reference** | SJ 12153 58218 |
| **Upload GIS/map file (optional)**  | 3\_Ruthin\_Gaol\_46\_Clwyd\_Street.zip |
| **% of project investment in this location** | 5% |
| **Project location 5** |
| **Postcode** | LL15 1DP |
| **Grid reference** | SJ 12361 58186 |
| **Upload GIS/map file (optional)**  | 4\_Nantclwyd\_Y\_Dre.zip |
| **% of project investment in this location** | 9% |
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| **Project location 6** |
| **Postcode** | LL15 1HT |
| **Grid reference** | SJ 12079 58084 |
| **Upload GIS/map file (optional)**  | 5\_Cae\_Ddol.zip |
| **% of project investment in this location** | 13% |
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| **Select the constituencies covered by this project** |
| **Project constituency 1** |
| **Select constituency** | Clwyd West |
| **Estimate the percentage of this package project invested in this constituency** | 100% |
| **Select the local authorities / NI councils covered by this project** |
| **Project local authority 1** |
| **Select local authority** | Denbighshire (Sir Ddinbych) |
| **Estimate the percentage of this package project invested in this Local Authority** | 100% |
| **What is the total grant requested from LUF for this project?** | £6603223 |
| **What is the proportion of funding requested for each of the Fund’s three investment themes?** |
| **Regeneration and Town Centre** | 25% |
| **Cultural** | 42% |
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| **Transport** | 33% |
| **Confirm the value of match funding secured for the component project** | £1290809 |
| **Provide details of all the sources of match funding within your bid for this component project** |
| Denbighshire County Council £590,809 Dyffryn Clwyd Mission Area £700,000Dyffryn Clwyd Mission Area have secured £400,000 of their own funds to use as match funding. The remaining £300,000 will be sought from two additional grant funders. Should they not be successful, Dyffryn Clwyd Mission Area have identified areas of cost savings that can be applied to the overall costings which will not deter from the outcomes of the interventions.  |
| **Value for money** |
| This economic appraisal seeks to capture all the impacts (i.e. benefits and costs) associated with the programme, including both private impacts and external impacts. All figures are discounted to 2022/23, and all co-funding costs (including borrowing) are presented in present values.The BCR comprises of benefits where there is a strong underlying evidence base and these have been monetised consistently with the published guidance (i.e. DLUHC Appraisal Guide, HMT Green Book, and Green Book Supplementary). For the purposes of this economic appraisal, the following benefits have been included in the BCR:Cultural Wellbeing Benefits - the expansion of public realm in terms of new spaces to hold additional community and cultural events in St Peters Square, Cae Ddol Park and Nant-Clwyd y Dre will increase public participation in culture producing a personal wellbeing benefit.Active Travel Benefits - pedestrian and cycling infrastructure improvements, including the introduction of additional public space in place of road space will |
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| produce greater journey quality and personal health benefits to the user from increased physical activity.Commercial Value Uplift Benefits – this incorporates the beneficial effect of improved public realm to footfall for businesses within the influence of the improved pedestrian environment and is measured in terms of uplift to average rateable values for commercial property.Residential Value uplift Benefits – the public realm improvements will deliver welfare benefits through increasing the desirability and liveability for residences within a 500m catchment radius of the intervention which will be reflected in a gradual and modest uplift to house prices.Amenity value of greenspaces (Project 1)- Visitors to the improved Cae Ddol Park would gain welfare benefits from the site from the additional amenity value created by the extended green space and landscaping. This can be estimated using a Recreation Demand Model for estimating welfare values for greenspaces.Visitor Economy benefits Project 1 - the activities proposed in Project 1 will increase the total number of visitors to Ruthin’s town centre, from attractions such as the Gaol, Nant Clwyd ye Dre and Cae Ddol Park resulting in additional spending in the local economy and increased turnover for Ruthin’s businesses.There are two key metrics set out in the DLUHC appraisal guidance that can be used to assess Value for Money (VfM): the calculation of BCRs, which simply show the ratio of benefits to costs; and the Net Present Social Value (NPSV), which represents the present value of benefits less the present value of costs.The NPSV involves determining the difference between the net marginal benefit and net marginal cost of each intervention option. The detailed methodology used |
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| to estimate these benefits has been set out in the Scheme Benefits Technical Note section in Appendix:Economic Case Technical Note Clwyd West Denbighshire County Council. The estimated BCR for the LUF programme is 2.54. The NPSV for the proposed LUF intervention is £11.34m over a 20 year appraisal period.Economic Case - value for money analysis Value (£m) Benefits for the BCR:Commercial Value Uplift Benefits 0.544mCultural Wellbeing Benefits 7.576m Active Travel Benefits 1.603mVisitor Economy Benefits (Project 1) 0.296m Amenity value of greenspaces (Project 1) 0.523m Residential Land Value Uplift 8.913mTotal benefits for the BCR (A) 19.455mCostsLUF cost/funding (B) 6.750Co-funding local authority cost (including borrowing) (C) 0.592 Total cost (LUF + Co-funding) (D) 7.342Private sector cost (E) 0.773 BCR calculation formula 2.54 Net Present Social Value 11.34 |
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| **BCR and value assessment** |
| **If it is not possible to provide an overall BCR for your package bid, explain why below** | N/A |
| **Benefit Cost Ratios** |
| **Initial BCR** | 2.54 |
| **Adjusted BCR** | 2.54 |
| **Non-monetised benefits for this project** |
| The table below details key qualitative impacts of the programme: Impact type:HeritageDescription: |
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| There are intangible benefits of improvements to historical assets that have a high visibility in Ruthin Town Centre, such as the Clock Tower and Nant-y- Clwyd timber framed house. These are an important part of the community identity and a source of pride which will be enhanced by such interventions.Assessed impact size:Small/medium benefitImpact type:Inward InvestmentDescription:The package of interventions for Ruthin and its key surrounding attractors could transform external perceptions of the town as a location for business and other economic activity, attracting a greater level of investment than previously.Assessed impact size: Small benefit |
| **Does this project include plans for some LUF grant expenditure in 2022-23?** | Yes |
| **Could this project be delivered as a standalone project?** | Yes - the project could be delivered as a standalone project |
| **Demonstrate that activity for this project can be delivered in 2022-23** |
| DCC confirm that capital works will commence on the Ruthin heritage project components requiring the drawdown of LUF funds in 2022-23. This is reflected in the Gantt chart supplied in tab ‘CW P1&P2 - Gantt Chart’ of the of the LUF Package Bid Costings and Planning Workbook V2.00 Clwyd West Denbighshire County Council. |
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| Project 1 can be delivered as a standalone project. However, the gains for the whole package are greater than the individual and undertaking the collective project 1 and 2 together will produce mutual benefits for the whole destination experience. Furthermore, undertaking the package as a whole will also provide enhanced synergies with the LUF1 World Heritage Site interventions which are geographically adjacent |
| **Statutory Powers and Consents** |
| **List separately below each power/consents etc. obtained for this project** | The heritage building projects have all involved the relevant conservation teams with no issues identified. |
| **Upload content documents (optional)** |
| **Outstanding statutory powers/consents** |
| Denbighshire County Council’s powers are covered by the Local Government Act 1972. In relation to consents and approvals needed for each of the outlined activities, these are detailed in the table, below:Activity:Ruthin Public Realm – P1 Consents and Approvals: Statutory consents requiredDetails:Usual consents required relating to traffic orders, utilities etc.Activity:Heritage Building – P1 Consents and Approvals:Planning permission & listed buildings approval Details:Permissions required to allow for the listed building restoration and improvements. Conservation engagement already underway and no issues are foreseen.Activity:Ruthin Green Spaces – P1 Consents and Approvals: N/ADetails:No permissions required. |
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| **Project 2 Name** | Rural Communities & Wellbeing |
| **Provide a short description of this project** |
| Project 2 seeks to improve the AONB sites of Loggerheads and Moel Famau to attract visitors and accommodate existing visitor demands through a series of measures centred around better infrastructure for walkers and cyclists.Essentially these measures will encourage greater visitor numbers, increase dwell times and provide opportunities for residents to engage in more physical activity. Secondly, new community hubs will be delivered in the rural surrounding villages of Bryneglwys and Gwyddelwern, this will provide new spaces for residents who currently have a lack of opportunities for social engagement and access to services either locally or in Ruthin. |
| **Provide a more detailed overview of the project** |
| Project 2 activities align with Project 1 activities through helping to strengthen the identity and image of this part of Denbighshire by emphasising its natural environment and promoting community engagement and associated wellbeing benefits for residents. There is also a strong emphasis on supporting the visitor economy through investment in walking and cycling infrastructure and boosting the capacity to capture visitor spending and hence job creation. Providing a fully accessible location for local residents and tourists alike, Project 2 will improve, and naturally protect, the existing visitor facilities at Loggerheads while providing new and very much needed visitor facilities at Moel Famau and Loggerheads country parks. Health and safety improvements to pedestrian paths in Moel Famau together with formalising the cycling provision around the Park will provide longevity to the facilities enhancing the wellbeing and health benefits of all users. To the south of the Clwydian Range and beyond, sit the small rural communities of Bryneglwys and Gwyddelwern, both underutilised by visiting cyclists and ramblers and both in need of community facilities for residents and visitors. The delivery of new community centres will offer a central gathering point for each respective community and with a substantial programme of activities and services plannedthat will generate an increased sense of connectedness and wellbeing for |
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| residents and visitors. |
| **Provide a short description of the area where the investment will take place for this project** |
| Loggerheads and Moel Famau Country Parks are a gateway for visitors to explore the AONB Clwydian Range and Dee Valley. The Park has a includes Moel Famau, the Clwydian Range’s tallest mountain which is situated on the boundary between Denbighshire and Flintshire. Bryneglwys and Gwyddelwern are both small village communities situated to the south of Ruthin and are located on the cycling route through the AONB site. Please see Appendix: Bid Maps. |
| **Transport project location details for this project** | There is no transport element in this project 2. N/A |
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| **Further location details for this project** |
| **Project location 1** |
| **Postcode** | CH7 5SH |
| **Grid reference** | SJ 16100 60600 |
| **Upload GIS/map file (optional)** | 6\_Moel\_Famau.zip |
| **% of project investment in this location** | 30% |
| **Project location 2** |
| **Postcode** | CH7 5LH |
| **Grid reference** | SJ 19815 62607 |
| **Upload GIS/map file (optional)** | 7\_Loggerheads.zip |
| **% of project investment in this location** | 32% |
| **Project location 3** |
| **Postcode** | LL21 9LL |
| **Grid reference** | SJ 14546 47275 |
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| **Upload GIS/map file (optional)** | 8\_Bryneglwys.zip |
| **% of project investment in this location** | 8% |
| **Project location 4** |
| **Postcode** | LL21 9DF |
| **Grid reference** | SJ 07400 46500 |
| **Upload GIS/map file (optional)** | 9\_Gwyddelwern.zip |
| **% of project investment in this location** | 30% |
| **Select the constituencies covered by this project** |
| **Project constituency 1** |
| **Select constituency** | Clwyd West |
| **Estimate the percentage of this package project invested in this constituency** | 100% |
| **Select the local authorities / NI councils covered by this project** |
| **Project local authority 1** |
| **Select local authority** | Denbighshire (Sir Ddinbych) |
| **Estimate the percentage of this package project invested in this Local Authority** | 100% |
| **What is the total grant requested from LUF for this project?** | £4352686 |
| **What is the proportion of funding requested for each of the Fund’s three investment themes?** |
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| **Regeneration and Town Centre** | 0% |
| **Cultural** | 100% |
| **Transport** | 0% |
| **Confirm the value of match funding secured for the component project** | £512700 |
| **Provide details of all the sources of match funding within your bid for this component project** |
| Project 2: Rural Community & WellbeingThe Match Funding for project 2 has all been secured: Denbighshire County Council £447,299Cymdeithas Canolfan Ial Association |
| **Value for money** |
| The VfM analysis comprises benefits where there is strong underlying evidence base and these have been monetised consistently with the published guidance (i.e. DLUHC Appraisal Guide, HMT Green Book, and Green Book Supplementary). For the purposes of this economic appraisal, the following benefits have been included in the BCR:Health & Journey Quality Benefits - walking and cycling infrastructure improvements such as at Moel Famau will increase the quality of journey experience and also produce personal health benefits to the user from increased physical activity and reduced costs to public healthcare. Both of which can be valued and appraised using the AMAT model.Amenity Value Benefits - Visitors to the Loggerheads and Moel Famau Country Parks would gain welfare benefits from the site from the additional amenity value created by the extended footpaths/cycle paths and in greater number due to the improved facilities and capacity to accommodate them. In addition, the introduction |
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| of flood defences at Loggerheads will result in a reduced loss of amenity value to users caused by regular flooding and less frequent though more severe events. This can be derived using a Recreation Demand Model for estimating welfare values of natural greenspaces.Reduced Isolation / Loneliness Benefits – the introduction of new community spaces and facilities in the villages of Bryneglwys and Gwyddelwern will increase social engagement and participation in community activities for village residents who currently lack opportunities for these and also access to services. Previous studies have valued the wellbeing impact of such investments to users that have suffered from isolation, particularly in rural locations.Job Creation induced from Visitor Spending – new and expanded facilities to accommodate visitors in Loggerheads and Moel Famau, such as through the new café, business space amenities and cycle paths will result in higher visitor numbers and longer dwell times resulting in additional spending in the local economy and direct/indirect job creation. Additional employment derived using Visit Britain’s average visitor spend for Denbighshire over 2017-2019 and employment statistics for Denbighshire’s Arts, Culture and recreation sector from ONS, to find average visitor expenditure required to support a job in the local tourism sector.There are two key metrics set out in the DLUHC appraisal guidance that can be used to assess Value for Money (VfM): the calculation of BCRs, which simply show the ratio of benefits to costs; and the Net Present Social Value (NPSV), which represents the present value of benefits less the present value of costs.The NPSV involves determining the difference between the net marginal benefit and net marginal cost of each intervention option. The detailed methodology used to estimate these benefits has been set out in the Scheme Benefits Economic Case Technical Note Clwyd West Denbighshire County Council Appendix. The estimated BCR for the LUF programme is 2.5. The NPSV for the proposed LUF |
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| intervention is £7.981m over a 20 year appraisal period.The calculation of the BCR and NPSV discounted to 2022/23 prices for the Project 2 is set out in the table below:Economic Case - value for money analysis Value (£m) Benefits for the BCRReduced Isolation/ Loneliness Benefits 1.251 Health & Journey Quality Benefits 0.706 Amenity value of greenspaces (Project 2) 4.469 Visitor Economy Benefits (Project 2) 6.951 Total benefits for the BCR (A) 13.377 CostsLUF cost/funding (B) 4.832Co-funding local authority cost (including borrowing) (C) 0.491Total cost (LUF + Co-funding) (D) 5.322 Private sector cost (E) 0.074BCR calculation formula 2.5 Net Present Social Value 7.981 |
| **BCR and value assessment** |
| **If it is not possible to provide an overall BCR for your package bid, explain why below** | N/A |
| **Benefit Cost Ratios** |
| **Initial BCR** | 2.5 |
| **Adjusted BCR** | 2.5 |
| **Non-monetised benefits for this project** |
| The table below details key qualitative impacts of the programme: Impact type:Residential Value Uplift Description:The welfare benefit from having better community facilities in the villages of Bryneglwys and Gwyddelwern will potentially increase their attractiveness as a place to reside resulting in an uplift in local residential property values.Assessed impact size:Medium benefit |
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| Impact type:Inward Investment Description:The package of interventions for the key surrounding attractions of Loggerheads and Moel Famau could transform external perceptions of Ruthin and surroundings as a location. for business and other economic activity, attracting a greater level of investment than previously.Assessed impact size: Small benefit |
| **Does this project include plans for some LUF grant expenditure in 2022-23?** | Yes |
| **Could this project be delivered as a standalone project?** | Yes - the project could be delivered as a standalone project |
| **Demonstrate that activity for this project can be delivered in 2022-23** |
| DCC confirm that capital works will commence on the Rural Communities and Wellbeing project activities requiring the drawdown of LUF funds in 2022-23. This is reflected in the Gantt chart supplied in tab ‘CW P1&P2 - Gantt Chart’ of the Costings Planning Workbook (LUF Package Bid Costings Planning Workbook V2.00 Clwyd West Denbighshire County Council). |
| **Statutory Powers and Consents** |
| **List separately below** **each power/consents****etc. obtained for this project** | The new Gwyddelwern community centre has passed through a pre-planning process. Full planning approval is planned to be submitted shortly. |
| **Upload content documents (optional)** |
| **Outstanding statutory powers/consents** |
| Activity:AONB Rural Visitor Gateway – P2 Consents and Approvals:Planning permission and NRW consent. Details:Discussions ongoing. |
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| Activity:Rural Community Hubs – P2 Consents and Approvals:Planning permission required for Gwyddelwern Community Hub Details:Pre-planning enquiry process complete and full planning permission in progress. |