

**MINUTES OF: THE CABINET (SPECIAL)**

**Date of Meeting: Wednesday 22<sup>nd</sup> May 2024**

**Present: Councillor A Barnes (Chair)  
Councillors Lythgoe, McInnes, M Smith and Walmsley**

**David Smurthwaite, Director of Economic Development  
Clare Birtwistle, Head of Legal (Monitoring Officer)  
Karen Spencer, Chief Finance Officer  
Clare Law, Head of People and Policy  
Sean O'Hagan, LUF Programme Manager**

**Also present: Councillor Neal  
4 members of the public**

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**1. APOLOGIES FOR ABSENCE**

There were no apologies for absence.

**2. DECLARATIONS OF INTEREST**

Councillor Walmsley declared that he owned a building within the Bacup area as disclosed on his Declaration of Interests.

**3. PUBLIC QUESTION TIME**

One written question had been submitted. In response, the Leader advised that in order to apply for the Levelling Up funding, Rossendale Borough Council worked closely with Partners, Genecon and Into Places to complete a feasibility study on the Bacup Market development. This provided detailed insight into the demographics and catchment for the facility and provided an analysis on competitor sites.

The funding application also required a full cost-benefit analysis, including operating and maintenance costs along with potential revenue streams and the economic, social environmental and cultural benefits.

Since the award of the funding, Market Curators have been appointed to develop the detail of the financial model which sits hand in hand with the design of the facility. This included a forecast cash flow and projected profitability which takes into account the operating hours and costs.

**4. Rossendale LUF Regeneration Programme – Temple Court Market Stage 3 Design Approval (Temple Court Market, Bacup)**

The LUF Programme Manager and Leader/Lead Member for Economic Development outlined the report which asked Cabinet to approve the designs for Temple Court Market and to delegate the procurement and appointment of a market management organisation and appoint the most economically advantageous construction contracts.

Delegations to include Lead Member for Resources and s151 Officer at recommendations 2 and 3.

Cabinet members were invited to comment on the report:

- Costs were still a pressure due to inflation.
- A Dedicated Programme Board would oversee the project.
- It aligned with the Council’s priority to create a thriving local economy.
- The Consultation resulted in changes which showed the success of the process.
- Officers were thanked for their hard work.
- The timeline was challenging but the project would be delivered on time.
- Frameworks were being investigated to ensure a successful tender process.

Members were invited to comment on the report:

- Taxis parking took up valuable space when a rank could be used.
- The direct costs of bidding for resources together with the hidden cost of officer time.

**Resolved:**

1. To approve the RIBA Stage 3 design of the Temple Court Market in order to proceed with the planning application.
2. To Delegate Authority to the Director of Economic Development, Head of Legal Services and s151 Officer in consultation with the Lead Member for Regeneration and Lead Member for Resources, to procure and appoint a market management organisation for Temple Court Market.
3. To Delegate Authority to the Director of Economic Development, Head of Legal Services and s151 Officer in consultation with the Lead Member for Regeneration and Lead member for Resources, to procure and appoint the most economically advantageous relevant construction contracts to deliver Temple Court Market.

**Reason for Decision:**

The Delivery of the Capital Levelling Up Fund will support Rossendale to have a Thriving Local Economy and in turn support our Economic Development Aspirations. Approval to move forward with the proposed plans for Temple Court Market Place will enable delivery of the programmes within the approved timescales.

**Alternative Options Considered:**

None.

**The meeting concluded at 7.00pm**

\_\_\_\_\_ CHAIR \_\_\_\_\_ DATE