



NOTICE OF MEETING

Bracknell Town Centre Regeneration Committee

Monday 9 September 2019, 5.30 pm

Council Chamber - Time Square, Market Street, Bracknell, RG12 1JD

To: Bracknell Town Centre Regeneration Committee

Councillor Brunel-Walker (Chairman), Councillor Dr Barnard (Vice-Chairman), Councillors Harrison, Bettison OBE and Turrell

Non-Voting Co-optee

Councillor Temperton

cc: Substitute Members of the Committee

Councillors D Birch, Mrs Hayes MBE and Heydon

Kevin Gibbs
Executive Director: Delivery

EMERGENCY EVACUATION INSTRUCTIONS

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Published: 29 August 2019

Bracknell Town Centre Regeneration Committee
Monday 9 September 2019, 5.30 pm
Council Chamber - Time Square, Market Street, Bracknell, RG12
1JD

Sound recording, photographing, filming and use of social media at meetings which are held in public are permitted. Those wishing to record proceedings at a meeting are however advised to contact the Democratic Services Officer named as the contact for further information on the front of this agenda as early as possible before the start of the meeting so that any special arrangements can be made.

AGENDA

Page No

1. Apologies for Absence/Substitute Members

To receive apologies for absence and to note the attendance of any substitute members.

2. Declarations of Interest

Members are asked to declare any disclosable pecuniary or affected interests in respect of any matter to be considered at this meeting.

Any Member with a Disclosable Pecuniary Interest in a matter should withdraw from the meeting when the matter is under consideration and should notify the Democratic Services Officer in attendance that they are withdrawing as they have such an interest. If the Disclosable Pecuniary Interest is not entered on the register of Members interests the Monitoring Officer must be notified of the interest within 28 days.

Any Member with an affected Interest in a matter must disclose the interest to the meeting. There is no requirement to withdraw from the meeting when the interest is only an affected interest, but the Monitoring Officer should be notified of the interest, if not previously notified of it, within 28 days of the meeting.

3. Minutes

To approve as a correct record the minutes of the meeting of the Committee held on 17 June 2019.

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4. Urgent Items of Business

Any other items which, pursuant to Section 100B(4)(b) of the Local Government Act, the Chairman decides are urgent.

5. Town Centre Day Rate Car Park Charges

The report recommends revised charges for car park day rate charges from October 2019.

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6. Exclusion of Public and Press

To consider the following motion:

That pursuant to Regulation 4 of the Local Authorities (Executive Arrangements) (Access to Information) Regulations 2012, members of the public and press be excluded from the meeting for the consideration of item 6 which involves the likely disclosure of exempt information under the following category of Schedule 12A of the Local Government Act 1972:

- (3) Information relating to the financial or business affairs of any particular person (including the authority).

(NB: No representations have been received in relation to the notice published pursuant to Regulation 5 of the Local Authorities (Executive Arrangements) (Access to Information) Regulations 2012.)

7. Bracknell Town Centre Regeneration Update

To consider the latest progress report on proposals for the regeneration of Bracknell town centre.

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**BRACKNELL TOWN CENTRE
REGENERATION COMMITTEE
17 JUNE 2019
5.30 - 6.40 PM**



Present:

Councillors Brunel-Walker (Chairman), Dr Barnard (Vice-Chairman), Harrison and Bettison OBE

Apologies for absence were received from:

Councillors Turrell

Non-Voting Co-optee Present:

Councillors Temperton

24. Election of Chairman

RESOLVED that Councillor Brunel-Walker be elected Chairman of the Bracknell Town Centre Regeneration Committee for the 2019/20 Municipal Year.

25. Appointment of Vice-Chairman

RESOLVED that Councillor Barnard be elected as Vice-Chairman of the Bracknell Town Centre Regeneration Committee for the 2019/20 Municipal Year.

26. Declarations of Interest

There were no declarations of disclosable pecuniary or affected interests in relation to items on the agenda.

27. Minutes

RESOLVED that the minutes of the meeting of the Committee held on 10 December 2018 and the notes of the inquorate meeting on 11 March 2019 be approved and signed by the Chairman as a correct record.

28. Urgent Items of Business

There were no urgent items of business.

29. Exclusion of Public and Press

RESOLVED that pursuant to Regulation 4 of the Local Authorities (Executive Arrangements) (Access to Information) Regulations 2012, members of the public and press be excluded from the meeting for the consideration of item 6 which involves the likely disclosure of exempt information under the following category of Schedule 12A of the Local Government Act 1972:

- (3) Information relating to the financial or business affairs of any particular person (including the authority).

30. Bracknell Town Centre Regeneration Update

RESOLVED that the latest position regarding the ongoing regeneration of Bracknell town centre be noted.

Decision Records

CHAIRMAN

TO: BRACKNELL TOWN CENTRE REGENERATION COMMITTEE
9 September 2019

TOWN CENTRE OFF STREET DAY RATE CAR PARK CHARGES
(Executive Director: Delivery)

1 PURPOSE OF REPORT

1.1 The council reviews its fees and charges for car parks on an annual basis. The season ticket prices were reviewed as part of the council's annual budget process and increases were made in line with inflation from 1st April 2019. This paper looks at the options in respect of the off street council-run car parks in the town centre which are reviewed in September of each year.

2 RECOMMENDATION(S)

2.1 That the rates for The Avenue, High Street, Braccan Walk and Weather Way car parks are implemented from 1st October 2019, as per the table below.

Table 1 – Proposed changes to car park charges

	Current Rate	Proposed Rate	Proposed Increase
0 – 1	£1.40	£1.50	£0.10
1 – 2	£2.50	£2.70	£0.20
2 – 3	£3.20	£3.40	£0.20
3 – 4	£3.80	£4.00	£0.20
4 – 5	£5.00	£5.20	£0.20
5 – 6	£5.70	£5.90	£0.20
6 – 7	£6.30	£6.50	£0.20
7 – 8	£7.10	£7.30	£0.20
8+	£8.30	£8.50	£0.20
Night Charge	£1.50	£1.60	£0.10

3 REASONS FOR RECOMMENDATION(S)

3.1 The fees for The Avenue, High Street, Braccan Walk and Weather Way car parks are reviewed annually in line with the anniversary of the opening of The Lexicon. They have not been changed since The Avenue was opened in September 2017. If the recommendation in this report is agreed and assuming that there is no year-on-year changes to the volume and dwell time of visitors, the proposed increases will generate an additional minimum of £125,000 per annum. At these rates, Bracknell Forest's car parks would remain more competitive than most other local retail centres (see Annex 1).

4 ALTERNATIVE OPTIONS CONSIDERED

- 4.1 The council could maintain the current charges for The Avenue, High Street, Braccan Walk and Weather Way car parks. This option is not recommended in the current budget circumstances and increasing current rates would generate a minimum of an additional £125,000 per annum. Additionally, as recently highlighted in the enforcement and parking management strategy, the service is under recovering on income against target by around £450,000. The increases proposed would help bridge some of this gap.
- 4.2 The council could increase the charges further, as per the formula incorporated in the lease for The Avenue (see 5.3). The table below details the rates that this would produce but adopting them is not recommended as it would be more likely to have a negative impact on the number of people spending long periods of time in the town centre.

Table 2 - Maximum permitted inflationary rise to car park rates

	Current Rate	Maximum Permitted Rate	Maximum Permitted Increase
0 – 1	£1.40	£1.50	£0.10
1 – 2	£2.50	£2.70	£0.20
2 – 3	£3.20	£3.40	£0.20
3 – 4	£3.80	£4.00	£0.20
4 – 5	£5.00	£5.30	£0.30
5 – 6	£5.70	£6.10	£0.40
6 – 7	£6.30	£6.70	£0.40
7 – 8	£7.10	£7.60	£0.50
8+	£8.30	£8.80	£0.50
Night Charge	£1.50	£1.60	£0.10

5 SUPPORTING INFORMATION

- 5.1 The council entered a 40 year lease agreement to manage The Avenue multi-storey car park in 2017. The council also manages the High Street and Braccan Walk multi-storey car parks, and Weather Way, Albert Road and Wick Hill public car parks.
- 5.2 When car park fees are set, the council needs to consider the fee structure from a commercial perspective. The inter-relationship with the vitality of the town centre and the local businesses requires appropriate attention through detailed discussion and debate, hence why the responsibility is devolved to this Committee.

- 5.3 The lease for The Avenue car park effectively sets the method of calculating the permissible fee increases for day rate parking in the main council run car parks in the centre. Table 2, above, details the maximum permitted increase at this time.
- 5.4 In order of popularity, The Avenue, High Street, Braccan Walk and Weather Way car parks provide for the town centre shoppers' needs. These operate in competition with Princess Square and Bracknell Station (including The One) multi-storey car parks.
- 5.5 All car parks face competition from the three hours free parking in the Peel Centre and one and a half hours free parking at Waitrose. There are obligations on the relevant parties to ensure that through their own enforcement procedures, they are regulating this in order to try to deter abuse.
- 5.6 The Avenue mainly provides for shoppers' use. The High Street and Braccan Walk car parks provide for the needs of both daily and season ticket users. The Weather Way car park provides the only unrestricted height accessible public car park for town centre users.

6 ADVICE RECEIVED FROM STATUTORY AND OTHER OFFICERS

Borough Solicitor

- 6.1 No comments received.

Borough Treasurer

- 6.2 No comments received.

Equalities Impact Assessment

- 6.3 Not applicable.

Strategic Risk Management Issues

- 6.4 The council owns the High Street and Braccan Walk car parks and has taken on the rent liability for The Avenue Car Park that it now manages. All car park income is subject to variations in demand. The proposals set out the maximum level of fees that will be charged and will be applied to all off street BFC car parks.

7 CONSULTATION

Principal Groups Consulted

- 7.1 The Town Centre Regeneration Committee will be consulted with at its meeting on 9th September 2019.

Method of Consultation

- 7.2 Members of the Town Centre Regeneration Committee meeting will receive this report and be consulted with at their meeting on 9th September 2019.

Representations Received

- 7.3 None.

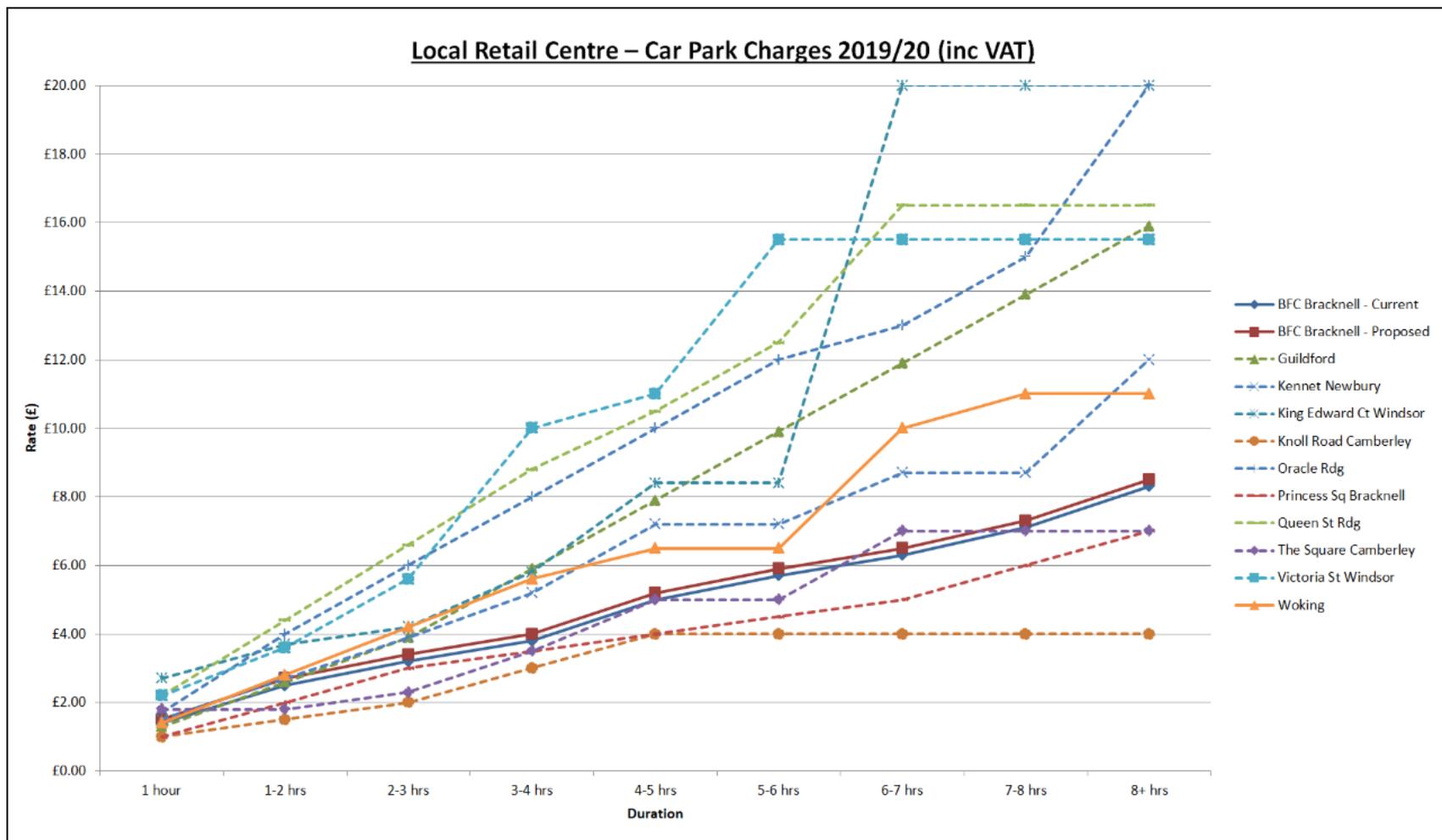
Background Papers

None

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