

REVIEW OF HOCKLEY, HULLBRIDGE AND ROCHFORD CENTRE IMPROVEMENT SCHEMES (Min 267 & 469)

1 SUMMARY

- 1.1. Report on progress on Hockley, Hullbridge and Rochford centre improvement schemes, expenditure to date and update of scheme progress, programme and estimates.

2 INTRODUCTION

- 2.1 The three schemes have been developed via Working Groups and reported to previous Committees –
- Environment Overview and Scrutiny 26 June 2002 (Scheme's Review)
 - Environmental Services – 2 October 2002 – (Reallocation of ECC funding)

3 ACTION TAKEN ON MINUTES

- 3.1 Environment Overview and Scrutiny Committee 26/6/02 Minute 267
- *Cost of Hullbridge scheme* – It is now anticipated that the final works of Phase 1 the Hullbridge scheme will be £90,000.
 - *Hullbridge, hand painting of columns* - It is not possible for the supplier to get powder coated lamp columns at that height. The columns are galvanised so the durability of the column is not a problem. Some painting was not to the required standard so the lighting contractor has repainted at no cost to the scheme.
 - *Hullbridge, no tree gratings placed* – This element is in the hands of the District Council, the location of the proposed trees and consent for them to be placed on the private forecourts has yet to be resolved.
 - *Hullbridge, missing bollard* – Has been replaced.
 - *Hullbridge, request for additional bollard outside of the Co-op* – A bollard has been installed.
 - *Wall outside the Co-Op not part of the scheme* – This was not part of the scheme. The wall is not part of the public highway and is owned by the Co-op. Proposals are being discussed with local councillors.

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- *County contribution to schemes* – Report submitted to Environmental Services Committee redistributing Local Transport Plan award for Rochford Town Centre.

3.2 Environmental Services Committee 2/10/02 - Minute 469

- *Contract 2000* – The County Council is in negotiations with both the North and South works contractors. These negotiations focus on costs, productivity and financial management.

4 SCHEME PROGRESS

HULLBRIDGE

- 4.1 The Working Group decided to concentrate on two lengths of Ferry Road and divided the scheme into two phases. It was minuted at a Working Party meeting that works would start on Phase 1 and officers would identify the possibility of using remaining monies for Phase 2. The intention was to get as much work done as possible with the money available.
- 4.2 Work started 10 March 2002 and was mostly completed by 16 June 2002.
Available finance - £100,000 Rochford District, £1,345 pledges from local residents and businesses for specific items.
Costs to date £87,739
- 4.3 Work to be completed
- Gold bands to be painted on lamp columns
 - One lighting column to be painted
 - Hanging basket brackets to be installed
 - Cycle rack to be installed
 - Root protection and tree pits and trees – Location and land owner consents required from Rochford District Council
 - Litter bin installation – Location and land owner consents required from Rochford District Council
 - Seat installation – Location and land owner consents required from Rochford District Council
 - 24seven to complete street lighting connections to four lighting columns
- 4.4 Some of the above works will be funded by the pledges made, some forms part of work already in the costs to date and the remainder should bring the final works cost of Phase 1 to about £90,000. This will leave £10, 000 from the allocation for Phase 2.
- 4.5 Phase 2 - footway adjacent to 249 to 267 Ferry Road Hullbridge, the estimate for this work given in November 2001 is £24,000. Works are

programmed to begin in the New Year. The remainder of the scheme cost will be met from the reallocated Rochford Town Centre traffic management funding.

HOCKLEY

- 4.6 The Working Group chose to prioritise the moving of overhead electricity supply to underground supply. The highway scheme was prioritised with the intent and understanding that the work would stop when the funding provided was spent on works.
- 4.7 Work started on trenching for ducting 24 March 2002 and has now been completed. The paving works began on 2 September 2002 and are programmed for completion by 15 November 2002.
Available finance - £150,000 Rochford District, £31,000 Parish Council contribution, £1,700 in pledges from businesses and a local resident for specific items. Total £182,700
- 4.8 Costs to complete duct work, £64,375 - these costs increased against the initial estimate due to the extra work required by the electricity supplier.
The current estimate for completing the paving works and the half lay-by to the end of the wide section of paving is £103,630, bringing the total scheme cost to £168,005.
- 4.9 Work to be completed
- Paving to end of wide section adjacent to Somerfield
 - Trees to be planted – works ordered for 11 November 2002
 - Litter bin installation – Locations required from Rochford District Council
 - Seat installation – Location required from Rochford District Council
 - Gold bands to be painted on lighting columns
- 4.10 The remainder of the allocated funds (£14,695) and the balance of the ECC £100,000, reallocated Rochford Town Centre money (£36,773), results in £51,468 for carrying out some paving works on the southeast side of Spa Road.

ROCHFORD

- 4.11 This scheme was started on 17 April 2002 with the traffic management measures installed in October.
Available finance - £100,000 Rochford District Council
Costs to complete work and design £140,627.
- 4.12 Work to be completed

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- Cover to be placed on chamber currently covered with plywood and supply to Christmas tree and Christmas lights to be sorted out by Parish and District Councils, County Council support has been offered.
 - Signing and lining relating to recent traffic road traffic order.
 - 24seven yet to complete lighting connections.
 - Remedial work to deal with surface water at road hump.
 - Heritage signpost ordered.
- 4.13 The increase in cost is due to –
- Larger area paved than initially anticipated (Estimate for 464m²; laid 642m²).
 - Larger central island in the square to accommodate the horse trough.
 - Increased drainage works following investigations.
 - Survey required to find location of covered wells in the square for safety reasons.
 - Need to install ductwork for BT to avoid digging up the new paving.
 - Increase in the number of seats and litter bins provided.
- 4.14 The design for the alteration of the current access/egress to Back Lane car park has been completed and the contractor has estimated the cost of the works. The estimated costs for design and construction are £2,600. Creating the new entrance via Locks Hill, if and when consents are established, is expected to cost £6,000 due to the need for works to allow for the difference in levels between the car park and Locks Hill. Estimated total for alterations £8,600.

Estimated total scheme cost £149,227

5 CRIME AND DISORDER IMPLICATIONS

- 5.1 None

6 ENVIRONMENTAL IMPLICATIONS

- 6.1 All three schemes are aimed at improving the visual environment of the areas, thereby improving the attractiveness of local shopping with a consequent reduction in car journeys.

7 RESOURCE IMPLICATIONS

- 7.1 The staff resources required to implement this scheme are met by the County Council and the Alfred McAlpine Asset Management Limited, the South Essex highway works contractor.
- 7.2 Due to the changes in costs since the report that was considered by Members of the Environmental Services Committee on 20 October

2002, the allocation of the Essex County Council Rochford Town Centre budget for this financial year needs to be redistributed.

Total available £100,000

Proportion to complete Rochford scheme and revised car park arrangements £49,227

Proportion for Hullbridge to complete phase 2 of the scheme £14,000

Proportion for Hockley to complete as much work as possible on the south east side of the road £36,773 and remainder from Hockley scheme (£14,000), giving a total of £50,773.

8 PARISH IMPLICATIONS

- 8.1 The Parish Councils have been fully involved in the development of the schemes.

9 RECOMMENDATION

- 9.1 It is proposed that the Committee **RESOLVES**

That, subject to Members views on the programme, the contents of the report and the proposed programme, together with the necessary reallocation of County Council funding be noted. (County Highways)

Nick McCullagh

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Background Papers:

None

For further information please contact Julie Martyn on (01268 771458)

**565 REVIEW OF HOCKLEY, HULLBRIDGE AND ROCHFORD CENTRE
IMPROVEMENT SCHEMES**

The Chairman welcomed County Cllr Williams and representatives of the Parish Councils to the meeting. The Committee considered the report of the Area Manager, County Highways, on the progress made with the town centre improvement schemes and the expenditure to date.

During Member debate, the following was noted/agreed:-

- disappointment that the scheme costs had proved to be much higher than originally estimated.
- a commitment to ensure that these schemes are completed as originally agreed by the Town Centre Working Groups.
- a reallocation of County Council funding would be necessary.
- the need to ensure that all snagging work is carried out.

A Member requested an update relating to a proposed meeting with the County Council regarding Websters Way. The County Councillor agreed to look at the situation and advise the Member accordingly.

County Councillor Williams expressed admiration at the financial contributions which had been received for these schemes from Parish Councils, Residents' Associations, local traders and local residents, but requested that he be kept informed should further difficulties be encountered with any of these enhancement schemes. He agreed to advise Members once a meeting date had been agreed to hear a presentation from Alfred McAlpine Asset Management Limited, the South Essex Highway works contractor. He thanked Members for inviting him to attend the meeting.

On a Motion moved by Cllr P F A Webster and seconded by Cllr M S Vince and a subsequent Motion moved by Cllr Mrs Brown and seconded by Cllr P F A Webster it was:-

Resolved

That detailed proposals relating to any new phases in the town centre enhancement schemes be reported to this Committee.

Recommended to Environmental Services Committee

That an officer from the County Council be designated as Clerk of Works to oversee the District's town centre enhancement schemes. (County Highways)