
REPORT TO: COMMUNITY SERVICES

**AGENDA
ITEM:**

14

DATE OF MEETING: 12TH JULY 2001

CATEGORY: DEL.

REPORT FROM: ECONOMIC DEVELOPMENT MANAGER

**OPEN
PARAGRAPH NO.** N/A

**MEMBERS'
CONTACT POINT:** PETER WOOLRICH (595726)

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SUBJECT: LAND OFF WILLIAM NADIN WAY

REF: PW/FUND/2.5

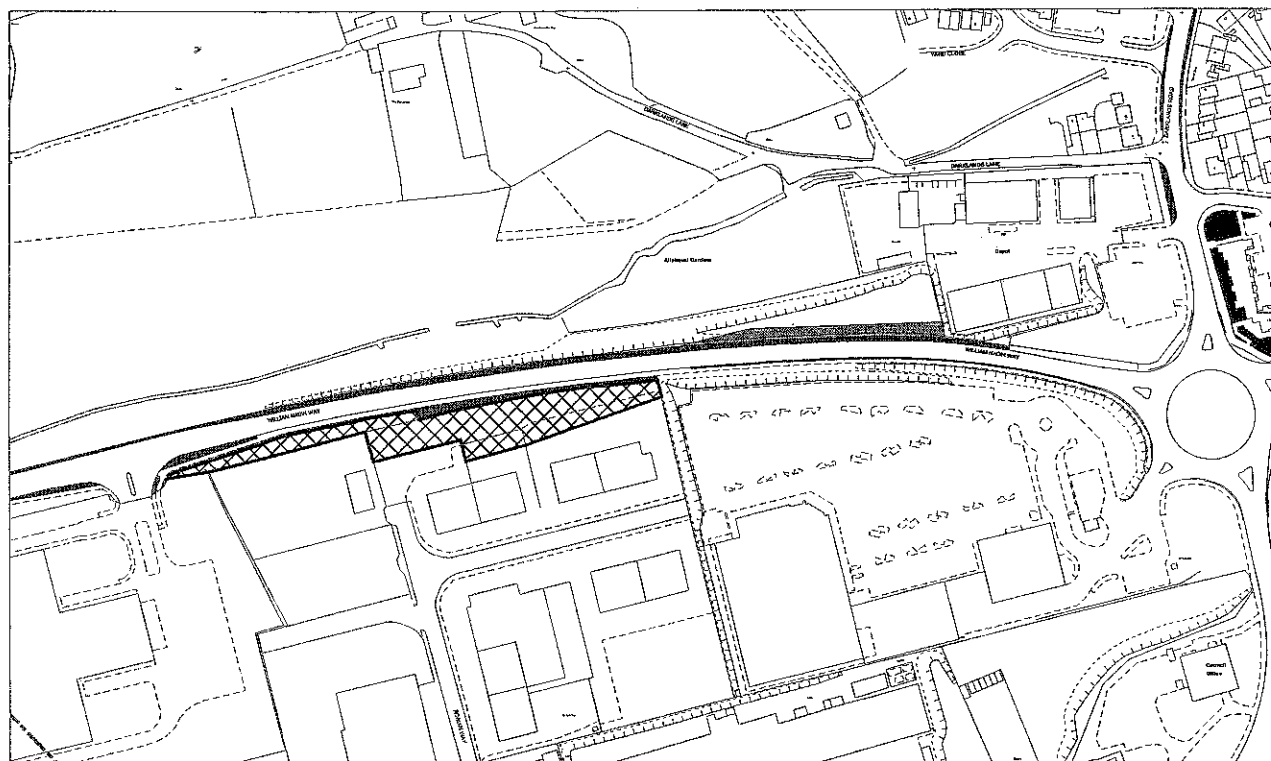
WARDS : SWADLINCOTE

1.0 Purpose of Report

1.1 To seek Member authorisation to accept the maintenance liability for amenity land off William Nadin Way, Swadlincote

2.0 Content

2.1 A key Leisure Services Service Plan and Economic Development Strategy objective was to improve the principle routes into Swadlincote. In this context, in operating and implementing the SRB2 Swadlincote Woodlands Industrial Facelift Scheme, Groundwork Erewash Valley have been negotiating with the owners of the Robian Way Industrial Estate to use part of the site to landscape the rear of the units at the rear of the estate to effect improvements to this aspect of William Nadin Way in order to enhance this important gateway into the town. The site location is as shown below whilst an outline of the scheme is attached.



2.2 The area of land lies behind the existing grass strip fronting the highway boundary to the rear of the industrial units on Robian Way including the Suma Container site. Negotiations are in hand

with the owners with a view to reaching agreement on the scheme of woodland screen planting similar to that bounding part of Sainsbury's site. Part of the existing tarmacadam road would be broken out but an informal path left to retain pedestrian/cycle access to Robian Way and Hearthcote Road

- 2.3 The initial work is to be funded with grant aid from the SRB2 Facelift programme with the first five year maintenance programme being met from a grant from the East Midland Development Agency's (EMDA) Environmental Fund. It is proposed that subsequent maintenance be incorporated into this Council's general maintenance programme.

3.0 Financial Implications

- 3.1 Council policy is normally to accept amenity land with a commuted sum equivalent to ten year's maintenance. Negotiations are presently at a critical stage but the landowners are reluctant to offer more than the value of the land as their match funding contribution to the grant.

- 3.2 Negotiations are in hand to agree the transfer of the land at a peppercorn although this will involve the costs of the conveyance of an estimated £250 of staff time falling to Legal Services.

4.0 Comment

- 4.1 The improvement of this site would make an important contribution to screening the rear of this industrial estate and enhancing this important gateway. Moreover, this scheme of dense woodland planting lends itself to self maintenance once established and further revenue costs are therefore estimated to be minimal. The Facilities and Development Manager considers that the proposals are satisfactory and that a five year maintenance period would be appropriate. The cost of transfer would have to be borne by this Authority which would count as further matched funding.

5.0 Recommendations

- 5.1 It is recommended that the Council accepts the maintenance liability for this proposed amenity land five years from completion and agrees to the staff time as '*in kind*' matched funding.

6.0 Background Papers

14th June 2001 Letter from Groundwork Erewash Valley