

# WOLVERTON AGORA REGENERATION WORKING GROUP

CHRISTIAN FOUNDATION

THURSDAY 26<sup>TH</sup> JANUARY 2023

17:00 – 18:30

## Minutes

<b>Attendees</b>	
Cllr Robert Middleton (RM)	Milton Keynes City Council
Ed Palmieri (EP)	Milton Keynes City Council
Neil Murphy (NM)	TOWN
Guy Rochez (GR)	TOWN
Hilary Saunders (HS)	Wolverton & Greenleys Town Council
Allan Nall (AN)	D W Roberts
Andy Forbes (AF)	Kings Church
Gillian Barrow Jones (GBJ)	St. George's Church
Stephen Norrish (SN)	Milton Keynes Christian Foundation
Marie Osborne (MO)	Future Wolverton
Karen Parisi (KP)	C P Locks
Taj Raja (TR)	Smart Move
Sheila Thornton (ST)	Still Green
Adrian Moss (AM)	Wolverton & Greenleys Town Council
David Beattie (DB)	Future Wolverton

<b>Apologies</b>	
Tia Castellano (TC)	TOWN
Laura Wadsworth (LW)	Milton Keynes City Council
Miles Walsh (MW)	St. George's Way Resident
Martine Harvey (MH)	Wolverton Resident
Kath Cook (KC)	Milton Keynes City Council
Francesca Vernon (FV)	St. George's Church
Maggie Pemberton (MP)	Wolverton Resident

### 1. General progress update (GR)

- GR provided update that demolition contract is complete, representing a significant milestone.
- A Pre-contract Service Agreement (PCSA) has been awarded to Willmott Dixon (WD); there was discussion on how the PCSA works – MKCC & TOWN will work with WD over coming months to finalise any design elements to

reach a fixed contract sum. Intention to enter into construction contract with WD in June, start on-site July/August.

- There were queries over the standing and quality of WD. NM confirmed they are a large national contractor with a good reputation; the WD bid was particularly strong on engagement.
- KP queried why there is a delay to construction starting now that demolition has concluded. NM noted that contractor market had led to a change in procurement approach and the requirements to ensure public procurement process is sound given potential risk of challenge/judicial review. This has added some months to the process.
- The group agreed that many members of the public want to know what is going on and that the Love Wolverton website doesn't reach lots of people. Repeated suggestion (as per previous meetings) for a display on hoarding with information on the project and possibly sign-posting where more detailed information can be viewed. The group noted this could be a relatively simple sign, but also suggested input from the Arts Steering Group.
- **ACTION:** MKCC/TOWN to get information display on hoarding.
- Clarifications on phasing – GR noted that WD programme shows SGW car park delivered first (alongside currently hoarded area) before agora car park closes.

## 2. Community Improvement District (MO)

- MO gave presentation outlining CID progress – refer to circulated slides.
- MO outlined timetable of activities ahead, notably community conversation on 17<sup>th</sup>/18<sup>th</sup> February.
- The group supported the idea of re-introducing a market and welcomed the work being done to the AgeUK shop. AN noted concerns over WC provision for the market if located on the Square; NM responded that as a market establishes it is not unusual for portaloos to be provided.
- The group discussed the current sense of disconnection of Church St from the Square, where more community activity tends to take place – i.e. Lantern festival doesn't go to Church St. The group noted the opportunities that the new development would present through the connection provided by the re-instated stretch of Radcliffe St.
- MO requested group members engage with David Moynihan from Locality who is undertaking one-to-one phone interviews about Wolverton and the CID work, and crucially what the community wish to achieve. GBJ noted that she had spoken to David and that it'd be helpful to have a brief ahead of the calls so that people can think ahead on their answers.

### 3. Parking update (GR)

- GR provided update on Parking Management Strategy for new car parking at St. George's Way. This is following discussions with MKCC Parking Services, Housing and Highways teams. The evolved proposals reflect discussions with the Steering Group at previous meetings. Detail on the proposals is provided in the attached note and plan.
- GR noted MKCC Parking Services had advised against introducing any charges given comparables with other nearby town centres and limited revenue generation.
- AN queried where 'four hours free, no return within 1 hour' had come from. GR noted this was advised by MKCC Parking Services team on the basis of the brief provided following previous consultation with the Steering Group. This amount of time will give ample time for town centre visitors.
- It was noted that longer-stay permits would be available to businesses and community uses on Church Street with a need for more than four hours parking. AF noted importance in context of King's Community Centre uses/tenants.
- There was a query over how often the MKCC Parking Enforcement Officers would visit and concern that this wasn't regular. HS noted potential of enforcement is generally a deterrent to most.
- The new areas of resident parking on St. George's Way and McConnell Drive will be un-permitted, but the need for resident permits in these areas would be kept under review.
- AN queried parking for St George's Church and potential for additional parking along St. George's Way.
  - o It was clarified that the request from GBJ was for a layby on St. George's Way or possible access from the regeneration site to allow for hearses. NM noted this hasn't disappeared and the NM/GBJ have had separate conversation. NM noted that unlikely to be part of the Regeneration development works and need to draw line somewhere, but potential to review as part of future highways work.
  - o It was noted that the quantum of parking being delivered as part of the regeneration works is defined by the planning permission for parking at the St. George's Way estate. GR noted this was on a par with current provision. *Post-meeting note: it is resident parking which is on a par with current provision; town centre parking is being provided on a par with the capacity of the Agora car park when it was partially occupied by the Covid walk-in local testing centre.*

- There was general support from the group of the proposed parking management arrangements outlined and it was noted that there would be formal public consultation on the proposal.
- **ACTION:** GR to issue parking services note with diagram/plan identifying areas referred to.

#### 4. Car park litter and community litter pick (GBJ)

- GBJ noted that since trees have been removed a lot of litter that had been concealed in vegetation has been exposed and the current visual appearance of car park is poor. GBJ suggested a community litter pick.
- The group supported this idea. It was noted that 'Wolverton Litter Pickers' have equipment. A date is to be agreed. Tea & coffee will be provided in St. George's Church.

#### 5. Update on work of Public Arts Steering Group (LW/GR)

- GR gave update on Arts Steering Group recent activity: Express newspaper published and distributed at Lantern Festival. Intention for the group to continue to identify local artists and eventually commission pieces of physical/digital art to celebrate the regeneration. Group meeting on 30th January at The Old School and open to people to join.
- MO noted next edition of The Express will have a youth-focus/ be youth-led.
- GBJ noted she had met Anwar Husain and he had expressed an interest. MO noted he was already on the Arts Group list.

#### 6. Future meeting and communications (RM/GR)

- RM noted priority to get project info up on hoarding
- Next meeting to be late March. MO highlighted that CID action plan will need to be signed-off (this needs to happen by end of March).

#### 7. AOB

- AF noted Police meeting on 7th Feb at 6:30pm. Recent criminal activity (notably stabbing) in town centre. E-Scooters also facilitating crime. RM noted police resourcing challenges and impact on policing priorities.