



**CAMBRIDGESHIRE
& PETERBOROUGH**
COMBINED AUTHORITY

Agenda Item No: 2.6

Peterborough Station Quarter (Outline Business Case and implementation)

To:	Transport and Infrastructure Committee
Meeting Date:	15 th March 2023
Public report:	Yes
Lead Member:	Cllr Anna Smith, Chair of Transport and Infrastructure Committee
From:	Robert Jones, Transport Programme Manager
Key decision:	No
Forward Plan ref:	N/A
Recommendations:	<p>The Transport and Infrastructure Committee is invited to recommend to the Combined Authority Board:</p> <ul style="list-style-type: none">a) Subject to approval from the Department for Transport of the business case, (see award letter in section 7.2), accept the Funding offer letter upon notification of funding from the Department for Levelling up, Housing and Communities (DLUHC). The authority has provisionally been awarded the sum of £47,850,000 for Peterborough Railway Station Quarter Project which is intended to be spent between 2023 - 2026.b) Subject to acceptance of the grant offer letter, to approve the release of funding of £47,850,000, funding to be released in phased stages of up to £5 million at a time to Peterborough City Council to enable the development of the Business Cases and construction of the station improvements and local area as highlighted at section 2.3 of this report; andc) To provide regular updates to the Combined Authority Board each time a £5 million spend has been made from the available funding.

- d) Delegate the authority to the Interim Director of Place and Connectivity to enter into a Grant Funding Agreement with Peterborough City Council in consultation with the Chief Finance Officer and Monitoring Officer.

Voting arrangements:

For recommendation a) - d) a vote in favour by at least two thirds of all Members (or their Substitute Members) appointed by the Constituent Councils, to include the Members appointed by Cambridgeshire County Council or Peterborough City Council, or their Substitute Members

To be carried, the vote must include the vote of the Mayor, or the Deputy Mayor when acting in place of the Mayor.

1. Purpose

- 1.1 Following the Combined Authority securing the funds for Peterborough Station Quarter, Peterborough City Council (PCC) are leading on its development. With the assistance of strategic partners such as Network Rail and London North Eastern Railways (LNER), PCC are looking to prepare a Strategic Outline Business Case (OBC). The implementation of the scheme will support investment proposals for Peterborough Railway Station and the rejuvenation of this particular part of the city.
- 1.2 In 2022, as the Strategic Transport Authority, the Combined Authority made a successful bid through to the Department for Levelling up, Housing and Communities, for the majority of the funding for this project. A copy of the 2023 award letter is included within the appendices to this report.

2. Background

- 2.1 Through close working with the Peterborough City Council (PCC), the Combined Authority sought and secured funding for the first phase of the project via a second-round bid to the Department for Levelling Up, Housing and Communities.
- 2.2 The funding is ring-fenced and can only be spent on the Station Quarter regeneration. It will now be released by the Government to allow the Peterborough Station Enhancements and Connectivity project to move forward. Additional match funding to bring the total funds up to approximately £65million is expected to come from PCC and other partners, enabling future private investment in commercial and residential development as a further phase of the Station Quarter programme.
- 2.3 The project involves creating a new western entrance to the station with a car park – to create a double-sided station – with a new wider footbridge over the train lines. This will alleviate pressure on city centre roads, making it easier and safer to travel around the city by bicycle. Green areas with biodiversity, community spaces and better connections to the city centre will make it safer and more attractive for bikes and pedestrians. To summarise the scope of the work is focused on addressing operational needs by improving passenger facilities and customer experience with a station enhancements project consisting of the following:
- Creation of a new gateway station through extension of existing assets and new build;
 - New and enhanced east station entrance;
 - Upgrade and replacement of existing footbridge;
 - New West station entrance easing passenger flows at peak commuting times and improving the operational efficiency of the Station as well as reducing congestion into the city from the west over Crescent Bridge;
 - Upgraded and extended platform canopies; and
 - Improved, safer and more direct walking and cycling connections to the city centre.
- 2.4 The project meets the overarching aims of the emerging Local Transport and Connectivity Plan, including having a significant economic impact on the city and regionally, as the city is already well connected to key areas of Eastern England and the rest of the UK. In addition, it will support Peterborough in attracting more knowledge-intensive and high-level employers through its transport links.

- 2.5 An outline business case and planning application will be submitted for the Peterborough Station Enhancements and Connectivity project next year. Construction work on the first phase could take place between 2024 and 2026, with wider development of the Station Quarter continuing up to 2028. The Combined Authority is currently working with PCC on the project management of the scheme to ensure timely and effective delivery. As part of this review consideration will be given to the relevant resources required to assist the Combined Authority and PCC.
- 2.6 The recent Combined Authority Active Travel 4 bid sought funding to improve the active travel connectivity to the new North West Rail Station.
- 2.7 Funding will be provided to Peterborough City Council to manage and co-ordinate the works.
- 2.8 Planned programme for spending of funding is to be on or before 2025/26 as allowed for by the LUF2 Prospectus on an exceptional basis. The key programme milestones are as follows but are subject to slippage awaiting Business Case Review by Government and are therefore indicative:
- Start of Outline Business Case – April 2023
 - Outline Planning Consent for Station Quarter Masterplan – July 2023
 - Start on Site for Station Connectivity Enhancements – January 2024
 - Full planning permission secured – March 2024
 - Completion of Station Connectivity Enhancements – June 2024
 - Detailed Design and Procurement for Main Works – July 2024
 - Full Business Case – September 2024
 - Lease Agreements Signed and Relocation of Existing Car Parking Spaces – October 2024
 - Start on Site for Main Works – January 2025
 - Completion of Station Access Enhancements – September 2025
 - Completion of New Western Entrance and Car Parking – December 2025
 - Completion of Eastern Station Improvements and New Footbridge– March 2026.
- 2.9 Elements of the Station Quarter scheme will continue beyond March 2026, particularly the relocation of the Network Rail MDU and the resulting commercial and residential development, but these elements are not being funded through LUF

3. Financial Implications

- 3.1 All Combined Authority funding for this project will be from levelling up grant. Subject to the approval of the business case by DfT and signing of a Grant Funding Agreement with PCC the estimated profile of expenditure on this project would be as follows:

2023/24	2024/25	2025/26	Total
£	£	£	£
4,388,500	21,665,500	21,796,000	47,850,000

- 3.2 The profile illustrates the planned spend profile over the forthcoming financial years.

4. Legal Implications

- 4.1 There will be agreements in place between Combined Authority and PCC in the form of a Grant Funding agreement (GFA). PCC will be managing the funding from third parties and will have contracts directly with these organisations, including Network Rail.

5. Public Health Implications

- 5.1 The proposed improvements, including a new station entrance to the North West will facilitate greater access to and from the improved Railway station infrastructure. There are plans to improve active travel and public transport connectivity facilities.
- 5.2 The project is expected to reduce carbon emissions through an increase in rail patronage and reduction in private vehicle use. The increase in rail patronage will be driven by improved station facilities, better access to the station by pedestrians, cyclists and buses, enhanced car parking, and new active travel connections between the station and the rest of Peterborough.

6. Environmental and Climate Change Implications

- 6.1 Peterborough Station Quarter is expected to reduce carbon emissions through an increase in rail patronage and reduction in private vehicle use. The increase in rail patronage will be driven by improved station facilities, better access to the station by pedestrians, cyclists and buses, enhanced car parking, and new active travel connections between the station and the rest of Peterborough.
- 6.2 A key part of the project is the provision of a new western station entrance and associated car parking facilities. The station is currently only accessed directly from the eastern side of the rail lines, including all car parking provision. This means that passengers accessing the rail station often need to travel further than is necessary, adding to walking and cycling distances and increasing highway congestion and carbon emissions.
- 6.3 In addition, low carbon technology will be used through the project's design, construction, and operational phases. The intention is to work closely with our project partners and their procurement specialists to ensure that carbon emissions throughout the design stage are carefully considered and designed out where possible embracing the principles of the circular economy.
- 6.4 Currently, surface car parking facilities make up approximately 48,000m² of space in the vicinity of Peterborough Station. This constitutes a large area of paved surfaces, void of any aspects of natural capital.
- 6.5 This project aims to consolidate these surface car parks to unlock this land for other uses. This will allow the incorporation of natural capital elements into the design – particularly into the proposed public realm features.
- 6.6 The project team is aware of the upcoming requirements in the Environment Act 2021 to mandate a 10% measurable increase in biodiversity post development and the recommendations of the Independent Commission on Climate accepted by the Combined Authority to consider biodiversity net gain targets higher than the proposed mandatory

minimum, recognising that the area is one of the most nature depleted in the country and therefore needs to kick-start its recovery faster than other areas.

- 6.7 The project will seek to ensure this requirement is met with a significant measurable improvement in comparison to what is currently located within the vicinity of the station. These elements may include the planting of trees/vegetation and provision of landscaped green spaces specifically designed to benefit the biodiversity in the vicinity of this location.

7. Other Significant Implications

- 7.1 This project has an overall objective to improve the connectivity and open up the development potential both in and around Peterborough Railway Station. Making a new access into the railway station, improvements to the internal layout and footbridge of the railway station, along with the relocation of a railway maintenance facility, opens up the development potential and connectivity of the transport connectivity to the City and all around the footprint of Peterborough Station Quarter.
- 7.2 This phase of the project is intended to be the first of many future schemes to develop the connectivity of the Railway station to the City of Peterborough and the University of Peterborough (ARU Peterborough).

8. Appendices

- 8.1 There are no appendices.

9. Background Papers

- 9.1 Link to previous Strategic Outline Business Case (SOBC) stage funding approval to the Business and Skills team.

[Document.ashx \(cmis.uk.com\)](#)

- 9.2 link to letter dated 19th January 2023 received from department for Levelling up ,Housing and Communities;

[CPCA Team Site - LUF20110 - Cambridgeshire and Peterborough Combined Authority.pdf - All Documents \(sharepoint.com\)](#)