

## **CCTV Relocation – Project Briefing Note**

### **Background**

The regeneration of Stevenage Town Centre is the top priority for the residents of Stevenage and Stevenage Borough Council. The council adopted the Stevenage Central Framework in 2015 which set out for how this regeneration will take place. In 2017 Stevenage Borough Council began the process of securing a development partner for SG1, the first phase of this regeneration, a £350m Town Centre regeneration scheme in the heart of Stevenage. The private investment for SG1 has been secured by utilising public sector assets, working in partnership to lay the foundations for the transformation of Stevenage.

The SG1 red line area is shown below and includes Swingate House, surface level carparks, the current SBC offices, Bus Station, The Plaza, Health and library sites. This site was chosen as it has very high levels of public ownership enabling the greatest control of a scheme.



Over the past twelve months, the Council has conducted an OJEU competitive dialogue procurement process for SG1, and has now secured Mace as its development partner, bringing the plans a step closer to reality. The Council still needs to finalise the Development Agreement and go through the planning process, but delivery plans are now being formalised across multiple areas.

As the Council moves from a procurement stage to a delivery stage, consideration is being given to the closure and redevelopment of Swingate House and other public sector assets included in the early phases. This necessitates the relocation of the existing CCTV control room to an alternative location.

## **Key Principles**

As landlord, and a committed member of the CCTV Partnership, we recognise our duty to relocate the facility. The following principles have been developed thus far:

- Relocate the control room with minimum downtime and disruption possible; new control room to be built before the existing is de-commissioned
- Relocate and Replace equipment on at least a like for like basis, as well as identify opportunities for upgrades that could be undertaken as spend to save options. These opportunities will come back to the Board.
- Ensure external technical expertise is engaged from the start of the project

Members may wish to comment upon the principles.

## **Steps taken to date**

The following actions have already been taken:

- £1m of funding secured for the relocation of the control room
- Appointment of SGW technical consultants through a competitive tender process to provide technical advice and support
- Development of a specification to procure an integrator company for the technical design, implementation, testing and maintenance of the new facility
- Identification of parameters for a new site, which will minimise technical disruption and ensure a high-quality facility can be delivered

## **Next steps**

SBC has suggested relocating the Control Room to its depot at Cavendish Road. However it is noted that the partner authorities may wish for other site options to be explored subject to the sites being able to meet the technical requirements. That being the case it would be helpful to know what the other site options are in the near future in order that they may be considered accordingly.

SGW consultants, supported by resource from SBC are finalising the technical specification and developing options for the relocation of the control room. The specification and parameters for a new site will be shared with the partner authorities for comment. Post consideration the next steps are as follows:

- Finalise tender specification and secure a specialist integrator to design and implement the new facility. This will be weighted in favour of quality to ensure an industry-leading company is secured.
- Present technical solution to the CCTV Board leading to a preferred site being selected
- Build and fit-out new facility prior to de-commissioning the existing facility

The outline timetable is to secure an integrator by the end of May 2018; and design, build and test the new facility by the end of December 2018.