

Overview and Scrutiny – Executive Member Bi-Annual Update March 2026

Councillor David Palethorpe– Executive Member for Assets, Estates, Major Projects and Communications

<p>Services and legal responsibilities covered by Executive Member remit:</p>	<p>Cllr David Palethorpe – Deputy Leader Portfolio: Economic Development, Assets, Major Projects & Communications Period Covered: October 2025-March 2026 Overview and Strategic Direction</p> <p>The portfolio has continued to focus on consolidating the Council’s major capital projects, ensuring robust governance through the implemented Project Assurance Board (PAB), and maintaining discipline on spending, sequencing, and communications.</p> <p>The Corporate Landlord Model has ensured that all projects are centrally led, with service areas acting as clients rather than delivery leads and the assets team supporting decisions taken and requests from client teams. This process has strengthened accountability, cost control, and capacity management ahead of the proposed LGR May 2027 timeframe.</p> <p>The emphasis has been on:</p> <ul style="list-style-type: none"> • The development of a Newton Abbot regeneration Master Plan working with the Newton Abbot Town Council, Homes England and Stakeholders. • Maintaining professional and financial discipline in the Capital Programme, including S106/CIL usage and prioritised delivery sequencing. • Ensuring a legal and governance-led approach to delivering projects and supporting client teams. • Ensuring assets and transfer discussions continue in accordance with the Strategic Asset Policy as agreed by Full Council • Supporting community infrastructure investment (play parks, public conveniences, bowls clubs) via equitable, evidence-led funding.
<p>Strategic Plan objectives</p>	<p>Strategic Headlines</p> <ul style="list-style-type: none"> • Delivery-critical phase across key projects (Market Hall, Bradley Lane, Sherborne, play parks). • Control (comms + governance) is now the biggest delivery risk. • Financial pressure is increasing and shaping decisions (CIL, schools, leisure). • LGR is driving urgency – need visible outcomes before reorganisation.

<p>Service Delivery updates (inc. budget monitoring, performance information, risks, customer feedback)</p>	<p>Future High Street Fund (FHSF)</p> <ul style="list-style-type: none">• A lessons learned review is being developed to assess delivery of the programme.• Overview and Scrutiny may consider being the focus to gather wider stakeholder input.• Review to include both challenges and positive outcomes to inform future projects. <p>Bradley Lane and Newton Abbot Master Planning</p> <ul style="list-style-type: none">• Bradley Lane feasibility study housing development progressing.• Work to align development with the wider Newton Abbot masterplan.• Consideration of balance between:<ul style="list-style-type: none">○ capital receipt from land, and○ delivery of affordable or specialist housing. <p>Leisure and Wellbeing</p> <ul style="list-style-type: none">• Dawlish Leisure Centre project progressing through feasibility stages.• Initial indications of a potential funding gap; further detailed reporting requested.• Active Wellbeing Strategy is in development with draft objectives being prepared. <p>Governance and Performance (One Teignbridge)</p> <ul style="list-style-type: none">• Work underway to establish a clearer governance framework for delivery of the One Teignbridge Strategy.• Proposals include:<ul style="list-style-type: none">○ themed oversight groups,○ improved alignment with Executive portfolios,○ structured reporting to Executive and Overview and Scrutiny. <p>Community Infrastructure Levy (CIL)</p> <ul style="list-style-type: none">• Revised CIL charging schedule awaiting Local Plan Inspector's report.• Expected to be presented to Full Council in due course.• Ongoing need to ensure prioritisation and alignment of infrastructure funding. <p>Play Parks Capital Programme</p> <ul style="list-style-type: none">• £1 million funding allocation approved.
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	<ul style="list-style-type: none">• An asset priority is required, including:<ul style="list-style-type: none">○ number and location of sites,○ condition assessments,○ estimated maintenance and replacement costs. <p>School Infrastructure</p> <ul style="list-style-type: none">• Increased cost pressures identified (e.g. Bovey Tracey school project).• Feasibility works ongoing for alternative delivery approaches (e.g. Canada Hill expansion).• Further financial clarity required before decisions are made. <p>Governance Processes</p> <ul style="list-style-type: none">• Reinforcement of the need for requests to officers to be managed through formal governance processes.• Aim is to ensure:<ul style="list-style-type: none">○ effective prioritisation,○ alignment with agreed work programmes,○ efficient use of officer capacity. <p>Asset Transfers and Estates</p> <ul style="list-style-type: none">• Engagement ongoing with town and parish councils regarding potential asset transfers.• Transfers may be considered at nominal value where appropriate to support continued community use.• Discussions vary by location and will continue. <p>Major Projects and Delivery Risks</p> <ul style="list-style-type: none">• Review underway of project management arrangements for Sherborne House car park.• Ongoing monitoring of delivery capacity across major projects.• Continued management of operational risks and dependencies across the capital programme. <p>Key Next Steps</p> <ul style="list-style-type: none">• Progress Market Hall legal completion and operator mobilisation.• Complete FHSF lessons learned review.• Develop play parks asset priority baseline.• Bring forward detailed Dawlish leisure centre report.• Progress governance framework for One Teignbridge.• Continue engagement on asset transfers.
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<p>Upcoming decisions, how Overview and Scrutiny can support the delivery of the strategic plan or any other information relevant for the Overview and Scrutiny Forward Plan</p>	<p>Overview and Scrutiny may wish to consider carrying out Scrutiny of the delivery of Major projects, One Teignbridge Governance arrangements, Asset Transfer arrangements, FHSF lessons learned review, As set out in this report</p>
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