



The 'Better Decision Making' tool has been designed to help you consider the impact of your proposal on the health and wellbeing of communities, the environment, and local economy. It draws upon the priorities set out in our Council Plan and will help us to provide inclusive and discrimination-free services by considering the equalities and human rights implications of the decisions we make. The purpose of this tool is to avoid decisions being made in isolation, and to encourage evidence-based decision making that carefully balances social, economic and environmental factors, helping us to become a more responsive and resilient organisation.

The Better Decision Making tool should be used when proposing new projects, services, policies or strategies, or significant amendments to them. The tool should be completed at the earliest opportunity, ideally when you are just beginning to develop a proposal. However, it can be completed at any stage of the decision-making process. If the tool is completed just prior to the Executive, it can still help to guide future courses of action as the proposal is implemented.

**The Better Decision Making tool must be attached as an annex to Executive reports. A brief summary of your findings should be reported in the One Planet Council / Equalities section of the report itself.**

Guidance to help you complete the assessment can be obtained by hovering over the relevant question.

Please complete all fields. If you wish to enter multiple paragraphs in any of the boxes, hold down 'Alt' before hitting 'Enter'.

## Introduction

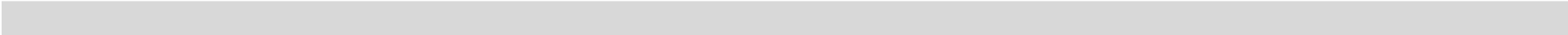
<b>Service submitting the proposal:</b>	Regeneration and Asset Management
<b>Name of person completing the assessment:</b>	Sue Houghton
<b>Job title:</b>	Commercial Project Officer
<b>Directorate:</b>	Economy and Place
<b>Date Completed:</b>	12.4.18
<b>Date Approved</b> (form to be checked by head of service):	13.4.18

## Section 1: What is the proposal?

1.1	<b>Name of the service, project, programme, policy or strategy being assessed?</b>
	This report to Executive seeks approval for the preferred Castle Gateway masterplan and two packages of work (work package 1 and work package 2) on land at St George's Field, Castle Mills, Fishergate gyratory, the Eye of York and Castle Car Park, the rear of the Coppergate Centre, land to the rear of Castle Museum, Castlegate and 17-21 Piccadilly. In the context of the One Planet Council Better Decision Making Tool, future work for these elements will be the subject of separate assessments in preparation for future decisions.
1.2	<b>What are the main aims of the proposal?</b>
	The overall aim of the Castle Gateway project is to regenerate the Castle Gateway area, improving the locality and maximising social and economic benefits for the city. The aim of the preferred masterplan is to set a framework and spatial vision and provide planning and development principles to guide development of the area over a 10-20 year period. The work packages have been structured in a way that allows discrete elements of the masterplan to be funded and progressed to the next stage of delivery.
1.3	<b>What are the key outcomes?</b>
	<p>Masterplan outcomes will include economic and environmental benefits, the delivery (and funding) of infrastructure improvements, dealing with matters such as congestion and increased flood resilience. Critically a key outcome will also be to increase the sense of York Castle Gateway as a valuable and well-used part of the City of York on the part of residents, visitors and businesses.</p> <p>Key outcomes of the work packages 1 and 2 will be to remove car parking from the setting of Clifford's Tower and the Eye of York and provide replacement modern city centre car parking in a new multi-storey car park at St George's Field. It will also allow work to fund and progress delivery of:</p> <ul style="list-style-type: none"> <li>- A new residential and leisure building at the rear of the Coppergate Centre.</li> <li>- New public space around Clifford's Tower and the Eye of York.</li> <li>- Better pedestrian and cycle routes throughout the area.</li> <li>- New residential and commercial development at Castle Mills Car Park and 17-21 Piccadilly.</li> <li>- Improvements to public spaces and streetscapes throughout the area.</li> </ul> <p>Progression of the masterplan will also support the York Museums Trust ambitions for the Castle Museum.</p>

## Section 2: Evidence

2.1	<p><b>What data / evidence is available to support the proposal and understand its likely impact?</b> (e.g. hate crime figures, obesity levels, recycling statistics)</p> <p>The Castle Gateway scheme is embedded in the Local Plan and is underpinned by evidence base work undertaken to support the Plan. Site specific technical work undertaken to support the masterplan includes the Castle Piccadilly Engineering Constraints Study (Arup 2015) and transport technical work undertaken by WSP (2017). The Castle Piccadilly Planning Brief, which was agreed in 2006, also provides an important evidence base. A list of relevant documents to support the masterplan can be found in Appendix 1 of the BDP Masterplan Stage 1 Report (March 2018). A technical review of transport proposals can be found in Appendix 1 of the BDP Masterplan Stage 2 Report (December 2017). Both documents are attached as annexes to this Executive report.</p>
2.2	<p><b>What public / stakeholder consultation has been undertaken and what were the findings?</b></p> <p>A bespoke, comprehensive approach to public consultation and engagement has been undertaken over the past 12 months from a very early stage in the project and will continue on an ongoing basis. An advisory group of principal land holders and custodians for this area of the city has provided advice and critical challenge to emerging masterplan proposals. My Castle Gateway, a long term bold and innovative public engagement initiative, has reached a diverse audience through a wide range of participatory approaches including social media (Facebook, twitter, instagram and YouTube channels), events, walks, talks and debates. Further detail can be found online on the My Castle Gateway website. My Castle Gateway is an ongoing and open conversation which has ensured that the public has been involved from the very early stages of visioning and masterplanning and will continue to be involved through the delivery stages of the project and beyond. In addition, officers have regularly engaged with other key stakeholders with an interest in the area and internally with Members and council officers.</p>
2.3	<p><b>Are there any other initiatives that may produce a combined impact with this proposal?</b> (e.g. will the same individuals / communities of identity also be impacted by a different project or policy?)</p> <p>Wider development, cultural and transport and other infrastructure related initiatives will have impacts when considered in combination with the Castle Gateway scheme. Strategic cumulative assessment of these issues will be undertaken as part of the strategic plan/development planning process.</p> <p>Further modelling and assessment will be undertaken in connection with development of proposals as they come forward and will have due regard to cumulative issues (internal and external to the project). The most appropriate forms of mitigation will be applied and this will form the evidence and basis for future consultation/further Council decisions on scheme delivery detail.</p>



**Section 3: Impact on One Planet principles**

Please summarise any potential positive and negative impacts that may arise from your proposal on residents or staff. This section relates to the impact of your proposal on the ten One Planet principles.

For 'Impact', please select from the options in the drop-down menu. If you wish to enter multiple paragraphs in any of the boxes, hold down 'Alt' before hitting 'Enter'.

**Equity and Local Economy**

Does your proposal?	Impact	What are the impacts and how do you know?
3.1 Impact positively on the business community in York?	Positive	The decision to progress work packages 1 and 2 will help to deliver new commercial development which will promote private sector employment growth and increase footfall through the area. Investment in infrastructure will help to create conditions which are attractive to do business in York. New residential development will help to meet York's housing requirements for affordable housing. The impact of the proposals on the business community in York will be the subject of future assessment.
3.2 Provide additional employment or training opportunities in the city?	Positive	As above. The new Piccadilly city centre neighbourhood will create conditions which are attractive to local and independent business. The Spark York initiative at 17-21 Piccadilly aims to bring people and businesses together in a creative and low cost way, creating opportunities for a progression of new jobs over the short to longer term. SparkYork will also set a precedent for other redevelopment sites within the city.
3.3 Help improve the lives of individuals from disadvantaged backgrounds or underrepresented groups?	Neutral	

**Health & Happiness**

Does your proposal?	Impact	What are the impacts and how do you know?
3.4 Improve the physical health or emotional wellbeing of residents or staff?	Positive	It is considered that delivery of the key outcomes identified in 1.3 of this assessment will ultimately deliver net benefits to the city. The scheme proposals will ultimately deliver different typologies of high quality public space where people will be able to come together and participate in a range of activities and events.
3.5 Help reduce health inequalities?	Positive	It is considered that delivery of the key outcomes identified in 1.3 of this assessment will ultimately deliver net benefit to the city in terms of air quality, accessibility and amenity. One of the emerging themes from the My Castle Gateway project was for public areas that people could use without spending money, and this has formed a key part of the masterplan.
3.6 Encourage residents to be more responsible for their own health?	Positive	As above.
3.7 Reduce crime or fear of crime?	Positive	New buildings, infrastructure and public realm will be designed to modern standards of construction and Secure by Design principles. It will also bring back in to use vacant and derelict buildings which present a risk of anti-social behaviour. The decision to progress work packages 1 and 2 will help deliver a scheme with net benefits to the City.
3.8 Help to give children and young people a good start in life?	Positive	The procurement of construction contracts would be subject to council policies on promoting apprenticeships. The next stage of work will also explore opportunities for children's play areas, and will support the Castle Museum's ambitions for expansion.

**Culture & Community**

Does your proposal?	Impact	What are the impacts and how do you know?
3.9 Help bring communities together?	Positive	The decision to progress work packages 1 and 2 will ultimately deliver high quality public space at the Eye of York and Castle area where people will be able to come together and participate in a range of activities and events. New and improved routes for pedestrians and cyclists will facilitate movement and accessibility to public spaces. This will help to deliver a scheme with net benefits to the City.
3.10 Improve access to services for residents, especially those most in need?	Positive	Improved cycle and pedestrian routes will improve transport options for those on low incomes and mobility problems.
3.11 Improve the cultural offerings of York?	Positive	The proposal to close and replace Castle Car Park with a new area of public realm is specifically intended to achieve this objective. The decision to progress work packages 1 and 2 will help deliver a scheme with net benefits to the City. The masterplan also proposes a number of options that could help the York Museums Trust realise cultural ambitions for the Castle Museum.
3.12 Encourage residents to be more socially responsible?	Neutral	

**Zero Carbon and Sustainable Water**

Does your proposal?	Impact	What are the impacts and how do you know?
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3.13	Minimise the amount of energy we use and / or reduce the amount of energy we pay for? E.g. through the use of low or zero carbon sources of energy?	Positive	Detail design of a new multi-storey car park at St George's Field will consider interventions to deliver an energy efficient building and electric car charging points. The public infrastructure improvements will also improve sustainable transport routes in to the city.
3.14	Minimise the amount of water we use and/or reduce the amount of water we pay for?	Neutral	

**Zero Waste**

Does your proposal?		Impact	What are the impacts and how do you know?
3.15	Reduce waste and the amount of money we pay to dispose of waste by maximising reuse and/or recycling of materials?	Neutral	

**Sustainable Transport**

Does your proposal?		Impact	What are the impacts and how do you know?
3.16	Encourage the use of sustainable transport, such as walking, cycling, ultra low emission vehicles and public transport?	Positive	Masterplan proposals will help to promote a shift towards sustainable transport by improving pedestrian and cycle networks. The decision to progress work packages 1 and 2 will help to deliver an attractive new riverside pedestrian and cycle route from the south of the city in to the Eye of York and Castle area and connect with Piccadilly via a new pedestrian/cycle bridge across the River Foss. A new 'supercrossing' will facilitate pedestrian/cycle access across the gyratory. The proposals will be the subject of further and subsequent evidence base work and Member approvals.
3.17	Help improve the quality of the air we breathe?	Positive	Proposals to promote a shift towards sustainable transport will help to reduce carbon emissions and mitigate against poor air quality. Detail design of a new multi-storey car park at St George's Fields will also seek to deliver interventions to reduce carbon emissions and mitigate against poor air quality (such measures could include for example the introduction of electric vehicle charging points and anti-idling). Further detail on impacts and mitigation will be subject to further assessment and consideration by Members.

**Sustainable Materials**

Does your proposal?		Impact	What are the impacts and how do you know?
3.18	Minimise the environmental impact of the goods and services used?		

**Local and Sustainable Food**

Does your proposal?		Impact	What are the impacts and how do you know?
3.19	Maximise opportunities to support local and sustainable food initiatives?	Neutral	

**Land Use and Wildlife**

Does your proposal?		Impact	What are the impacts and how do you know?
3.20	Maximise opportunities to conserve or enhance the natural environment?	Positive	The decision to progress work package 2 will allow new riverside habitat to be created as part of the new River Foss walk which will help to enhance the city's biodiversity. There could potentially be some loss of trees as a result of masterplan proposals. This will be mitigated by detailed landscape proposals incorporating new and replacement tree planting and increased green landscaping at St George's Field. The proposals will be the subject of further and subsequent evidence base work and Member approvals.
3.21	Improve the quality of the built environment?	Positive	The proposals to close and replace Castle Car Park with a new area of public realm and to provide a new building which will reduce the negative impact of the rear of the Coppergate Centre and servicing yard, are specifically intended to achieve this objective. The decision to progress work packages 1 and 2 will help deliver a scheme with net benefits to the City.
3.22	Preserve the character and setting of the historic city of York?	Positive	This objective has been positively considered in the masterplan framework and will deliver net benefits to the City. The proposal to close and replace Castle Car Park with a new area of public realm is specifically intended to achieve this objective. The decision to progress work package 2 will allow further assessment and consideration of the impact of the proposed public realm and new building on the city's heritage assets. Detail design of a new multi-storey car park at St George's Field will also assess and consider the impact of the proposed building on the historic city and heritage assets in this area. The proposals will be subject of further and subsequent evidence base work and Member approval.
3.23	Enable residents to enjoy public spaces?	Positive	The decision to progress work packages 1 and 2 will ultimately deliver high quality public space at the Eye of York and Castle area where people will be able to come together and participate in a range of activities and events. New and improved routes for pedestrians and cyclists will facilitate movement and accessibility to public spaces. This will help to deliver a scheme with net benefits to the City.

3.40	<b>Additional space to comment on the impacts</b>		
This high level assessment can be used to assess the project at key stages in its development.			



### Section 4: Impact on Equalities and Human Rights

Please summarise any potential positive and negative impacts that may arise from your proposal on staff or residents. This section relates to the impact of your proposal on **advancing equalities and human rights** and should build on the impacts you identified in the previous section.

For 'Impact', please select from the options in the drop-down menu.

If you wish to enter multiple paragraphs in any of the boxes, hold down 'Alt' before hitting 'Enter'

#### Equalities

Will the proposal **adversely impact** upon 'communities of identity'?

Will it **help advance equality** or **foster good relations** between people in 'communities of identity'?

		Impact	What are the impacts and how do you know?
4.1	<b>Age</b>	Positive	New and improved public spaces will ultimately accommodate a diverse range of uses and activities for people of different ages from young people to older residents.
4.2	<b>Disability</b>	Mixed	The proposals will ultimately deliver modern standards or accessibility and legibility in the public realm, streetscape and new buildings. However, relocation of parking from Castle Car Park to the new multi-storey car park on St George's Field is likely to have a negative impact on disabled users who currently park in Castle Car Park.
4.3	<b>Gender</b>	Neutral	
4.4	<b>Gender Reassignment</b>	Neutral	
4.5	<b>Marriage and civil partnership</b>	Neutral	
4.6	<b>Pregnancy and maternity</b>	Neutral	
4.7	<b>Race</b>	Neutral	
4.8	<b>Religion or belief</b>	Neutral	
4.9	<b>Sexual orientation</b>	Neutral	
4.10	<b>Carer</b>	Neutral	
4.11	<b>Lowest income groups</b>	Positive	New and improved public spaces will ultimately accommodate a range of uses, activities and events which can be accessed and enjoyed at low or no cost to residents.
4.12	<b>Veterans, Armed forces community</b>	Neutral	

#### Human Rights

Consider how a human rights approach is evident in the proposal

		Impact	What are the impacts and how do you know?
4.13	Right to education	Neutral	No direct impacts
4.14	Right not to be subjected to torture, degrading treatment or punishment	Neutral	No direct impacts
4.15	Right to a fair and public hearing	Positive	Public engagement and consultation was designed and undertaken to ensure that this objective is achieved.
4.16	Right to respect for private and family life, home and correspondence	Neutral	No direct impacts
4.17	Freedom of expression	Positive	Public engagement and consultation was designed and undertaken to ensure that this objective is achieved.
4.18	Right not to be subject to discrimination	Neutral	
4.19	Other Rights	Neutral	

4.20 **Additional space to comment on the impacts**

The public engagement and consultation process was designed to ensure that these objectives were achieved. The My Castle Gateway initiative has ensured that the public has had an opportunity be involved in the visioning and masterplanning from a very early stage and will continue to be involved through the delivery stages of the project and beyond.





**Section 5: Planning for Improvement**

5.1	<b>What have you changed in order to improve the impact of the proposal on the One Planet principles?</b> (please consider the questions you marked either mixed or negative, as well as any additional positive impacts that may be achievable)
	Development of the January 2017 vision and preferred masterplan for the Castle Gateway project has gradually evolved through a participatory process of engagement with the public and stakeholders over the past 12 months. The My Castle Gateway initiative has been instrumental in enabling the community to shape the emerging proposals and changes have been reflected and embedded in the masterplan as part of an iterative and ongoing process. This has resulted in an overall positive impact of the proposals on One Planet principles and has helped to identify areas where further work will be required help mitigate potential negative impacts on the principles (eg. impact on disabled parking provision, impact on the historic city, and impact on air quality).

5.2	<b>What have you changed in order to improve the impact of the proposal on equalities and human rights?</b> (please consider the questions you marked either mixed or negative as well as any additional impacts that may be achievable)
	See above.

5.3	<b>Going forward, what further evidence or consultation is needed to ensure the proposal delivers its intended benefits?</b> e.g. consultation with specific vulnerable groups, additional data)
	The level and type of further public consultation and engagement will reflect the different stages of delivery of the various elements of the proposals. My Castle Gateway will continue to engage with the public to develop a public brief for the Eye of York and Tower Gardens. As individual projects within the overall Castle Gateway scheme are progressed, consultation with specific stakeholders and groups will build on engagement undertaken to date.

5.4	<b>Please record any outstanding actions needed to maximise benefits or minimise negative impacts in relation to this proposal?</b> (Expand / insert more rows if needed)
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Action	Person(s)	Due date

**In the One Planet / Equalities section of your Executive report, please briefly summarise the changes you have made (or intend to make) in order to improve the social, economic and environmental impact of your proposal.**