



PIPELINE PROJECTS 2022 TO 2027

March 2022

Sandwell Metropolitan
Borough Council

| Category | Project | Town* ¹ | Developer | Funding Source | Investment Amount* ² | Planning Ref. | Delivery | Outcomes | No. of Jobs | No. of Apprenticeships | No. of Construction Jobs* ³ | No. of New Homes | New Floor-space (sq.ft) | Land remediated (ha) | Other outcomes | Delivery Stage* ⁴ |
|----------------|--|--------------------|-------------------------------------|---------------------------------|---------------------------------|-----------------------|----------|-------------------------|-------------|------------------------|--|------------------|-------------------------|----------------------|---|------------------------------|
| Sustainability | Retrofitting of relevant Council House Stock * ⁵ | Borough | Sandwell Council | HRA and Government Grant | £155,565,000.00 | Permitted Development | 2027 | Jobs | | 20 | 400 | | | | Improvement of energy efficiency within council house stock | Delivery |
| Sustainability | Heat Network (Development Phase) | West Bromwich | Sandwell Council | Government (BEIS) and HRA | £390,000.00 | | 2022 | Outline Business Case | | | | | | | Outline Business Case - July 2022 | Concept |
| Sustainability | Waste to Energy Plant - Enfinium | West Bromwich | Enfinium | Private Sector | £300,000,000.00 | DC/17/61177 | 2025 | Jobs | 40 | 4 | 400 | | 107,639 | 2 | Low carbon energy + heat production | PPA |
| Sustainability | Battery Energy Storage Site | West Bromwich | TBC (AVON Utilities and Generation) | Private Sector | £40,000,000.00 | Pre-app | 2024 | Jobs | 20 | 2 | 264 | | | 1.343 | Battery energy storage sites are a key enabler in reducing carbon emissions and storing energy from clean energy sources. | Concept |
| Sustainability | Grid Scale Battery Storage Facility | West Bromwich | Pivot Power (EDF Renewables) | Private Sector | £30,000,000.00 | DC/20/64437 | 2022 | Jobs | 20 | 2 | | | | 1.42 | Battery energy storage sites are a key enabler in reducing carbon emissions and storing energy from clean energy sources. | Delivery |
| Digital | Improving Digital Connectivity | Borough | BT Openreach | Private | £30,000,000.00 | | 2024 | Full Fibre Connectivity | | 2 | 0 | | | | 70,000 further premises connected - homes / businesses (100k total) | Delivery |
| Employment | Metro Depot | Wednesbury | TfWM Schemes | CRSTS | £50,000,000.00 | | 2027 | Jobs | | 2 | 460 | | | | | Business Case |
| Employment | International Distribution & Manufacturing Facility, Land off Coneygre Rd, Coneygre Ind Estate area, DY4 8XP | Tipton | Coneygree Redevelopments Ltd | Private and WMCA Rem Fund (TBC) | £40,000,000.00 | DC/21/66125 | 2023 | Commercial Floorspace | 150 | 1 | 153 | | 230,000 | 6.92 | 230,000 sq.ft of B2 and B8 uses | Business Case |
| Employment | Operational Hub for West Midlands Ambulance Service. Land off Shidas Lane, Oldbury, B62 2BP | Oldbury | Stoford | Assura PLC | £22,000,000.00 | DC/20/65084 | 2022 | Commercial Space | 475 | 6 | 0 | | 76,230 | 2.84 | | Delivery |
| Health | Sandwell Aquatic Centre | Smethwick | Sandwell Council | SMBC; BCLEP; WMCA; DCMS/OC | £89,600,000.00 | DC/19/62642 | 2023 | Jobs | | 16 | 254 | | 161,458 | | 5.42ha (site size) | Delivery |
| Health | Wednesbury Health Centre (new facility), Kings Street | Wednesbury | Sandwell Council | Prudential Borrowing | £5,000,000.00 | DC/18/62165 | 2023 | Floorspace | | 1 | 35 | | 10,441 | 0.49 | Practical delivery Jan 2023 | Business Case |

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| Heritage Regeneration | Town Hall Quarter | West Bromwich | Sandwell Council | Towns Fund | £7,558,000.00 | | 2026 | Floorspace | | 1 | 15 | | | | 4120 sq. m refurbished | Business Case |
| Heritage Regeneration | High Street Heritage Action Zone | Wednesbury | Sandwell and Historic England | HAZ - Historic England | £3,600,000.00 | | 2024 | Public Realm | | 1 | 71 | | | | | Delivery |
| Heritage Regeneration | Chance Glassworks Regeneration | Smethwick | Chance Heritage Trust; Historic England | TBC | TBC | TBC | 2027 | Floorspace | | | 0 | | | 3.08 | | Concept |
| Heritage Regeneration | Soho Foundry & Mint Historic Buildings | Smethwick | Chance Heritage Trust; Historic England | TBC | TBC | TBC | 2027 | Floorspace | | | 0 | | | | | Concept |
| Housing | Land at Hall Green Lane, West Bromwich | West Bromwich | Countryside Properties | Private | £35,700,000.00 | DC/20/65059 | 2022 | Homes inc Affordable | 172 | 3 | 126 | 223 | | 8.59 | £21.3m GVA Economic Output / 172 FTE Supply chain jobs | Delivery |
| Housing | Friar Park | Wednesbury | Sandwell Council & WMCA (JV) | Private and WMCA Rem Fund | £100,000,000.00 | | 2023 | Homes inc Affordable | | 9 | 1310 | 630 | | 27 | | Concept |
| Housing | Fountain Lane Development | Oldbury | Lovell Developments | Private and WMCA Rem Fund | £47,000,000.00 | DC/20/64152 | 2022 | Homes inc Affordable | | 4 | 616 | 234 | | 6.02 | | Concept |
| Housing | Portway Rd, Edwin Richards Quarry, B65 9DS | Rowley Regis | St Modwen | Private and WMCA Rem Fund (TBC) | £56,000,000.00 | | 2023 | Homes inc Affordable | | 4 | 734 | 281 | | 13.92 | | Concept |
| Housing | Qualtronic Site | Tipton | Future High Street Living | Private | £27,500,000.00 | | 2024 | Homes inc Affordable | | 3 | 360 | 137 | | | | Concept |
| Housing | Site of Former Kings Cinema | West Bromwich | TBC | Private | £23,000,000.00 | DC/21/65989 | 2024 | Homes | 300 | 2 | 200 | 77 | | 0.18 | | Planning Permission |
| Housing | Phoenix Collegiate, Friar Park | Wednesbury | Harris Lamb (agent) | Private | £17,000,000.00 | DC/20/63911 | 2024 | Homes inc Affordable | | 2 | 223 | 84 | | 4.8 | | Planning Permission |

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| Housing | London Street | Smethwick | Met Holdings | Private | £75,000,000.00 | Pre App | 2024 | Homes inc Affordable | | 8 | 747 | 382 | | | | Concept |
| Housing | West Bromwich Masterplan | West Bromwich | Various | Private and SMBC / WMCA | £165,000,000.00 | | 2026 | Homes inc Affordable | | 18 | 2162 | 1100 | | | | Concept |
| Housing | Rolfe Street Canalside Regeneration | Smethwick | Sandwell Council | Towns Fund | £2,000,000.00 | | 2023 | Remediation | | 1 | 26 | 125 | | 1 | | Business Case |
| Housing | Grove Lane Regeneration | Smethwick | Sandwell Council | Towns Fund | £4,350,000.00 | | 2024 | Remediation | | 2 | 57 | 145 | | 2 | | Business Case |
| Housing | Woods Lane (phase 2) | Rowley Regis | Keon Homes Ltd | Private (TBC) | £6,800,000.00 | DC/21/66444 | 2023 | Homes inc Affordable | | 1 | 89 | 34 | | 0.72 | | Planning Permission |
| Housing | RSL delivery programme in Sandwell | Borough | Various | Homes England/ Private Sector | £70,000,000.00 | | 2027 | Affordable Homes | | 9 | 917 | 400 | | | | Concept |
| Housing | Swan Lane | West Bromwich | Green Square Accord | Homes England/ Private Sector | £29,800,000.00 | | 2025 | Affordable Homes | 30 | 5 | 393 | 149 | | 4.06 | | Business Case |
| Housing | Sandwell General Hospital Site | West Bromwich | Catalyst Mutual Enterprise CIC | Private | £18,750,000.00 | DC/21/64894 | 2025 | Key Worker Homes | | 2 | 236 | 121 | | 0.85 | | PPA |
| HRA New Council House Build Programme | Delivery of new Council Homes across the Borough | Borough | Sandwell Council | Homes England Grant funding & RTB receipts | £50,694,045.00 | Various | Various | Affordable Homes | | 5 | 664 | 266 | | 10.93 | | Concept |

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| Education & Skills | Midland Met University Learning Campus | Smethwick | NHS Trust | Towns Fund | £12,900,000.00 | DC/21/66467 | 2025 | Skills | 30 | 6 | 100 | | 93,372.50 | | Jobs taken from FBC (M+E). Aiming to enroll 1280 learners. 0.67ha | Business Case |
| Education & Skills | Ron Davis Centre Expansion | Smethwick | Sandwell Council | Towns Fund | £358,400.00 | | 2024 | Skills | | 1 | 3 | | 1076 | | 1100 learners assisted | Business Case |
| Education & Skills | Digital Den | West Bromwich | Greets Green Community Centre | Towns Fund | £42,600.00 | | 2022 | Skills | 0.5 | 1 | | | | | 100 learners assisted | Business Case |
| Education & Skills | Rowley Regis Education Hub | Rowley Regis | Sandwell College | Towns Fund | £9,000,000.00 | | 2025 | Skills | 4 | 1 | 50 | | 22,873 | | 475 learners assisted | Business Case |
| Education & Skills | Sandwell Civil and Mechanical Engineering Centre | West Bromwich | Sandwell College | Towns Fund | £2,700,000.00 | | 2023 | Skills | 14 | 1 | 50 | | 9687 | | 400 learners assisted | Business Case |
| Education & Skills | Britannia Park Community Hub and Greenspace Improvements | Rowley Regis | Sandwell Council | Towns Funds | £2,460,000.00 | | 2024 | Public Realm | | 1 | 48 | | | | | Business Case |
| Education & Skills | Causeway Green Primary School (Replacement) | Oldbury | Sandwell Council | Land Receipt and SMBC funds | £10,000,000.00 | | 2024 | School | | 3 | 70 | | 23,465 | | | Concept |
| Education & Skills | Windsor MAT Academy Secondary School at Black Patch | Smethwick | DfE & Sandwell Council | DfE | £20,000,000.00 | | 2023 | School | | 3 | 140 | | 72,333 | | | On Site |
| Education & Skills | CBSO Providence Place - new Secondary School | West Bromwich | DfE & Sandwell Council | DfE | TBC | DC/22/66501 | 2023 | School | | 0 | 0 | | 27,620 | | 900 senior school places | Business Case |
| Education & Skills | Elm Tree Primary Academy | Wednesbury | DfE | DfE (Free School Programme) | TBC | | | School | | 0 | 0 | | | | 126 primary special school places | Business Case |
| Town Centre | Urban Greening | West Bromwich | Sandwell Council | Towns Fund | £1,220,000.00 | | 2024 | Connectivity Improvement | | 0 | 60 | | | | | Business Case |
| Town Centre | Retail Diversification Programme | West Bromwich | Sandwell Council | Towns Fund | £13,000,000.00 | | 2025 | Assets in to public ownership | | 0 | 255 | | | | | Business Case |

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| Transport | Birchley Island Upgrade (A4123 / M5 J2) - increase circulatory capacity. | Oldbury | Sandwell Council | Sandwell Council, TCF and MRN | £30,000,000.00 | Permitted Development | 2027 | Highway Capacity Improvements | | 2 | 276 | | | | | Business Case |
| Transport | A4123 Multi Modal Corridor | Borough | Sandwell Council | CRSTS | £12,000,000.00 | Permitted Development | 2027 | Connectivity Improvement | | 1 | 110 | | | | | Concept |
| Transport | A461 Multi Modal Corridor | Borough | Sandwell Council | CRSTS | £12,500,000.00 | Permitted Development | 2027 | Connectivity Improvement | | 1 | 115 | | | | | Concept |
| Transport | M5 J1 (Phase 1 Development only) | West Bromwich | Sandwell Council | DfT (via TfWM) | £3,000,000.00 | Permitted Development | 2027 | Highway Capacity Improvements | | 0 | 28 | | | | | Concept |
| Transport | ULEV Charging Scheme | Borough | Sandwell Council | CRSTS | £1,670,000.00 | Permitted Development | 2025 | Connectivity Improvement | | 0 | 15 | | | | circa 250 electric charging points | Business Case |
| Transport | "Sandwell WM LCWIP West Bromwich - Cradley Heath" | Borough | Sandwell Council | TBC | £4,000,000.00 | Permitted Development | 2027 | Connectivity Improvement | | 0 | 37 | | | | | Concept |
| Transport | "SANDWELL WM LCWIPs Smethwick - West Bromwich - Wednesbury " | Borough | Sandwell Council | CRSTS | £5,000,000.00 | Permitted Development | 2027 | Connectivity Improvement | | 0 | 46 | | | | | Concept |
| Transport | WBHE Sustainable Access Measures | Tipton | Sandwell Council | CRSTS | £4,000,000.00 | Permitted Development | 2026 | Connectivity Improvement | | 0 | 37 | | | | | Business Case |
| Transport | Smethwick - Birmingham Inclusive Growth Corridor | Smethwick | TfWM Schemes | CRSTS | £15,000,000.00 | Permitted Development | 2027 | Connectivity Improvement | | 2 | 138 | | | | | Concept |
| Transport | SPRINT A34/A45 Phase 1 | West Bromwich | TfWM Schemes | TCF | £5,000,000.00 | Permitted Development | 2022 | Connectivity Improvement | | 0 | 46 | | | | | Delivery |
| Transport | SPRINT A34/A45 Phase 2 | West Bromwich | TfWM Schemes | CRSTS | £300,060.00 | Permitted Development | 2027 | Connectivity Improvement | | 0 | 3 | | | | | Business Case |
| Transport | Dudley Port Integrated Transport Hub (Phase 1A) | Oldbury | TfWM Schemes | CRSTS | £2,400,000.00 | Permitted Development | 2024 | Connectivity Improvement | | 0 | 22 | | | | | Business Case |

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| Transport | Metro Line 1 renovation | Borough | TfWM Schemes | CRSTS | £10,000,000.00 | Permitted Development | 2027 | Connectivity Improvement | | 2 | 92 | | | | | Business Case |
| Transport | Wednesbury - Brierley Hill Metro Extension | Borough | TfWM Schemes | TCF/ Investment programme/ prudential borrowing (Fair Box) | £160,000,000.00 | Permitted Development | 2027 | Connectivity Improvement | | 8 | 1472 | | | | | Delivery |
| Transport | Smethwick Walking and Cycling Infrastructure | Smethwick | Sandwell Council | Towns Funds | £3,872,800.00 | Permitted Development | 2025 | Connectivity Improvement | | 1 | 36 | | | | | Business Case |
| Transport | Canal Network Connectivity | Rowley Regis | Canals and River Trust | Towns Funds | £2,300,000.00 | Permitted Development | 2024 | Connectivity Improvement | | 1 | 21 | | | | | Business Case |
| Transport | Midland Met Hospital Canal Gateway Project | Smethwick | Canals and River Trust | Sustrans / Towns Fund | £1,500,00.00 | Permitted Development | 2024 | Connectivity Improvement | | 0 | 14 | | | | | Business Case |
| Transport | Rowley Regis Canal Connectivity | Rowley Regis | Canals and River Trust | Towns Fund | £2,300,000.00 | Permitted Development | 2024 | Connectivity Improvement | | 0 | 21 | | | | | Business Case |
| Transport | West Bromwich East Towpath Link | West Bromwich | Canals and River Trust | TBC (WMCA / DfT / Sustrans) | £3,000,000.00 | Permitted Development | 2025 | Connectivity Improvement | | 0 | 28 | | | | | Business Case |
| Transport | Galton Bridge & Engine Arm Aqueduct restoration | Smethwick | Canals and River Trust | National Lottery Heritage Fund | £2,000,000.00 | Permitted Development | 2026 | Connectivity Improvement | | 0 | 18 | | | | | Business Case |
| Transport | Blackheath Bus Interchange and Public Realm | Rowley Regis | Sandwell Council | Towns Funds/ TfWM | £3,746,000.00 | Permitted Development | 2025 | Connectivity Improvement | | 0 | 34 | | | | | Business Case |
| Transport | Rowley Regis Walking and Cycling Infrastructure | Rowley Regis | Sandwell Council | Towns Funds | £1,500,000.00 | Permitted Development | 2025 | Connectivity Improvement | | 0 | 14 | | | | | Business Case |
| Transport | West Bromwich Walking and Cycling Infrastructure | West Bromwich | Sandwell Council | Towns Funds | £1,100,000.00 | Permitted Development | 2025 | Connectivity Improvement | | 0 | 10 | | | | | Business Case |
| | | | | TOTAL | £1,856,376,905.00 | | | | 1255.5 | 171 | 14,321 | 4388 | 836194.5 | 98.163 | | |

*1 Borough is referred to if a project crosses more than one Town.

*2 Where an investment amount has been estimated an assumption of £200,000 investment value per new house and £150,000 per apartment has been used. This represents the construction costs and ancillary spend.

*3 No. of construction jobs - where information hasn't been available, a calculation has been used to determine jobs created. This calculation is based on the Homes and Communities Agency formula for construction jobs combined with the ONS (Office of National Statistics) data on the rise of property prices in Sandwell. It categorises the construction jobs into labour coefficients based on type of project, and then takes the project value to generate an estimated labour value.

*4 The delivery stages are based on: concept (initial feasibility/ pre-business case approval), business case stage (outline or full business case has been approved), planning permission approved (PPA), delivery (implementation commenced).

*5 Average cost of retrofit of council homes to Carbon Zero (not EPC-C) has been estimated as £20,742 per property (Inside Housing Survey of 200 social landlords, November 2020). Retrofit investment figure assumes of 7,500 of the 27,300 (circa 25%) council homes would be retrofitted by 2027.

