

Crawley Borough Council



Minutes of the Overview and Scrutiny Commission Wednesday 6 September 2017 at 8.00pm

Present:

Councillor B A Smith (Chair)
Councillor T G Belben (Vice-Chair)
Councillors M L Ayling, R G Burgess, I T Irvine, T Lunnon, A Pendlington, T Rana,
K Sudan and L Vitler

Also in Attendance:

Councillors B J Burgess, R D Burrett, C R Eade, F Guidera, S J Joyce, P K Lamb,
K McCarthy, C J Mullins, B J Quinn, A C Skudder, P C Smith, M A Stone,
J Tarrant and G Thomas

Mr Charles Trustram-Eve, GVA

Apologies for Absence:

Councillors Dr H S Bloom, C A Cheshire and R A Lanzer

Officers Present:

Natalie Brahma-Pearl Chief Executive
Peter Browning Deputy Chief Executive
Kevin Carr Legal Services Manager
Heather Girling Democratic Services Officer
Chris Harris Head of Community Services
Karen Hayes Head of Finance, Revenues and Benefits
Clem Smith Head of Economic and Environmental Services

20. Members' Disclosure of Interests and Whipping Declarations

No disclosures of interests or whipping declarations were made.

The Chair welcomed Mr Trustram-Eve from the council's consultants GVA who were providing independent valuation advice. The Chair also took the opportunity to remind all those present that the information that would be discussed was commercially sensitive.

21. Exclusion of the Public

RESOLVED

That in accordance with Section 100A(4) of the Local Government Act 1972, the public be excluded from the meeting for the following item of business on the grounds that it involve the likely disclosure of exempt information as defined in Part 1 of Schedule 12A of the Act by virtue of the paragraph specified against the item.

22. Town Hall Redevelopment Scheme

Exempt Paragraphs 3 & 5

Information relating to financial and business affairs of any particular person (including the Authority holding that information); and

Information in respect of which a claim to legal privilege could be maintained in legal proceedings.

The Commission considered report DCE/03 of the Deputy Chief Executive. The report outlined further information and detail regarding the *financing and feasibility* of the Town Hall Redevelopment Scheme.

Members commented and sought clarification on a number of aspects of the report. Areas discussed included:

- Confirmation provided on the financial implications on various aspects of the agreement between the council and Westrock who were working together to redevelop and regenerate the existing Town Hall and Civic Hall site.
- Acknowledgement that the scheme would see the current Town Hall replaced with a new Town Hall, grade A commercial offices, new public square, residential buildings, improved multi-storey car park and district heat network.
- It was noted there was a distinction between new grade A offices and grade A refurbishment.
- Clarification was sought on the commercial offices, together with the residential developments, the mix of different apartment types and space standards. Linked to this was an explanation of the improvements to the car park as part of the proposals.
- Recognition that Haywards Heath Investments LDA had planning permission to provide a total of 91 flats with associated parking.
- Planning application work was underway and whilst there were risks that needed to be monitored, it was noted that the regeneration of the site would provide a significant transformational development for the town.
- The Commission recognised the importance for all Members to keep actively informed of the project, either by attending regular Members' seminars or to encourage Members to speak to key officers with any queries or concerns.
- It was recommended that there should be regular finance updates to the Town Hall Working Group, and the Overview and Scrutiny Commission (if subsequently referred).
- It was also recommended that whilst the risk register was regularly reviewed, this could be included on the Audit Committee agenda.

RESOLVED

That the comments would be prepared for consideration and response by the Cabinet in October including the two recommendations noted above.

23. Closure of Meeting

The meeting ended at 10.14pm.

B A Smith
Chair