

CABINET

THURSDAY, 25 APRIL 2019

PRESENT: Councillors Simon Dudley (Chairman), David Coppinger (Vice-Chairman), Phillip Bicknell, Natasha Airey, MJ Saunders, Samantha Rayner and Stuart Carroll

Also in attendance: Cllr D Wilson, Cllr Bateson and Cllr Hilton.

Officers: Duncan Sharkey, Louisa Dean, Kevin McDaniel, Rob Stubbs, Andy Jeffs, Hilary Hall, Barbara Richardson, Russell O'Keefe, Nikki Craig and David Cook.

APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors M Airey and Targowska.

The opposition leader, Cllr Jones, apologies for the inability to attend the meeting to speak on her comments sent to Cabinet.

DECLARATIONS OF INTEREST

There were no declarations of interest received.

MINUTES

RESOLVED UNANIMOUSLY: That the minutes of the meeting held on 28 March 2019 were approved.

APPOINTMENTS

None.

The Chairman thanked Chris Pearse for his work in making it possible to hold the meeting at the redeveloped York House in the Grey Rooms. He informed Cabinet that the rooms had been called the Grey Rooms in respect of the recently deceased Cllr Grey and his family.

The Chairman also thanked Cllr Saunders and Cllr Targowska for their work as Lead Members, both councillors were not standing for re-election. He also thanked the Principal Members, Cllr Bateson and Cllr Hilton, and all the Deputy Lead Members for their work. It was proposed to no longer appoint Principal or Deputy Members after the election.

FORWARD PLAN

Cabinet considered the contents of the Forward Plan for the next four months and noted the changes made since the last meeting including the addition of the following report to the May 2019 Cabinet; Proposed Revision to the Highways Maintenance Plan – 24 hour pot hole fix.

The Chairman reported that the paper would be to deal with the administrations manifesto commitment to fix pot holes within 24 hours.

CABINET MEMBERS' REPORTS

A) NICHOLSON'S SHOPPING CENTRE

The Chairman introduced the report that dealt with the future of the Nicholson's Shopping Centre in Maidenhead.

Cabinet were informed that in February 2019 Tikehau Capital with the cooperation of Areli Real Estate completed the purchase of Nicholson's shopping centre. The resources and expertise brought by the new owners, including Rob Tincknell the former chief executive of Battersea Power Station Development Company, provided an excellent opportunity to regenerate this key town centre location and formed a fundamental part of the overall regeneration of Maidenhead.

The Chairman explained that the council owned three important sites in the area, 50% of the freehold of the shopping centre which had a lease to the owners with 117 years remaining, the Broadway Car Park and Central House.

The heads of terms proposed the process for the sale of the Council's part ownership of the shopping centre and ownership of Central House providing significant capital receipt for the Council as well as a revenue return during the redevelopment period.

With regards to Nicholson's Car Park it was proposed to undertake a land swap that would allow a new car park of at least 1000 spaces to be built near Queens Street. The council would pay for the car park but Tikehau Capital would build it, this would also provide about 10% savings on the current car park plans. The existing car park site would be transferred to Tikehau Capital. They were planning to submit a planning application during the first quarter of 2020 with work starting later that year with a 3 year completion date. Cabinet noted that Crossrail had issued a press release that the Elizabeth Line section would be completed the end of 2020.

The Chairman said he proposed to add the following addition to recommendation two 'and bring such agreement to full council for approval by Members'.

The Lead Member for Finance and Economic Development reported that this was a critical piece of the jigsaw of the regeneration projects and working with Tikehau would bring a visionary approach to the centre and the area. The proposals would allow the Council to work in collaboration with major developers to deliver regeneration that Maidenhead deserves.

The Lead Member for Culture and Communities asked if the proposed development would allow access to the regenerated Desborough Suite and was informed that officers would look if it was possible to get access through Queens Street.

Resolved unanimously: that Cabinet notes the report and:

- i) Approves the virement of £470,000 from the Broadway Car Park capital budget for work with Tikehau Capital and Areli on the Nicholson's Shopping Centre redevelopment and a new car park.**
- ii) Delegates authority to the Leader of the Council and Cabinet Member for Maidenhead Regeneration and Maidenhead and the Executive Director to negotiate and agree a contract with Tikehau Capital and Areli for the Council's ownerships and a new car park and bring such agreement to full council for approval by Members.**

B) BOROUGH WIDE HERITAGE STRATEGY AND ACTION PLAN

The Lead Member for Planning and Health introduced the report that sought agreement for a brief for the drafting of a Borough Wide Heritage Strategy and to go to tender for a consultant.

The Lead Member informed Cabinet that with the Borough Local Plan there were a number of supplementary planning documents that were important for protecting the character of the

Royal Borough, such as the Borough Wide Design Guide. The Lead Member read out a letter published in the Maidenhead Advertiser praising the design guide and its importance.

The Borough Local Plan also includes a requirement for the development of a Heritage Strategy for the borough as a means of delivering conservation policies across the Borough.

The strategy would be designed to provide a shared future vision for the Borough's heritage, be a strategy with viable objectives and a long term program for achieving this through an action plan. It would support and work in partnership with stakeholders to address heritage issues to achieve social, cultural and educational gains.

The Lead Member for Culture and Communities welcomed the paper and its importance for the Royal Borough given our heritage with Windsor Castle, Eton, Cookham and Maidenhead to name a few.

Resolved unanimously: that Cabinet notes the report and:

- I. Agrees the brief for a Borough Wide Heritage Strategy and Action Plan and;**
- II. Authorises the Head of Planning to undertake the requisite procurement procedure to engage a consultant to undertake the project in accordance with the agreed brief.**

C) FINANCIAL UPDATE

The Lead Member for Finance and Economic Development introduced the latest Financial Update report.

The Lead Member informed that he had held a number of Cabinet positions since he had become a councillor but this would be his last Cabinet meeting. Cabinet were informed that the report showed a strong year end position despite a number of unprecedented challenges throughout the year.

Cabinet's attention was drawn towards agenda pack page 47 that contained appendix A and showed the projected general fund at £7,922,000. This projection did show the use of £1 million of reserves but as reported throughout the year there had been a number of pressures but our most vulnerable residents had been protected. There also remained a healthy level of reserves above the recommended level that enabled the council to respond to any future issues.

The Lead Member informed that Adult Social Care were reporting a net underspend of £111,000 even though there had been a number of pressures throughout the year such as increased demand for placements and homecare. There had also been higher contributions from clients who had the assets to pay for care totalling £432,000.

With regards to Children's Services the Lead Member highlighted the dedicated schools grant which had a reported deficit of £917,000 which had been reduced from £1,212,000 due to mitigating actions implemented by the Schools Forum. This was a healthier position than a lot of other authorities across the country who still had increasing deficits.

Cabinet were also informed of pressures relating to Revenues and Benefits where additional adverse movement had been identified during the reconciliation for the final quarter, details were provided in appendix G.

The Lead Member also reported that in February 2019 Cabinet endorsed a number of grant allocations, they also encouraged organisations to apply for community grants throughout the year. Delegated authority had been granted to the Head of Communities, Enforcement and Partnerships in consultation with the Grants Panel Chairman to award interim grants.

As the Lead Member for Finance and Economic Development was also the Grants Panel Chairman he wished to report those interim grants awarded, for transparency, as he would not be standing in the forthcoming local elections. Cabinet were informed that the following grants had been awarded since the February Cabinet meeting:

Rotary Club Ascot - £536
Furze Platt Scout Club - £1,500
Old Windsor Parish Church - £1,000
Windsor Homeless Project - £7,500
Berkshire Community Foundation - £5,000
Windsor Royals - £600
Wild About Gardens - £500
Neighbourhood Watch Association - £750
Mad Millenials - £1,000
Bracknell CAB - £2,000
Maidenhead Foodbank - £4,000
Maidenhead Sea Cadets - £500
Apna Verrsa - £1,000
Sports Able - £500

Resolved unanimously: that Cabinet notes the council's projected outturn position for 2018-19.

ITEM FOR INFORMATION

A) MAIDENHEAD STATION

The Chairman reported that he had asked for the information item to be added to the agenda as he had become aware that residents and Members were not fully aware of the planned traffic proposals that formed part of the delivery of the Maidenhead Station Forecourt Project.

The Chairman wanted better communication on the plans and thus he proposed a communication strategy and would ask for a meeting of the Maidenhead Town Forum as soon as possible after the elections to discuss the paper.

The Chairman said that if they were to form the next administration he would introduce a Lead Member for Infrastructure, Transport and Housing. It was important that residents were aware of the work being undertaken and that the appropriate infrastructure would be put in place before any development.

It was important that the proposals had been appropriately communicated before any work was commenced.

The information item was noted.

LOCAL GOVERNMENT ACT 1972 - EXCLUSION OF THE PUBLIC

RESOLVED UNANIMOUSLY: That under Section 100(A)(4) of the Local Government Act 1972, the public be excluded from the remainder of the meeting whilst discussion takes place on the grounds that they involve the likely disclosure of exempt information as defined in Paragraphs 1-7 of part I of Schedule 12A of the Act.

The meeting, which began at 7.30 pm, finished at 8.20 pm

CHAIRMAN.....

DATE.....