



Please reply to:

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Date: 25 February 2022

Notice of meeting

Development Sub-Committee

Date: Monday, 7 March 2022

Time: 11.00 am

Place: Council Offices, Knowle Green, Staines-upon-Thames, TW18 1XB

To the members of the Development Sub-Committee

Councillors:

R.J. Noble (Chairman)	J.T.F. Doran	S.C. Mooney
R.A. Smith-Ainsley Chairman)	(Vice- H. Harvey	
S. Buttar	L. E. Nichols	

Substitute Members: Councillors

Councillors are reminded that the Gifts and Hospitality Declaration book will be available outside the meeting room for you to record any gifts or hospitality offered to you since the last Committee meeting.

Spelthorne Borough Council, Council Offices, Knowle Green

Staines-upon-Thames TW18 1XB

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Agenda

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1. Apologies for absence & Substitutions

To receive any apologies for non-attendance and details of Member substitutions.

2. Minutes

5 - 12

To confirm as a correct record the minutes of the meeting held on 21 February 2020.

3. Disclosures of Interest

To receive any disclosures of interest from members in accordance with the Members' Code of Conduct.

Councillors Buttar, Doran, Harvey, Noble and Smith-Ainsley are Planning Committee members and therefore will not be making comment on any applications due to come before the Planning Committee.

Councillor S Mooney advised the Committee that she was a Surrey County Councillor

4. Questions from members of the Public

The Chair, or his nominee, to answer any questions raised by members of the public in accordance with Standing Order 40.

At the time of publication of this agenda no questions were received.

5. Ward Issues

To consider any issues raised by ward councillors in accordance with Standing Order 34.2

At the time of publication of this agenda no ward issues were received.

6. Urgent Actions

To consider any urgent action that have arisen since last meeting.

7. Forward Plan

13 - 16

To note the Forward Plan for Development Sub-Committee business.

8. Urgent business

To consider any business deemed as urgent by the chair.

9. Housing Policy Verbal Update

To receive a verbal update from the Housing Strategy & Policy Manager on current housing policies.

10. West Wing End-of-Project Report

Report to follow.

11. Exclusion of Public and Press (Exempt Business)

To move the exclusion of the Press/Public for the following items, in view of the likely disclosure of exempt information within the meaning of Part 1 of Schedule 12A to the Local Government Act 1972, as amended by the Local Government (Access to Information) Act 1985 and by the Local Government (Access to information) (Variation) Order 2006.

12. Waterfront Development

Report to follow.

13. Spelthorne Leisure Centre

Report to follow.

14. Development project update

To receive an update from the Development Advisor, on development projects. Report to follow.

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**Minutes of the Development Sub-Committee
21 February 2022**

Present:

Councillor R.J. Noble (Chairman)

Councillors:

S. Buttar

H. Harvey

S.C. Mooney

J.T.F. Doran

L. E. Nichols

Apologies: Councillors R.A. Smith-Ainsley

In Attendance: Councillors M. Beecher

53/22 Apologies for absence & Substitutions

Apologies for absence were received from Councillor R Smith-Ainsley.

54/22 Minutes

The Committee **resolved** to agree the minutes of the meeting held on 07 February 2021.

55/22 Disclosures of Interest

Councillors Buttar, Harvey, Doran and Noble advised the Committee that they were Planning Committee members and therefore would not be making comment on any applications due to come before the Planning Committee.

Councillor S Mooney advised the Committee that she was a Surrey County Councillor.

56/22 Questions from members of the Public

There were none.

57/22 Ward Issues

Councillor M Beecher, Ward Councillor for Staines, addressed the Committee in respect of Staines Community Centre.

Councillor Beecher queried why the Property and Development Manager had met with Taylor Grange, developers of the Debenhams site. He explained that the Assets Team had been approached by Taylor Grange about the pathway between the Debenhams building and the Community Centre and the Covenant that currently exists. When he reported this matter to the APWG he was asked by the Leader to arrange a meeting with Taylor Grange and to await further instructions.

The Leader, Councillor Nichols advised the Committee that he and the Deputy Leader, Councillor Sexton along with Councillor Beecher (Ward Councillor) had met with Taylor Grange to express their concerns with regard to their proposed plans for the Debenhams site. The Planning Development Manager had been invited to attend the meeting but had declined. Councillor Nichols advised that no members of the public had been present.

58/22 Urgent Actions

There were none.

59/22 Forward Plan

The Committee **resolved** to note the Forward Plan for the Development Sub-Committee but requested that items be added to it to create business plans for all Council owned properties that could be considered by the Committee.

The Property and Development Manager advised that he would add the items, as requested to the Forward Plan.

60/22 Exclusion of Public and Press (Exempt Business)

It was proposed by Councillor Nichols, Seconded by Councillor Buttar and **resolved** that the public and press be excluded during consideration of the following items, in accordance with paragraph 3 of Schedule 12A of the Local Government Act 1972 (as amended) because it was likely to disclose information relating to the financial or business affairs of any particular person (including the authority holding that information) and in all the circumstances of the case, the public interest in maintaining the exemption outweighs the public interest in disclosing the information because, disclosure to the public would prejudice the financial position of the authority in being able to undertake even-handed negotiations and finalising acceptable contract terms.

61/22 12 Hammersmith Grove, London

The Development & Property Manager presented a report to the Committee that sought to provide an update on the current situation regarding leases for 12 Hammersmith Grove, London.

The Committee **resolved** to note the update.

62/22 Victory Place

The Development Advisor, Richard Mortimer presented the report to the Committee that sought agreement of the recommendations outlined in the report.

The Committee **resolved** to agree all three recommendations outlined in the report.

63/22 Urgent business

There was none.

64/22 Development project update

This item was deferred to the next meeting of the Committee on 07 March 2020.

The Development Advisor, Richard Mortimer outlined the current situation regarding the development of the new Spelthorne Leisure Centre.

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Spelthorne Borough Council Services Committees Forward Plan and Key Decisions

This Forward Plan sets out the decisions which the Service Committees expect to take over the forthcoming months, and identifies those which are **Key Decisions**.

A **Key Decision** is a decision to be taken by the Service Committee, which is either likely to result in significant expenditure or savings or to have significant effects on those living or working in an area comprising two or more wards in the Borough.

Please direct any enquiries about this Plan to CommitteeServices@spelthorne.gov.uk.

Spelthorne Borough Council

Service Committees Forward Plan and Key Decisions for 05 January 2022 to 22 April 2022

Anticipated earliest (or next) date of decision and decision maker	Matter for consideration	Key or non-Key Decision	Decision to be taken in Public or Private	Lead Officer
Corporate Policy and Resources Committee 24 02 2022	Oast House/Kingston Road Car Park and Health & Wellbeing Centre - Pre-application Consultation To present a pre-application report to the Committee before going out to public consultation	Non-Key Decision	Public	
Development Sub-Committee 07 03 2022	West Wing End-of-Project Report	Non-Key Decision	Public	Nick Cummings, Property and Development Manager
Development Sub-Committee 07 03 2022	Housing Policy Verbal Update to receive a presentation from Strategic Housing on current housing policies that may affect new developments	Non-Key Decision	Public	Marta Imig, Housing Strategy and Policy Manager
Development Sub-Committee 07 03 2022	Spelthorne Leisure Centre	Key Decision It is likely to result in the Council incurring expenditure above or making savings of up to £250,000	Public	Richard Mortimer, Asset Management Contractor
Development Sub-Committee 21 03 2022	Order of Consultations for Future Developments	Non-Key Decision	Public	Nick Cummings, Property and Development Manager

Date of decision and decision maker	Matter for consideration	Key or non-Key Decision	Decision to be taken in Public or Private	Lead Officer
Development Sub-Committee 21 03 2022	Transfer of Assets Cllr Nichols wanted a discussion at committee re transfer of assets from SBC to KGE	Non-Key Decision	Confidential	Nick Cummings, Property and Development Manager
Development Sub-Committee 24 04 2022	Investment Properties Annual Business Plans	Non-Key Decision	Confidential	Jeremy Gidman, Asset Management
Development Sub-Committee 20 06 2022	White House End-of-Project Report	Non-Key Decision	Public	Nick Cummings, Property and Development Manager
Development Sub-Committee 20 06 2022	Harper House End-of-Project Report	Non-Key Decision	Public	Nick Cummings, Property and Development Manager

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