

Please reply to:

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Date: 24 February 2023

Notice of meeting

Development Sub-Committee

Date: Monday, 6 March 2023

Time: 11.00 am

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

To the members of the Development Sub-Committee

Councillors:

C.F. Barnard (Chairman)
S. Buttar (Vice-Chairman)
C.L. Barratt
R. Chandler

M. Gibson
H. Harvey
I.T.E. Harvey
L. E. Nichols

R.J. Noble
J.R. Sexton

Substitute Members: Councillors C. Bateson, M. Beecher, J.R. Boughtflower, J. Button, S.A. Dunn, O. Rybinski, D. Saliagopoulos and J. Vinson

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

Page nos.

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 20 February 2023.

3. Disclosures of Interest

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

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. Forward Plan

13 - 14

The Committee noted the Forward Plan for Development Sub-Committee business.

7. 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.

8. Urgent Actions

15 - 20

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

9. Letting of MSU2, Elmsleigh Centre

To Follow

To consider a report on the letting of MSU2, Elmsleigh Centre, Staines upon Thames.

10. Benwell Phase 2

21 - 66

To consider a report on Benwell House Phase 2.

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**Minutes of the Development Sub-Committee
20 February 2023**

Present:

Councillor I.T.E. Harvey (Chairman)

Councillors:

C.F. Barnard

H. Harvey

J.R. Sexton

C.L. Barratt

L. E. Nichols

M. Gibson

R.J. Noble

Apologies: Councillors S. Buttar and R. Chandler

21/23 Apologies for absence & Substitutions

Apologies were received from Councillor Chandler and Councillor Buttar.

22/23 Minutes

In the absence of the Chair and Vice-Chair, it was moved by Councillor Noble and seconded by Councillor Helen Harvey that Councillor Ian Harvey be appointed as Chair for the meeting.

The Committee **resolved** to appoint Councillor Ian Harvey as Chair for the meeting.

The minutes of the meeting held on 23 January 2023 were agreed as a correct record of proceedings.

23/23 Disclosures of Interest

Councillor Gibson advised the Committee that she was a member of the Planning Committee and therefore would not be making comment on any applications due to come before the Planning Committee.

Councillor Sexton advised that she was a Surrey County Councillor.

24/23 Questions from members of the Public

There were none.

25/23 Ward Issues

There were none.

26/23 Urgent Actions

There were no urgent actions to report.

27/23 Forward Plan

The Committee **noted** the forward plan.

28/23 Exclusion of Public and Press (Exempt Business)

It was proposed by Councillor Noble, seconded by Councillor Barratt and **resolved** that the public and press be excluded during consideration of the following items, in accordance with paragraph 3 of Part 1 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.

29/23 Letting of MSU2, Elmsleigh Centre

Councillor Barnard arrived at 11:07am prior to the start of the discussion of this item.

The Committee was referred to a report previously approved by the Corporate Policy & Resources Committee in November 2021 relating to the proposed letting of the premises known as MSU2, in the Elmsleigh Centre, Staines upon Thames.

The Committee **resolved** to agree that officers addressed concerns raised at the meeting and revised the report for presentation on 6 March 2023.

30/23 Development project update

The Committee considered the Development Projects Update from the Asset Management Contractor and the Development Manager.

Committee **resolved** to note the development project updates.

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of the Local Government Act 1972.

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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 6 March 2023 to 31 May 2023

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
Development Sub-Committee 06 03 2023	Benwell Phase 2	Non-Key Decision	Public	Richard Galland, Development Manager
Development Sub-Committee 20 03 2023	91-93 Staines High Street	Non-Key Decision	Public	Richard Galland, Development Manager
Development Sub-Committee 20 03 2023	Spelthorne Museum	Non-Key Decision	Private	Kamal Mehmood, Strategic Lead for Leisure and Community Development
Corporate Policy and Resources Committee 17 04 2023	Letting of MSU2, Elmsleigh Centre	Non-Key Decision	Public	Melanie Ager, Property Manager
Development Sub-Committee 17 04 2023	Quarterly Project Updates Quarterly Project Updates	Non-Key Decision	Private	Jeremy Gidman, Asset Management

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