

NOTES OF THE ECONOMIC REGENERATION & INVESTMENT BOARD

27th September 2017

Attending: Cllr Clarkson (Chairman)
Cllr Galpin
Cllr Ovenden
Cllr Shorter

Tracey Kerly (TK)
Paul McKenner (PMcK)
Maria Seddon (MS)
Steve Parish (SP)
Ben Lockwood (BL)
John Fairhall (JF)
Richard Alderton (RA)
Rosie Reid (RR) – minutes

Apologies: Charlotte Hammersley
Dean Spurrell
Sarah Hartles
Stewart Smith

1. Declarations of Interest Cllr Clarkson made a Voluntary Announcement as he was a Director of A Better Choice for Property Ltd. Cllr Shorter made a Voluntary Announcement as he was a Director for A Better Choice for Building Consultancy Ltd and Kent Play Clubs. He also declared that, historically, he had been a Member of Kent Woolgrowers. He had recently written to them to rescind his Membership and to distance himself from the company. A copy of this letter was on file. TK made a Voluntary Announcement as she was a Director of A Better Choice for Property Ltd and A Better Choice for Building Consultancy Ltd. PMcK and MS made Voluntary Announcements as they were Directors of A Better Choice for Property Ltd.	
2. Kent Woolgrowers Site PMcK introduced this item. He said approaches had been made to the Council regarding potential interest in acquiring the site vacated by Kent Woolgrowers. With the agreement of the Chief Executive, an independent company had been engaged to value the site. Details were	

<p>contained in the body of the report, together with broad estimates of liabilities to mitigate and manage on-site issues. Officers had visited the site, but needed to re-walk the area to understand better the potential for the existing buildings, and this would take place today or tomorrow, if Members so wished. Any offer made to the Administrators would need to be subject to the removal of the existing Option, as well as approval by Cabinet and Full Council. (In June 2012 Kent Woolgrowers entered into an Option with Friends Life Ltd. The Option was registered at the Land Registry as a charge on the site). Planning permission was currently in place for the site, but would expire next year. There were a number of options for future use of the site, including a mix of commercial and residential use.</p> <p>Members agreed that this was a strategic site which offered many potential development opportunities and uses, and it could be desirable to have this area under the Council's control. However, it was considered that a longer period of contemplation would be required before any decisions were made regarding future use. In particular, the preservation and restoration of Whist House would require some discussion and consideration. Funding and officer resources were currently focused on other major projects, and it may be some time before they could be allocated to this site.</p> <p>It was agreed that PMcK would make an offer to the Administrators on behalf of the Council. He was authorised to increase the offer, if necessary, up to an agreed value. Above this point, he was to refer back to Members for further discussion. Any offer would be subject to the removal of the current Option, as well as approval by Cabinet and Full Council. It was also considered desirable, if possible, to obtain the intellectual rights to all planning applications and surveys on Whist House from DMI. BL confirmed that the purchase would be funded through the General Fund, and would be financed from New Homes Bonus, interest from the Elwick Place Development and existing money in the projects fund. It was also suggested that there may be some scope for a joint venture with interested developers, who could take on the resourcing responsibility.</p> <p>Action: PMCK to make an offer on behalf of the Council. He was authorised to increase the offer, if necessary, up to an agreed value. Above this point, he was to refer back to Members for further discussion. Any offer would be subject to the removal of the current Option, as well as approval by Cabinet and Full Council.</p>	<p>PMcK</p>						
<p>3. Dates of Next Meetings</p> <table><tr><td>26th October</td><td>2pm</td><td>Council Chamber</td></tr><tr><td>21st November</td><td>10am</td><td>Board Room</td></tr></table>	26 th October	2pm	Council Chamber	21 st November	10am	Board Room	
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Queries concerning these minutes? Please contact Rosie Reid:

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