

MINUTES OF A MEETING OF THE
EXECUTIVE HELD IN THE COUNCIL
CHAMBER, WALLFIELDS, HERTFORD ON
TUESDAY 6 MAY 2014, AT 7.00 PM

PRESENT: Councillor A Jackson (Chairman/Leader)
Councillors M Alexander, M Carver,
L Haysey, P Phillips, S Rutland-Barsby and
M Tindale.

ALSO PRESENT:

Councillors R Beeching, E Buckmaster,
S Bull, J Jones, M McMullen, P Moore,
T Page, P Ruffles, M Wood and
C Woodward.

OFFICERS IN ATTENDANCE:

Simon Drinkwater	- Director of Neighbourhood Services
Martin Ibrahim	- Democratic Services Team Leader
George A Robertson	- Chief Executive and Director of Customer and Community Services
Kevin Steptoe	- Head of Planning and Building Control Services
Adele Taylor	- Director of Finance and Support Services

ALSO IN ATTENDANCE:

Matthew Bodley	- Carter Jonas LLP
Jacqueline Millward	- Essex Legal

Partnership

668 **EAST HERTS FUND FOR THE FUTURE**

The Executive Member for Health, Housing and Community Support submitted a report seeking approval for a proposal for a new working relationship between the Council, East Herts Fund for the Future (EHF4F) and the Hertfordshire Community Foundation (HCF).

The Executive Member detailed the proposed new approach, which had been discussed with key stakeholders. She reminded the Executive that the EHF4F was an independent endowment fund that had been established by former Councillor D Mayes. The proposed new arrangement would be administered by HCF for the benefit of East Herts residents.

The Executive supported the proposals as now detailed.

RECOMMENDED – that the proposal related to East Herts Fund for the Future (EHF4F) recommending a new operating partnership between East Herts Council and the Hertfordshire Community Foundation (HCF) be agreed.

669 **LEADER'S ANNOUNCEMENTS**

The Leader welcomed the press to the meeting and reminded everyone that the meeting was being webcast.

He also welcomed Jacqueline Millward, Essex Legal Partnership and Matthew Bodley, Carter Jonas LLP, who were in attendance to answer questions in respect of the matter at Minute 671.

Finally, the Leader advised that Agenda Item 10 – Surrender of Lease at Bircherley Green, Hertford, had been withdrawn and would be submitted to a later meeting.

670 MINUTES

RESOLVED – that the Minutes of the Executive meeting held on 8 April 2014 be approved as a correct record and signed by the Leader.

671 OLD RIVER LANE, BISHOP'S STORTFORD -
COMPULSORY PURCHASE ORDER

The Leader of the Council submitted a report proposing the principle of using compulsory purchase powers (CPO) to assemble land to assist in the implementation of the Old River Lane development in Bishop's Stortford town centre by Henderson Global Investors. He detailed the ongoing negotiations with interested parties and the public interest case for using CPO powers.

The Leader emphasised that the CPO proposal was in two stages; firstly a decision in principle, which would assist in delivering the scheme, and a second stage, whereby a further report would be submitted prior to making the CPO.

The Leader advised that the plans of the site at Essential Reference Papers "B" and "C" contained errors and asked Members to refer to the amended plans that had been tabled.

Various Members asked a number of questions covering a range of issues, including:

- clarification of the boundaries of the land required as detailed in the amended plans now tabled;
- a reassurance that a further report would be submitted to the Executive before making the CPO;
- the nature of the indemnity arrangements to be agreed with Hendersons;
- the need for a CPO given the impact of ongoing negotiations with interested parties on the viability of the development timeframe; and
- the compensation package for interested parties

disturbed by the development.

Jacqueline Millward and Matthew Bodley commented on these issues and answered Members' questions.

The Leader emphasised that, despite this decision, ongoing negotiations with interested parties would continue, as Hendersons remained committed to securing the remaining interests in the Order land by private treaty negotiations where practicable. He also reminded Members that the development would provide an economic boost to the town centre that would benefit the residents of Bishop's Stortford. Finally, the Leader thanked Members for their input.

The Executive approved the proposals as now detailed.

RESOLVED - that (A) the principle of using compulsory purchase powers to facilitate the comprehensive redevelopment of the Old River Lane Site, Bishop's Stortford is approved subject to a further report back to Executive prior to making the Order to advise Members on:

- (i) the outcome of attempts to acquire the outstanding land interests by negotiation in line with paragraph 24 of Circular 06/2004 since the date of this report,
 - (ii) an update as to the current status of the case for making the CPO in light of circumstances as they stand at the date of the future report,
 - (iii) consideration of the draft Statement of Reasons,
 - (iv) whether a full CPO indemnity has been put in place between Henderson and the Council, and
 - (v) settling the form of making and publishing an Order.
- (B) the Director of Neighbourhood Services be

authorised to make any necessary requisitions for information from parties interested in the Order Land by way of the service of notices under section 16 of the Local Government Miscellaneous Provisions Act 1976 or section 5A of the Acquisition of Land Act 1981; and

(C) the Director of Neighbourhood Services be authorised to continue to negotiate with any interested parties with a view to acquiring interests by negotiation and to appoint any necessary consultants jointly with Henderson to advise in this regard.

672 EXCLUSION OF PRESS AND PUBLIC

The Executive passed a resolution pursuant to Section 100 (A) (4) of the Local Government Act 1972, to exclude the press and public during consideration of the business referred to in Minute 673 on the grounds that it involved the likely disclosure of exempt information as defined in paragraph 3 of Part 1 of Schedule 12A of the said Act.

673 PLOT 6, WATERMILL INDUSTRIAL ESTATE,
BUNTINGFORD - UNCONDITIONAL SALE

The Executive Member for Finance submitted a report seeking approval to dispose of an asset that had been deemed surplus to requirements. He referred to the various offers that had been received for this particular site and proposed accepting the unconditional offer detailed at paragraph 2.5 of the report submitted.

In response to questions by Councillor S Bull, the Executive Member undertook to provide a written response, if the information requested was able to be released. He also undertook to ask Officers to provide a clearer plan of the site in question.

The Executive approved the proposals as now detailed.

RESOLVED – that the freehold interest in plot 6 at

Watermill Industrial Estate, Buntingford be sold on the terms detailed in the report now submitted.

The meeting closed at 8.31 pm

Chairman
Date