



**Cheshire and Warrington Local Enterprise Partnership
Performance and Investment Committee**

Wednesday 19th December 2018 1.30-3.30

Wyvern House

Attending: John Downes, Alex Thompson,
Chris Hindley, Mark Livesey, Lisa Harris,
Francis Lee, Rachel Brosnahan

Apologies: Ged Barlow

AGENDA

Agenda Item		Lead	Timings
1	Welcome, introductions and apologies	Chair	2 mins
2	Conflicts of Interest	Chair	5 mins
3	(i) Minutes from the meeting of 21 st November 2018	Chair	5 mins
	(ii) Actions Arising	Chair	5 mins
4	Centre Park Link Full Business Case Approval	Lindsey MacDonald	10 mins presentation 10 mins questions
5	Winsford Industrial Estate Update	Perran Baragwanath	10 Mins Presentation 10 Mins Questions
6	Ellesmere Port One Public Estate project update	PC	10 mins
5	Programme Manager update including: Risk reporting Project progress summary report	RB	15 mins
7	ESIF update	FL	10 Mins
9	AOB	All	5 mins
Date of next meetings, time 1.30 pm and Venue Wyvern House, unless otherwise specified:			
	16 th January 2019	Tarvin Road Full Business Case Approval	
	27 th February 2019	Poynton Relief Road OBC	
	20 th March 2019	CEC Sustainable Tavel Projects WBC sustainable Travel Projects Improving Winsford Industrial Land	

	17 th April 2019	Ellesmere Port One Public Estate Final approval
	15 th May 2019	Omega Local Highways Scheme OBC approval
	19 th June 2019	
	17 th July 2019	
	21 st August 2019	
	18 th September 2019	
	16 th October 2019	
	20 th November 2019	
	18 th December 2019	



**Minutes of the Cheshire and Warrington Local Enterprise Partnership
Performance and Investment Committee Meeting
held on 21st November 2018 at 1.30**

In attendance: Ged Barlow (Chairman), Chris Hindley, John Downes, Francis Lee, Rachel Brosnahan, Paul Goodwin

Apologies: Steve Park, Lisa Harris, Mark Livesey, Alex Thompson

In attendance: Presentations on: Northgate update: Steve Tranter and Clare Huber, (CWAC)
EZ investments by: John Adlen (CWLEP)

Item No.	Item	To be Actioned by	By When
1.	Welcome, Introductions and Apologies Apologies from Steve Park, Lisa Harris, Mark Livesey, Alex Thompson		
2	Conflicts of Interest GB asked for any conflicts to be declared. JD was specifically asked if Langtree had any property around the EZ sites due to be considered for investment approval. No conflicts declared.		
4	Minutes from the last meeting: Follow up of actions: <ul style="list-style-type: none"> • Draft offer letter to WBC for Burtonwood to Omega issued • Letter sent to David Rutley MP confirming support for Chef's Whites academy • No conflicts of interest with Macclesfield College confirmed. • Confirmation of extension of conditional offer for Winsford Industrial land sent and presentation arranged. • Confirmation of extension of conditional offer for Crewe High Speed Ready Heart sent. • Northgate presentation arranged • Visit of Reaseheath projects arranged. 		
5	EZ presentation John Adlen gave an overview of four projects requiring investment approval:		

	<p>Helix – Payback less than 10 years. Original request was for £1m but developer profit now taken out to reduce gap funding requirement to £670k. Drawdown not expected until project complete. Bus rates of £67k per annum anticipated. £1.4m of business rates expected.</p> <p>Newport Business Park; Rhino Products – Site is adjacent to Helix. £790k gap. Net 80 new jobs. £209k p.a. business rates anticipated. £4.5m total retained business rates expected.</p> <p>Redsun Projects - £1.7mm gap funding required for development of a new 11600sqm unit.</p> <p>New Bridge Road Sub-station – funding required to buy 1/3 capacity to help unlock EZ sites.</p> <p>Cushman Wakefield have completed the appraisals. JD asked about overage and JA confirmed that there was an overage clause in every agreement.</p> <p>The key risks and mitigation were discussed. Risks are mainly dealt with through the legal contract with the developer.</p> <p>JA confirmed that no funding would be released until the EZ secures additional funding from the local authorities.</p> <p>The committee approved investment in all of the schemes.</p>		
6	<p>Northgate update</p> <p>Steve Tranter and Clare Huber gave an update on Northgate.</p> <p>Scheme has been in development for 20+ years.</p> <p>Phase 1 – Storey House and Bus station relocation already completed. Judicial review for CPO concluded on the 15th November.</p> <p>Council have signed off a further £6m of further spend.</p> <p>Next phase is adjacent to Storey House and is leisure led. It will include restaurants, boutique shop, new public square and Picture House cinema.</p> <p>Proposed site of relocated hotel may now be a multi-storey car park – the business case to move the hotel no longer stacks up.</p> <p>Next phase of works due to be signed off in January 19 with a start on site expected in January 2020.</p>		

	Retail working group established to help engage businesses.		
7	<p>Programme manager update</p> <p>RB provided an update on projects by exception.</p> <p>Offer letter issued to CWAC for Ellesmere Port One Public Estate project. They have requested that the offer letter refers to just phase 1 as they are not directly responsible for the other phases. Also requested that reference to demolition of properties on Coronation Road is removed. They are currently procuring a contractor which they don't think will be complete until the end of April and have therefore asked that the date for P&I to consider the FBC could be moved back to June.</p> <p>Following considerable discussion, P&I felt given the changes that the project should be referred to the LEP board.</p> <p>Update on Energy Fund – Applications received but of varying quality. Appear to be some communication issues within Local authorities as not everyone appeared to be aware of the fund. Application is currently on hold while discussion take place.</p> <p>RB said some applications were of a high quality and met with the published guidance e.g. the Blue Orchid bid. The committee were supportive of this project being approved especially as it could lever ERDF.</p> <p>GB said that the original bid was for £20m so what can now be achieved with £4.1m will be quite different from what was originally envisaged.</p> <p>Energy Innovation District will need capital.</p> <p>RB provided an update on the LGF finances. Still expect to meet profile for the year.</p> <p>Brief discussion about GPF applications including potential £15m Evergreen Fund. RB explained that the development costs for Evergreen were approximately £100k and that there wasn't funding available to pay for these unless a grant from GPF was used, which there was reluctance to do. Committee were all supportive of an Evergreen Fund to be pursued given the additional funding it would bring and reduce the chance of the ERDF not being spent and returned.</p> <p>n.b. request for presentations to be sent in advance and IT set up</p>	RB	Dec 18
9	ESF update	RB	ongoing

	<p>FL gave project updates and discussed funding available. £29m of projects under consideration. £20.8m in delivery.</p> <p>£23m of ERDF left to contract (£15m could be contracted to contract).</p>		
10	<p>AOB</p> <p>GB thanked SP for all his efforts. Discussion about SP proposed replacement. John Laverick put forward by JD. RB to discuss internally. Next meeting: 19th December 2018</p>	RB	Dec 18

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