

EXECUTIVE MEMBER DECISION FORM

DECISION TO BE TAKEN BY: LEADER OF THE COUNCIL.
(EXEMPT REPORT).

KEY DECISION: YES

PORTFOLIO AREA: REGENERATION AND PLANNING
STRATEGY

PORTFOLIOS AFFECTED: Regeneration and Planning Strategy

WARDS AFFECTED: Potentially all Wards

SUBJECT: Birkenhead Town Centre Lock Out Agreement with Neptune
Developments (Exempt Report)

1. RECOMMENDATION:

That the Leader agrees to the Council extending until 31st March 2015 the Stage 1 Lock-Out Agreement with Neptune Development Limited (NDL) to allow them to work up a comprehensive redevelopment proposal for Birkenhead Town Centre.

That the Europa Swimming Pool site be included in the agreement at this stage on the proviso that the facility is re-provided within the area to be master planned. Its inclusion will also be dependent on the Council securing an independent valuation of the asset and final confirmation from Counsel that its inclusion does not contravene procurement or state aid rules.

That the rent abatement agreement that the Council has in place with NDL is extended to 31st March 2015.

2. REASONS FOR THE DECISION

To allow the delivery of a comprehensive redevelopment scheme for Birkenhead Town Centre.

3. STATEMENT OF COMPLIANCE

The recommendations are made further to legal advice from the Deputy Monitoring Officer and the Section 151 Officer has confirmed that they do not incur unlawful expenditure. They are also compliant with equality legislation and an equality analysis and impact assessment has been completed. The recommendations reflect the core principles of good governance set out in the Council's Code of Corporate Governance.

4. DECLARATION OF INTEREST

None

<p>Signed: <i>P.L. Dames</i></p> <p>Executive Member: <i>MR. PAM DAVES</i></p> <p>Date: <i>19/12/14.</i></p> <p>Also present:</p>	<p>Signed: <i>[Signature]</i></p> <p>Chief Officer: <i>STRATEGIC DIRECTOR</i></p> <p>Date: <i>19.12.14</i></p>
<p>Date of Senior Policy Team Meeting(s):</p>	

A list of background papers on this issue is held with:

Contact Officer:

Date:

Date of Publication:

Date of Expiry of Call-In Period: