

## EXECUTIVE MEMBER DECISION FORM

**DECISION TO BE TAKEN BY:** COUNCILLOR PAT HACKETT

**KEY DECISION** YES

**PORTFOLIO AREA:** LEADER OF THE COUNCIL

**PORTFOLIOS AFFECTED:** LEADER

**WARDS AFFECTED:** BIRKENHEAD AND TRANMERE

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**SUBJECT:** BIRKENHEAD MARKET

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### **1.0 RECOMMENDATION:**

1.1 It is recommended that the Leader:

1. Approves the Full Business Case and adopt the preferred option as outlined in the report, i.e. to demolish, redesign and redevelop the current market site.
2. Authorises the Director of Regeneration and Place to progress the preferred option for the redevelopment of Birkenhead Market, as outlined in the Full Business case, in line with the outcomes of consultation on regeneration plans and provide a report back to Members on the proposed design, funding and financial modelling.
3. Authorises the Director of Governance and Assurance to initiate the termination of current market stall tenancies and other occupational arrangements at the appropriate time.
4. Authorises the Director of Governance and Assurance to issue new tenancies or other occupational agreements with market traders at the appropriate time.
5. Approves the adoption of initiating a trader selection criterion as outlined in the detailed full business case.
6. Approves the scale of the new market offer to accommodate an approximate 35,000sq.ft scheme.

### **2.0 REASONS FOR THE DECISION**


- 2.1 Birkenhead market's infrastructure incurs high maintenance liabilities and the building as it currently stands is expensive to operate, inappropriate for its current use and is not energy efficient. Ongoing repairs and maintenance costs are estimated to grow quite significantly over the next few years in its current state.

- 2.2 The general look and feel of the market is becoming tired externally and internally and requires a transformation to make it more appealing to the general public and traders alike, otherwise it is likely to continue to face pressures of decline.
- 2.3 The establishment of the Wirral Growth Company and its plans for the development of a new town centre provide a significant opportunity to develop and enable an attractive, well-designed market in the heart of Birkenhead utilising the current footprint but on a smaller scale.

### 3.0 STATEMENT OF COMPLIANCE

- 3.1 The recommendations are made further to legal advice from the 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.

### 4.0 DECLARATION OF INTEREST

<p></p> <p><b>Signed:</b></p> <p><b>Executive Member: Leader of the Council</b></p> <p><b>Date: 24 March, 2020</b></p> <p><b>Also present:</b></p>	<p><b>Signed:</b> </p> <p><b>Chief Officer: Director of Regeneration &amp; Place</b></p> <p><b>Date: 23.03.2020</b></p>
<p><b>Date of Senior Policy Team Meeting(s):</b></p>	

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

Contact Officer: Sally Shah, Assistant Director – Regeneration and Investment  
Date:

**Date of Publication:**  
**Date of Expiry of Call-In Period:**