

STOCKPORT COLLEGE

DRAFT Minutes of the Property Steering Committee held on 18 March 2010 at 4:00pm in Conference Room A

Present:

Louise Congdon (Chairperson)
Lynn Merilion (Principal)
Ian Roberts
Paul Carter
Liam Donnelly
Derek Caldwell

In Attendance:

Keith Alcock (Deputy Principal)
Barry Watson (Clerk to the Corporation)
Jason Challender (Property Project Director)
Hawre Baban (Project Director)
Mark Gaunt
Geoff Taylor
Trevor Rees
Dave Goddard
Aaron Dwight
Elaine Preece

| Minute no: | Actions |
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| PSC/10/10 | Apologies for Absence The Clerk to the Corporation reported that no apologies for absence had been received. |
| PSC/11/10 | Declarations of Interest There were no declarations of interest in any of the meetings business items. |
| PSC/12/10 | Minutes of the Meetings held on 4 February 2010 The minutes of the meetings were approved and accepted as a correct account of the meetings proceedings. |
| PSC/13/10 | Matters Arising from the Minutes There were no matters arising from the minutes. |

PSC/14/10 Revised Property Strategy

The Deputy Principal presented a report to the Committee which set out a proposed revised Property Strategy. The report also identified the procurement, funding and decant strategies which underpinned the revised proposals.

The report covered the following aspects of the proposed revised strategy and detailed the proposals and plans for each area together with detailed costings and a pre construction and construction programme for each phase of the proposed development -:

- Phase 1 - George Wood Workshops and Tower.
- Phase 2 - St Thomas fit out and Landscaping.
- Phase 3 - Roland Hadlow recladding and refurbishment of the multi purpose hall and the student union.
- Phase 4 - Demolition of Ruell Harrison, retention of sports hall and creation of sports facilities.
- Disposals of Heaton Moor Campus and Greek Street.

The Committee considered and discussed each aspect of the proposed strategy in detail and commented that very good progress had been made in delivering a revised strategy.

In discussion it was agreed that the following actions should be taken:

- 1) The Deputy Principal should meet with Liam Donnelly in order to discuss and report back to the Committee concerning the most appropriate level of design input for the strategy.
- 2) That consideration is given to securing Outline Planning Permission for an additional Teaching Block on the rear of the St Thomas site.
- 3) That consideration is given as to how the rest of H.E is incorporated into the proposals.
- 4) That clear information is provided to the Committee when a commitment to incur costs would occur.

Action: Deputy Principal

After due discussion it was resolved that the Committee welcome the proposals in general terms and looked forward to continued discussions with regard to affordability, decisions to be taken, timings and design issues when further progress concerning the proposal had been made.

The Deputy Principal undertook to keep members informed of developments as they arose via email and to provide the Chairperson with a copy of the proposed letter concerning the Local Development Framework.

Action: Deputy Principal

PSC/15/10 Phase 1 (Workshops)

The Project Director presented a report which outlined the up to date position with regard to the progress of the Phase 1 – Workshops.

The Committee noted the up to date position with regard Wates and the College's negotiating position with regard to the final budget for the project.

After due consideration of the latest negotiating position it was agreed that it be recommended to the Board of the Corporation that subject to appropriate assurances being secured from Wates then the guaranteed minimum price for the contact should be agreed at £17.985m. It was noted that this settlement figure was £140k below budget.

Action: Board of the Corporation

After due consideration and discussion it was resolved that the report be noted.

PSC/16/10 Phase 2 (St. Thomas)

The Project Director reported that there was nothing to report concerning Phase 2 other than had been discussed during Agenda item 5.

PSC/17/10 Property Strategy Financial Report February 2010

The Deputy Principal's report was received and noted.

PSC/18/10 Date of Next Meeting

It was agreed that the date next meeting would be agreed between the Clerk to the Corporation and the Deputy Principal as appropriate.

Action: Deputy Principal/Clerk to the Corporation

The meeting closed at 5.20pm.

Dave Goddard joined the meeting during the consideration of agenda item 5.