

## KENT COUNTY COUNCIL

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### PROPERTY SUB-COMMITTEE

MINUTES of a meeting of the Property Sub-Committee held in the Darent Room, Sessions House, County Hall, Maidstone on Wednesday, 23 September 2015.

PRESENT: Mr N J D Chard (Substitute for Mr A J King, MBE), Miss S J Carey, Mr I S Chittenden, Mr C P D Hoare, Mr D Smyth and Mrs P A V Stockell

IN ATTENDANCE: Mrs R Spore (Director of Infrastructure) and Mrs A Hunter (Principal Democratic Services Officer)

#### UNRESTRICTED ITEMS

##### **46. Apologies and Substitutes**

*(Item A1)*

- (1) Apologies for absence were received from Mrs Dean, Mr King and Mr Ridings. Mr Chittenden and Mr Chard attended as substitutes for Mrs Dean and Mr King respectively.
- (2) Apologies were also received from Mr Cooke (Cabinet Member for Corporate and Democratic Services).
- (3) In the absence of Mr King (Chairman of the Property Sub Committee), Miss Carey (Vice-chairman) was in the chair.

##### **47. Declarations of Interest by Members in Items on the Agenda**

*(Item A2)*

There were no declarations of interest.

##### **48. Minutes of the meeting held on 27 March 2015**

*(Item A3)*

Resolved that the minutes of the meeting held on 27 March 2015 be approved as a correct record and signed by the Chairman.

##### **49. Meeting Dates for 2016-17**

*(Item A4)*

Resolved that meetings of the Property Sub Committee be held on Thursday 29 September 2016 and Tuesday 21 March 2017 and that the date of the meeting in March 2016 be confirmed at a later date.

##### **50. Exclusion of the Public**

- (1) The Chairman said she did not consider it possible for the sub-committee to consider the reports without reference to the exempt appendices and exempt

reports. She therefore proposed that the press and public be excluded from the meeting.

- (2) Resolved that under Section 100A of the Local Government Act 1972 the press and public be excluded from the meeting for the following items of business on the grounds that they involved the likely disclosure of exempt information as defined in paragraph 3 of Part 1 of Schedule 12A of the Act.
- (3) The Chairman said that Item C1 would be considered first as representatives from the Total Facilities Management contractors were waiting to give presentations.

**51. Total Facilities Management - 2nd Biannual Review**  
*(Item C1)*

- (1) Rebecca Spore (Director of Infrastructure) and Tom Micklewright (PFI and FM Contracts Team Manager) introduced the report which gave an update on the performance of the three Total Facilities Management (TFM) contractors since the first biannual review in March 2015. Each of the three contractors gave a short presentation on their performance, service delivery and future plans and answered Members' questions.
- (2) In response to questions, Mrs Spore said that the contractors' performance was monitored monthly and quarterly and that there had been a marked improvement since the previous update to the sub-committee. She also confirmed that a list of key performance indicators had previously been presented to the sub-committee and further information would be supplied on request.
- (3) Resolved that:
  - (a) The performance of the Mid-Kent, West Kent and East Kent TFM contractors since the first biannual review be noted;
  - (b) The issues that had occurred and actions taken to resolve them be noted;
  - (c) The existing KCC contract governance in place to manage and monitor the performance of the Total Facilities Management Contracts be noted.

**52. Approval to enter into new lease at Rainbow Lodge for the benefit of Wyvern School**  
*(Item B1)*

- (1) Andrew White (Estates Surveyor) introduced the open report at Item B1 on the agenda and the exempt report at Item D1 on the agenda which sought approval to enter into a new long lease with the governing body of Wyvern School, Ashford.
- (2) He answered questions from Members relating to the terms of the lease set out in the exempt report.
- (3) Resolved that the proposed decision by the Cabinet Member for Corporate and Democratic Services to enter into a new lease at Rainbow Lodge and for

the Director of Infrastructure to finalise the terms and complete the transaction be endorsed.

**53. Approval to enter into new lease at the Detached Playing Field at the former Chaucer Technology College, Spring Lane, Canterbury for the benefit of Barton Court Grammar School, Canterbury**  
*(Item B2)*

- (1) Andrew White (Estates Surveyor) introduced the open report at Item B2 on the agenda and the exempt report at Item D2 on the agenda which sought approval to enter into a new long lease with the governing body of Barton Court Grammar School, Canterbury.
- (2) He answered questions from Members relating to the terms of the lease set out in the exempt report. He also said that a letter had been written to the Department of Education on 11 September 2015 seeking confirmation that the former Chaucer Technology College site would revert to the County Council's ownership.
- (3) Resolved that the proposed decision by the Cabinet Member for Corporate and Democratic Services to enter into a new lease for the detached playing field to the former Chaucer Technology College and for the Director of Infrastructure to finalise the terms and complete the transaction be endorsed.

**54. Strategic Acquisition, Maidstone**  
*(Item D3)*

- (1) Mrs Spore (Director of Infrastructure) introduced the report and gave a presentation. She then answered Members' questions.
- (2) Resolved that proposed decision to be taken by the Cabinet Member for Corporate and Democratic Services, as set out in the exempt report, be endorsed.

(Voting: For 5; Against 1; Abstentions 0)