

KENT COUNTY COUNCIL – PROPOSED RECORD OF DECISION

DECISION TO BE TAKEN BY:

Eric Hotson Member for Corporate and Democratic Services

DECISION NO:

19/00070

For publication**Key decision***

This is a key decision, as it involves expenditure over £1m

Subject: Letting of the building contract for the Southborough Hub Project

Decision:

As Cabinet Member for Corporate and Democratic Services, I propose to authorise the Director of Infrastructure in consultation with the Corporate Director for Finance to enter into the necessary legal documents to enable the construction of the Southborough Hub development.

Reason(s) for decision:**Background:**

The Southborough Hub Project is a joint project between Kent County Council (KCC), Tunbridge Wells Borough Council (TWBC) and Southborough Town Council (STC) to deliver a Community Hub scheme which has been a long-term aspiration for Southborough Town. Two previous key decisions (15/00041 and 15/00024) were taken authorising the inclusion of the library and the funding/land transactions required to facilitate the project.

A Memorandum of Understanding (MoU) and a Collaboration Agreement were signed between KCC and TWBC and STC. The land with the benefit of consent for the 69 residential units was sold to Crest Nicholson, which along with the NHS and FA grant, has provided the budget to fund the project.

The terms of the Collaboration agreement have facilitated detailed development of the next stages of the project. This includes the negotiation and execution of funding agreements with the NHS and Football Foundation, together with the negotiation of a final tender sum for the construction works.

Financial Implications:

The project is self-funded through the proceeds of the land disposal by the parties along with S106, and contributions from the NHS and the FA association Grant. The Project will also release the current Southborough Library building for disposal. Running costs for the new library will also be reduced as a result of sharing common facilities with the other users.

Legal Implications:

The building contract forms part of a suite of legal documents binding the parties responsible for the delivery of the hub together. These include:

- A Development agreement between Southborough Town Council and KCC.
- Section 2 funding agreement between NHS England, KCC and Southborough Town Council.
- Football Foundation funding agreement between the Football Foundation, KCC and

Southborough Town Council.

Equality Implications:

A Full Equality's Impact Assessment has been undertaken and can be viewed on request.

Business Plan:

Delivery of the project is included in the GET Business Plan for Library Registration and Archives 2019-2020.

Cabinet Committee recommendations and other consultation:

The decision was considered at 20th September 2019 Policy and Resources Committee Papers on the wider aspects of the project have been considered by:

- Property Sub-committee March 2015
- Growth Economic Development and Communities Cabinet Committee - April 2015
- Infrastructure Commissioning Board April 2019

Any alternatives considered: None

Any interest declared when the decision was taken and any dispensation granted by the Proper Officer:

This box will be used when the ROD is being signed.

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signed

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date