

**Report to the Asset Management and
Economic Development Cabinet
Committee**



**Epping Forest
District Council**

Report reference: AMED-002-2016/17

Date of meeting: 30 June 2016

Portfolio: Asset Management and Economic Development

Subject: Asset Management Co-ordination Group Report

Responsible Officer: Derek Macnab (01992 564050)

Democratic Services: Jackie Leither (01992 564756)

Recommendations/Decisions Required:

- (1) To note progress on the Council's Asset Management and Development Projects.**

Executive Summary:

This report updates the Cabinet Committee on a number of projects as discussed at previous meetings.

Reasons for Proposed Decision:

To comply with the Cabinet Committee's previous request to monitor the development of the Council's property assets on a regular basis.

Other Options for Action:

None, as monitoring report is for information not action.

Report:

- Epping Forest Shopping Park** – A detailed report on progress on the development of the Epping Forest Shopping Park is contained within a separate report on the Agenda.
- Oakwood Hill Depot** – Practical completion for the construction of the new depot was anticipated to be achieved in mid-June. The specialist contractor appointed to relocate fleet maintenance has completed their work and VOSA accreditation for the MOT Service is planned for the 27 June. It is anticipated on this basis that Langston Road Depot will be fully vacated by the end of July 2016.
- Pyrles Lane Nursery** – District Development Management Committee have granted consent for the redevelopment of the Nursery site. A report is scheduled to go to Cabinet on the 21 July seeking permission for the marketing strategy for the site.
- St John's Road** – Negotiations on the purchase of the County Council's interest in the site are reaching a conclusion. The final terms are due to be agreed by Cabinet on the 21 July

2016. It is anticipated that, subject to sign off by the Secretary of State, exchange can be achieved over the summer holiday period.

5. **North Weald Airfield** – Work is still being undertaken on the development of the specification of works for an operational partner. This has been delayed due to changes in European Procurement Rules which will prevent the procurement of a concessionary contract and will likely necessitate a full blown OEJU process.
6. **Former Winston Churchill** – The development is proceeding at a pace and is now up to the third floor. Completion still anticipated in July 2017. Agents have been appointed for the letting of the retail units on the ground floor with a number of quality prospective tenants expressing interest.
7. **Ongar Academy** – The sale of the land to the Secretary of State for Education has now completed and construction of the new school has commenced.
8. **Hillhouse, Leisure/Community Hub** – After the successful community engagement events to assist in Masterplanning the site, an outline application is due to be submitted jointly by the partners in August 2016, with the intention that it is considered by District Development Management Committee at their meeting in November 2016. Proposals from the tenderers for the new Leisure Management Contract have been received for the construction of the new Swimming Pool on the site. The GP Practice will now not temporarily relocate.
9. **Former Golden Lion Public House** – A revised offer has been received for a lease extension for the site from the developer. A planning application is anticipated to be submitted in August.
10. **Townmead** – No suitable alternative use has yet been identified.

Resource Implications:

None as this is a progress report.

Legal and Governance Implications:

As referred to in individual sections.

Safer Cleaner Greener Implications:

N/A

Consultation Undertaken:

None

Background Papers:

Cabinet Reports on individual Capital Schemes.

Impact Assessments:

N/A

Risk Assessment

Risks relevant to each project are contained within Departmental Service Plans or Corporate Risk Register.

Due Regard Record

This page shows **which groups of people are affected** by the subject of this report. It sets out **how they are affected** and how any **unlawful discrimination** they experience can be eliminated. It also includes information about how **access to the service(s)** subject to this report can be improved for the different groups of people; and how they can be assisted to **understand each other better** as a result of the subject of this report.

S149 Equality Act 2010 requires that due regard must be paid to this information when considering the subject of this report.

None as this is a monitoring report only.