



HARTLEPOOL DEVELOPMENT CORPORATION BOARD

22nd May 2023 @ 4pm
Hartlepool Civic Centre

These minutes are in draft form until approved at the next Board meeting and are therefore subject to amendments.

<u>ATTENDEES</u>	
<u>Members</u>	
Mayor Ben Houchen (Chair)	Tees Valley Mayor
Simon Corbett	Independent Member
Sarah Bedford	Independent Member
Steve Turner	Independent Member
Shane Moore	Independent Member
Lisa Molloy	Independent Member
Julie Gilhespie	Associate Member
Denise McGuckin	Associate Member
Mark Webster	Independent Adviser
<u>Officers and Others in Attendance</u>	
Emma Simson	Chief Legal Officer and Acting Monitoring Officer, TVCA
Gary Macdonald	Group Director of Finance & Resources TVCA
Sally Henry	Governance Officer, TVCA
Sarah Brackenborough	Head of Operations, TVCA
<u>Apologies</u>	
Brenda McLeish	Independent Member
HDC 07/22	CHAIRS WELCOME & INTRODUCTION The Chair welcomed everyone to the meeting of the Hartlepool Development Corporation Board.
HDC 08/22	APOLOGIES FOR ABSENCE Apologies for absence were submitted as detailed above.



Hartlepool
Development
Corporation

HDC 09/22	<p>DECLARATIONS OF INTEREST</p> <p>There were no interests declared.</p>
HDC 10/22	<p>MINUTES OF PREVIOUS MEETING</p> <p>The Board reviewed the minutes of the meeting held on 20th March, 2023.</p> <p>RESOLVED that the minutes of the meeting held on 20th March were agreed as an accurate record.</p>
HDC 11/22	<p>CHAIRS UPDATE</p> <p>The Chair advised the Board that Planning Orders have been laid before Parliament and will come into force from 1st June. A transition arrangement is being agreed with Hartlepool Borough Council.</p> <p>Hartlepool Borough Council had responded to the Secretary of State Consultation on asset transfer positively.</p> <p>The Chair advised that he and the Group Chief Executive had, the previous week, attended UKREiif in Leeds. This was a real estate and investment exhibition where all the schemes in the Tees Valley were promoted to potential investors.</p> <p>RESOLVED that:- the Hartlepool Development Corporation Board noted the update.</p>
HDC 12/22	<p>GOVERNANCE & APPOINTMENTS</p> <p>Board were provided a report which detailed proposed amendments to the Development Corporation Constitution and Scheme of Delegation.</p> <p>The report also detailed the Audit requirements for the Development Corporation and requested the Board note and approves the next steps in establishing an Audit Committee.</p> <p>It was noted that paragraph 32 of the draft Constitution referenced itself as opposed to an earlier paragraph and it was agreed this would be amended.</p> <p>RESOLVED that the Hartlepool Development Corporation Board:-</p> <ul style="list-style-type: none"> i. approves the proposed amendments to the Hartlepool Development Corporation Constitution; ii. approves the proposed amendments to the Scheme of Delegation for the Hartlepool Development Corporation; and iii. notes the Audit requirements for the Development Corporation and approves the proposed make-up of the Corporation Audit Committee to enable proposals for the membership of that Committee to be presented to the Board at next possible opportunity.
HDC 12/22 HDC	<p>INVESTMENT ZONE UPDATE</p> <p>Hartlepool Development Corporation</p>

	<p>The Board was provided a verbal update on the Investment Zones. Government had identified 8 regions as being successful for Investment Zone status and will move forward to a process where they will co-develop a business case with Government.</p> <p>The Board was further advised that the Investment Zone is capped at £80m and can be taken as tax relief, investment or a combination of both and is the total across all areas within the Investment Zone. A Business Case is already being developed and it covers the Hartlepool Development Corporation area along with the Middlesbrough Development Corporation area and the airport.</p> <p>The Tees Valley Business Case will be based on the digital and creative sectors and the place-based approach to those sectors.</p> <p>It is likely to be the summer at the earliest before the Business Case is approved. A requirement of an Investment Zone is demonstrating that the planning processes are streamlined and efficient which is clearly demonstrated in the Development Corporation Masterplan.</p> <p>If successful, the Combined Authority will be granted the Investment Zone status and will deliver it in line with the agreed Business case.</p> <p>The Board will continue to be updated as and when we have further information.</p> <p>RESOLVED that:- the Hartlepool Development Corporation Board noted the update.</p>
<p>HDC 13/22</p>	<p>HARTLEPOOL DEVELOPMENT CORPORATION MASTERPLAN APPROVAL</p> <p>Board was invited to approve the Hartlepool Development Corporation (HDC) Masterplan ‘Supercharging development in Hartlepool’ which was provided at Appendix 1 to the report. The masterplan sets out the intention to accelerate the regeneration of Hartlepool – maximising the potential of its maritime past, manufacturing present and creative future.</p> <p>It was noted that the design codes are being developed and will be brought to a future board meeting for discussion and approval.</p> <p>RESOLVED that the Hartlepool Development Corporation Board approved the HDC Masterplan.</p>
<p>HDC 14/22</p>	<p>CREATIVE INDUSTRIES CLUSTER</p> <p>The Board was presented with a report which provided an update on the progress made to date on the area around Church Street, which is the focus for a Creative Industries Cluster – a reinforced and expanded centre for Hartlepool’s education and creative industries with space for independent business, visitors and residents.</p> <p>The Board was also invited to note the next steps.</p> <p>During discussion it was noted that the wider public in Hartlepool are unaware of the significant investment in the area as a result of this and it is important that this message is relayed.</p> <p>RESOLVED that the Hartlepool Development Corporation Board noted the update.</p>

	<p><i>Under the terms of paragraph 3 of schedule 12a of the Local Government Act, the Chair passed a motion to exclude press and public at this stage of the meeting so the Board could discuss matters of a Confidential nature.</i></p> <p><i>The proposal was made by Shane Moore and seconded by Simon Corbett.</i></p>
HDC 15/22	<p>CONFIDENTIAL INVESTMENT PROPOSAL</p> <p><i>This item is confidential By Virtue Of Paragraph 3 Of Schedule 12a Local Government Act 1972</i></p> <p>The Board was provided a report which detailed a proposed confidential investment which was discussed. The Chair advised Board members that a further update will be provided at the next Board meeting.</p> <p>RESOLVED that:- the Hartlepool Development Corporation Board approve the recommendations in the report.</p>
HDC 16/22	<p>DATE OF NEXT MEETING</p> <p>Monday 19th June, 2023</p>