



HARTLEPOOL DEVELOPMENT CORPORATION BOARD

28th November 2023 @ 4pm
Hartlepool Civic Centre

<u>ATTENDEES</u>	
<u>Members</u>	
Mayor Ben Houchen (Chair)	Tees Valley Mayor
Steve Turner	Independent Member
Shane Moore	Independent Member
Lisa Molloy	Independent Member
Simon Corbett	Independent Member
Sarah Bedford	Independent Member
Cllr Mike Young	Executive Member for Hartlepool BC
<u>Associate Members</u>	
Mark Webster	Independent Adviser
Denise McGuckin	Managing Director of Hartlepool DC
Julie Gilhespie	Associate Member
<u>Officers and Others in Attendance</u>	
Gary Macdonald	Group Director of Finance & Resources, TVCA
Emma Simson	Interim Monitoring Officer, TVCA
Sarah Brackenborough	Head of Operations, TVCA
Helen Kemp	Head of Planning, TVCA
Charlie Kemp	Head of Creative Place, TVCA
Chris Ives	R3 Consultants
Elizabeth Hutchinson	Project Development Manager, TVCA
Justine Matchett	Lichfields
<u>Apologies</u>	
Brenda McLeish	Independent Member
HDC 13/23	CHAIRS WELCOME & INTRODUCTION



Hartlepool
Development
Corporation

	The Chair welcomed everyone to the meeting of the Hartlepool Development Corporation Board.
HDC 14/23	APOLOGIES FOR ABSENCE Apologies for absence were submitted as detailed above.
HDC 15/23	DECLARATIONS OF INTEREST Hartlepool Borough Council representatives (Shane Moore, Mike Young, Denise McGuckin) submitted Declarations of Interest due to Hartlepool Borough Council being the freeholder of the Middleton Grange Shopping Centre site.
HDC 16/23	MINUTES OF PREVIOUS MEETING The Board reviewed the minutes of the meeting held on 14 th August, 2023. RESOLVED that the minutes of the meeting held on 14 th August were agreed as an accurate record.
HDC 17/25	CHAIR'S UPDATE. The Chair advised the Board that he had nothing to add that is not covered in the remainder of the agenda. RESOLVED that the Hartlepool Development Corporation Board noted the update.
HDC 18/23	CHIEF EXECUTIVES UPDATE The Board were provided an update on key activities not covered elsewhere on the agenda. The update included:- <ul style="list-style-type: none"> • the Independent Review; • Tees Valley Investment Zones; • A Forward Plan. RESOLVED that the Hartlepool Development Corporation Board noted the update.
HDC 19/23	GOVERNANCE AND APPOINTMENTS - AUDIT <i>Under the terms of paragraphs 1 & 2 of schedule 12a of the Local Government Act 1972, the appendix to this report is not for publication.</i> Board members were provided an update on and the proposals in relation to the Development Corporation's Audit & Governance Committee. They were also invited to approve the proposed appointments to the development Corporation's Audit & Governance Committee and make recommendations to Cabinet once approved. Board members were then invited note an update on the appointment of

	<p>RESOLVED that the Hartlepool Development Corporation Board approved the recommendations in the report.</p>
HDC 20/23	<p>PLANNING UPDATE</p> <p>The Board were advised that, in accordance with the Scheme of Delegation, several planning applications have been determined by the Head of Planning through delegated authority.</p> <p>RESOLVED that the Hartlepool Development Corporation Board noted the updated position of planning service delivery and the status of planning applications submitted for consideration.</p>
HDC 21/23	<p>HDC DESIGN CODE</p> <p>The Board were provided a report which updated on the recent public consultation on the draft Hartlepool Development Corporation (HDC) Design Code.</p> <p>The Board were advised that, following the consultation process, several comments were received and the draft Design Code has subsequently been amended to reflect these comments.</p> <p>Mark Webster (MW) asked, regarding the secure by design, whether there is a subsidiary board that measure the proposals and bids and should there be a policing representative on that board. Justine Matchett (JM) replied that there are frequent meetings in place. Denise McGuckin (DM) added that the police will be consulted as a statutory stakeholder.</p> <p>RESOLVED that the Hartlepool Development Corporation Board adopts the updated Design Code.</p>
HDC 22/23	<p>BRIEFING ON MIDDLETON GRANGE SHOPPING CENTRE</p> <p>The Board were provided a briefing paper which detailed the discussion surrounding the future of the Middleton Grange Shopping Centre.</p> <p>As the details of the proposed acquisition are commercially sensitive, it was not discussed during this section of the meeting.</p> <p>RESOLVED that the Hartlepool Development Corporation Board note the briefing paper.</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, seconded by Steve Turner.</i></p>	
HDC 23/23	<p>PIPELINE UPDATE REPORT</p> <p>The Board were presented a report that provided an update on projects in the Masterplan pipeline for Hartlepool Development Corporation.</p>



Hartlepool
Development
Corporation

	RESOLVED that the Hartlepool Development Corporation Board noted the update.
HDC 24/23	<p>MIDDLETON GRANGE SHOPPING CENTRE</p> <p>The Board were provided an update on the importance of the Middleton Grange Shopping Centre asset within the regeneration objectives of the area. The Board was also provided with detail of the legal and commercial due diligence carried out, the recommendation to purchase the asset and the next steps following purchase.</p> <p>RESOLVED that the Hartlepool Development Corporation Board approved the recommendations in the report.</p>
	<p>DATE OF NEXT MEETING</p> <p>Monday 22nd January 2024.</p>