

Single Member Cabinet Decision**Executive
Forward Plan
Reference****E3370****Rule 15 – Bath Quays North Development, Bath
Avon Street Multi-Story Car Park Demolition Works**

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| Decision maker/s | Cllr Richard Samuel Cabinet Member for Economic Development & Resources |
| The Issue | Bath Quays North Development, Bath. Avon Street Multi-Story Car Park Demolition Works |
| Decision Date | 30 May 2022 |
| The decision | The Cabinet Member agrees: <ol style="list-style-type: none">1. To proceed to issue the Contract Award notification to the Preferred Bidder.2. Upon expiry of the ten day stand still period and upon conclusion of the planning matters proceed to enter into contract and appoint the Preferred Bidder under a direct contractual appointment to B&NES Council. |
| Rationale for decision | <ol style="list-style-type: none">1. B&NES Council entered into a Development Agreement (DA) with Legal and General Development Assets Holdings Ltd on 19 July 2019 for the redevelopment of the Bath Quay North site as a mixed-use regeneration development.2. Under the BQN DA the developer, Legal & General, was contracted to demolish the Avon St multistorey car park and build out the development, however due to the impact of Covid the commencement of the development has been delayed. The car park continues to deteriorate rapidly and is beyond economic repair which dictates that demolition must proceed urgently as a Council contracted works.3. The paper provided to the SMT meeting of the 28th July 2021 discussed the options for repair/maintenance of the car park verses demolition. The SMT meeting concluded that demolition needed to proceed as Council contracted works, based upon Option C which retained the existing ground floor slab as interim parking and formed the basis for contractor procurement |
| Financial and budget implications | The works will be funded from agreed WECA funding within the approved capital programme for Bath Quays North. |
| Issues considered | <ol style="list-style-type: none">1. BANES has undertaken a procurement exercise to appoint a demolition contractor to demolish Avon Street car park. Approval is requested to enter into contract with the Preferred Bidder.2. Upon completion of the demolition works the ground floor of the existing car park structure will be installed with new lighting and will continue to be operated as an interim car park until the Bath Quays North site is redeveloped.3. The demolition work will proceed under the planning approval granted under 20/20787/VAR, dated 2nd December 2020, subject to amendment and discharge of a number of conditions.4. The works will be funded by BQN WECA funding which is currently defined in Schedule 10 of the BQN Development Agreement grant funding allocation and will therefore be deducted from this sum.5. The decision is requested to proceed as a Rule 15 Urgent Decision. This is considered necessary to ensure the works are completed and returned to operational use ahead of the lead-in to the Christmas markets and to satisfy contracted grant funding programme milestone requirements. |

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| Consultation undertaken | Section 151 Finance Officer; Chief Executive; Monitoring Officer |
| How consultation was carried out | SMT, Monitoring Officer, S151 Officer, Chief Executive, Leader of the Council. |
| Other options considered | Please refer to the SMT paper dated 28 th July 2021 which outline options considered prior to the decision to proceed to tender. |
| Declaration of interest by Cabinet Member(s) for decision: | None |
| Any conflict of interest declared by anyone who is consulted by a Member taking the decision: | None |

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| Name and Signature of Decision Maker/s | Councillor Richard Samuel, Cabinet Member for Economic Development and Resources. |
| Date of Signature | 30/05/22 |

NOT Subject to Call-in