



Newport Unlimited

Minutes of the meeting of the Board held on 12 May 2006

Present: Grant Watson (Chairman)
David Bowler, Councillor Bob Bright, John Burrows, Nigel Campbell, Chris Freegard, Don Wilkes Ed Bampton (Alternate Director for Karen Thomas), Piers Bisson (Observer - WAG), Chris Munday (Observer - WAG), Councillor Erryl Heath (Observer - NCC)

Apologies: Councillor Ken Critchley, Professor James Lusty, Gerry Keighley and Karen Thomas

Also in

Attendance: David Ward, Steven Slocombe, Paul Tarling, Leigh Donovan, Kevin Dooley, Richard Jefferies, Gareth Prosser, and Philip Jardine (Company Secretary).

Nigel Campbell declared an interest in Crindau Gateway Ltd and Gwent Healthcare Trust

1. Minutes

The minutes of the meeting held on 12 April 2006 were confirmed as a true record and signed by the Chairman, subject to deleting Bob Macey from the list of attendees.

Business Plan

The Board was informed that the City Council's Cabinet had endorsed Newport Unlimited's Business Plan 2006 as a reasonable basis for planning the Company's work subject to the Council's Capital Programme resources being available.

The Cabinet had also asked Newport Unlimited, in partnership with the City Council, to prepare and stage an exhibition to show the proposed developments on the east bank of the river.

Agreed

To prepare an exhibition to show the proposed developments on the east bank of the river.

Flood Alleviation

Chris Freegard reported that two applications had been received on the east bank of the river. Approval was subject to a Legal Bond with the Council stating that if the developers fail to complete the required flood alleviation work, the Council will carry out the work at the developers' expense. The work must be done within 18 months of the legal agreement or 15 days notice of the Council's intention to do the work will be served.

No dwellings will be allowed until the sites are raised and the footpath is ready.

A similar agreement will be in place at the Orb Works site.

The Otter Survey had been carried out and the Rodney parade walkway could now be approved, subject to Section 106 Agreement. Sites now remaining on the east bank were Rodney parade and Spytty Pill.

Board members asked for updates at the next meeting

2. Chief Executive's Progress Report

The Chief Executive updated the Board on the issues and meetings that had arisen since the last Board meeting.

Key Tasks and Targets

The Key Targets Schedule and progress on projects was noted. An explanation was provided when there had been any change in circumstances.

The forecast 'start on site' and completion dates for the principal projects at the start of the 2006/7 financial year shown in the Key Tasks and Targets schedule were as follows:

<i>Ref.</i>	<i>Principal projects</i>	<i>Start on site</i>	<i>Finish</i>
1a	Kingsway/ Uskway/Queensway Boulevarding	May 06	Mar 07
1b	Linear Bus Facility (same contract as above)	May 06	Mar 07
2a	Retail Scheme for John Frost Sq. (Modus)	July 07	July 09
2b	Kingsway Refurbishment and new car park (UBS)	April 06	Jul 07
3a	Market Square – Landscaping and development	NA	NA
3b	Market Square – demolish OGR northbound slip road	NA	NA
4a	Railway Station refurbishment	Nov 06	Dec 08
4b	Railway Yard office development and new car park	May 06	NA
4c	Cambrian Centre – retail, office, hotel & resid. dev.	NA	NA
5	University Riverfront Campus	July 07	Sep 09
6	River Usk footbridge and cycle bridge	July 05	Aug 06

<i>Ref.</i>	<i>Principal projects (continued)</i>	<i>Start on site</i>	<i>Finish</i>
7a	Rodney Parade – site clearance and groundworks	NA	NA
7b	Rodney Parade – residential development	Apr 07	NA
8a	Crindau – Gas Works site	Jun 07	Jun 09
8b	Crindau - Marina	NA	NA
9a	George Street – Site preparation	Jan 05	Apr 05
9b	George Street Offices 1 – Usk House 32,000ft2	Oct 05	Sept 06
9c	George Street Offices 2 – WISP 55,000 ft2	Sept 06	July 08
10a	Old Town Dock – Land reclamation	Nov 04	Jun 05
10b	Old Town Dock – Phase 1 Jack’s Pill – Westmark	Oct 06	Apr 08
10c	Old Town Dock – Phase 2 Jack’s Pill	Mar 07	Sept 08
10d/j	Old Town Dock – Other phases	NA	NA
11a	Pirelli site – 44 Industrial Units	Jun 06	Nov 07
11b	Pirelli site – Residential development	NA	NA
12	Hospital District – Whiteheads and Mon Bank dev.	NA	NA
13	Transport strategy – other projects	NA	NA
14a	West Newport strategy	NA	NA
14b	West Newport A48 road	Apr 06	Jun 07
14c	West Newport (HMPS, Quinn, Wales & West, EADS	Jan 05	Dec 07
14d	West Newport (Hynix and other developments)	NA	NA
15a	East Newport – Llanwern site (St Modwen)	Jun 06	NA
15b	East Newport – Llanwern Village etc (Gallaghers)	Jun 06	NA
16	Flood Defence Works on Eastern Bank of River Usk	Jun 06	Jun 08
17	Gateway Strategy	Apr 07	NA

3. Project Coordination Group

The most recent minutes of the Coordination Group were circulated for information.

4. Old Town Dock

Board Members were provided with a summary of projected values, planning obligations and a receipts profile for the Old Town Dock sites in public ownership.

Members were provided with an analysis of the impact of infrastructure requirements, affordable housing and education requirements on potential values.

It was agreed

To ask for a further report which

- Seeks to evolve a cash flow strategy to include receipts and expenditure programmes and suggests how best to manage risk.
- Considers opportunities to group sites to allow more strategic development
- Reconsiders the park development, particularly at the Maltings site
- Addresses maintenance arrangements for the park

5. Gateway Improvement Strategy

Board members were asked to consider priorities for a gateway strategy.

It was agreed

To consider the priorities for a gateway strategy more fully at the next meeting of the Board with the benefit of a comprehensive report including the previous proposals by the Council and photographs and plans of the relevant areas.

6. Footbridge

Board Members were asked to discuss a list of suggested names for the footbridge arising from a consultation process organised by the South Wales Argus. It was suggested that it would be helpful to the wider promotion of Newport's city status if the name could include reference to Newport's status as a city. Further consideration needed to be given to the appropriate name and to the arrangements for an opening ceremony later on in the year. It was noted that attempts to get a royal opening in 2006 had not proved fruitful so far and that the possibility of inviting a celebrity to open the bridge should be examined.

7. Marketing Activity

Members were brought up to date on current and planned marketing activity for Newport Unlimited.

It was agreed

To endorse the current marketing activities and to support the planned activity, subject to details and expenditure being agreed by the Board.

8. Date for the Next Meeting

The next meeting would be held on 14 June 2006 at 9.30 am.