



Corporate Asset Sub (Finance) Committee

Date: WEDNESDAY, 7 OCTOBER 2015
Time: 11.30 am
Venue: COMMITTEE ROOMS, 2ND FLOOR, WEST WING, GUILDHALL

Members: Roger Chadwick (Chairman) Deputy Brian Harris
Jeremy Mayhew (Deputy Chairman) Deputy Alastair Moss
Randall Anderson Tom Sleigh
Mark Boleat Deputy John Tomlinson
Deputy John Chapman

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Lunch will be served in Guildhall Club at 1PM
NB: Part of this meeting could be the subject of audio or video recording

John Barradell
Town Clerk and Chief Executive

AGENDA

Part 1 - Public Agenda

1. **APOLOGIES**

2. **DECLARATIONS OF INTERESTS**

3. **MINUTES**

To agree the public minutes and summary of the meeting held on 28 July 2015.

For Decision
(Pages 1 - 4)

4. **QUESTIONS ON MATTERS RELATING TO THE WORK OF THE SUB-COMMITTEE**

5. **ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS URGENT**

6. **EXCLUSION OF THE PUBLIC**

MOTION - That under Section 100(A) of the Local Government Act 1972, the public be excluded from the meeting for the following items on the grounds that they involve the likely disclosure of exempt information as defined in Part I of the Schedule 12A of the Local Government Act.

Part 2 - Non-Public Agenda

7. **NON-PUBLIC MINUTES**

To agree the non-public minutes of the meeting held on 28 July 2015.

For Decision
(Pages 5 - 8)

8. **CITY SURVEYOR'S BUSINESS PLAN - QUARTER 1 2015/16**

Report of the City Surveyor.

For Information
(Pages 9 - 24)

9. **CITY SURVEYOR'S DEPARTMENTAL RISK REPORT**

Report of the City Surveyor.

For Information
(Pages 25 - 46)

10. **ADDITIONAL WORKS PROGRAMME 2013/14, 2014/15 & 2015/16 - PROGRESS REPORT**

Report of the City Surveyor.

For Decision
(Pages 47 - 56)

11. **ADDITIONAL WORKS PROGRAMME - BID REPORT 2016/17**
Report of the City Surveyor.

For Decision
(Pages 57 - 114)
12. **REPORTING THE FINDINGS FROM THE OPERATIONAL PROPERTY REVIEW**
Report of the Chamberlain.

For Information
(Pages 115 - 118)
13. **OPERATIONAL PROPERTY PORTFOLIO - UPDATE REPORT 2015**
Report of the City Surveyor.

For Information
(Pages 119 - 122)
14. **UPDATE ON CAPITAL WORKS - BARBICAN CENTRE**
Report of the Managing Director of the Barbican Centre.

For Information
(Pages 123 - 132)
15. **CITIGEN COMBINED HEAT AND POWER SYSTEM - EXTENSION OF CONTRACTS UPDATE**
The City Surveyor to be heard.

For Information
16. **GATEWAY 1/2 - AUTHORITY TO SUBMIT PROJECT PROPOSAL - ST LAWRENCE JEWRY CHURCH**
Report of the City Surveyor.

For Information
(Pages 133 - 140)
17. **NON-PUBLIC QUESTIONS ON MATTERS RELATING TO THE WORK OF THE SUB-COMMITTEE**
18. **ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS URGENT AND WHICH THE COMMITTEE AGREE SHOULD BE CONSIDERED WHILST THE PUBLIC ARE EXCLUDED**

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CORPORATE ASSET SUB (FINANCE) COMMITTEE **Tuesday, 28 July 2015**

Minutes of the meeting of the Corporate Asset Sub (Finance) Committee held at Committee Rooms, 2nd Floor, West Wing, Guildhall on Tuesday, 28 July 2015 at 1.45 pm

Present

Members:

Roger Chadwick (Chairman)
Jeremy Mayhew (Deputy Chairman)
Randall Anderson
Deputy John Chapman
Deputy Brian Harris
Tom Sleigh
Deputy John Tomlinson

Officers:

Caroline Al-Beyerty	Financial Services Director, Chamberlain's Department
Peter Bennett	City Surveyor
Andrew Crafter	City Surveyor's Department
Bob Meldrum	City Surveyor's Department
Dorian Price	City Surveyor's Department
Peter Young	City Surveyor's Department
Hannah Bibbins	Guildhall School of Music and Drama
Jim Turner	Barbican Centre
Matt Pitt	Town Clerk's Department

1. APOLOGIES

Apologies were received from Mark Boleat and Deputy Alistair Moss.

2. DECLARATIONS BY MEMBERS UNDER THE CODE OF CONDUCT IN RESPECT OF ITEMS ON THE AGENDA

The Chairman declared a non-pecuniary interest in Item 8 (Matters Arising from the non-public minutes) as Treasurer of St Lawrence Jewry.

3. MINUTES

RESOLVED – That the public minutes and non-public summary of the previous meeting held on 31 March 2015 are approved as an accurate record.

Matters arising:

In respect of item 5 (the provision of toilets and cloakroom facilities), the City Surveyor advised that further investigative work in this area would be conducted during the Summer recess and a further report would be submitted to the Projects Sub (Policy and Resources) Committee in September 2015.

4. **OPERATIONAL PROPERTY REVIEW - UPDATE REPORT**

The Sub-Committee considered a joint report of the Chamberlain and the City Surveyor which provided an update on the Operational Property Review Project.

The Chamberlain clarified that capital receipts for properties within the Review were not yet known. The City Surveyor advised Members that all opportunities outlined would require investment to realise the potential outlined in the Review.

The Deputy Chairman asked that clarity be provided regarding which Committee had lead responsibility for the Operational Property Review.

RESOLVED – That the Committee notes the progress of the Operational Property Review to date and that a further report, including prioritised opportunities, will be provided at a future meeting in autumn 2015.

5. **QUESTIONS ON MATTERS RELATING TO THE WORK OF THE SUB-COMMITTEE**

There were no questions.

6. **ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS URGENT**

There were no urgent items.

7. **EXCLUSION OF THE PUBLIC**

RESOLVED - That under Section 100(A) of the Local Government Act 1972, the public be excluded from the meeting for the following items on the grounds that they involve the likely disclosure of exempt information as defined in Part I of Schedule 12A of the Local Government Act.

Item No.

8-17

Paragraphs in Schedule 12A

3

8. **NON-PUBLIC MINUTES**

The non-public minutes of the previous meeting held on 31 March 2015 were approved as an accurate record.

9. **ADDITIONAL WORKS PROGRAMME 2013/14, 2014/15 AND 2015/16 - PROGRESS REPORT**

The Sub-Committee noted a report of the City Surveyor which provided an overview of progress and expenditure on the three Additional Works Programmes (AWP) which were currently running.

10. **BARBICAN CENTRE CAPITAL CAP PROGRAMME - ANNUAL REPORT (2015)**

The Sub-Committee considered and approved a report of the Managing Director of the Barbican Centre which set out the final outturn position for the second year of Cap 3 (2014/15) and provided a revised project programme and expenditure plans for the final two years of Cap 3 (2015/16 and 2016/17).

11. **GUILDHALL SCHOOL OF MUSIC AND DRAMA - PROPOSALS FOR EXTENSION OF CAPITAL/SUPPLEMENTARY REVENUE PROGRAMME TO 2016/17**
The Sub-Committee noted a report of the Principal of the Guildhall School of Music and Drama which provided proposals for the extension of the Guildhall School's Capital/Supplementary Revenue Programme for 2016/17.
12. **BARBICAN CENTRE AND GUILDHALL SCHOOL OF MUSIC AND DRAMA CAPITAL CAP REPLACEMENT**
The Sub-Committee noted a report of the Chamberlain which provided information of the proposed options for the replacement of the existing Capital Cap arrangements for the Barbican Centre and the Guildhall School of Music and Drama.
13. **GATEWAY 3 ISSUE REPORT: POLICE ACCOMMODATION PROJECT**
The Sub-Committee noted a joint report of the Chamberlain, City Surveyor and Commissioner of the City of London Police which provided an update on the current status of the City of London Police Accommodation Project.
14. **CITIGEN COMBINED HEAT AND POWER SYSTEM - NEGOTIATION STRATEGY FOR EXTENSION OF CONTRACTS**
The Sub-Committee noted a report of the City Surveyor which outlined the suggested strategy for the renegotiation of the existing suite of contracts with Citigen (London) Ltd for a Combined Heat and Power System.
15. **TRANSPORT FOR LONDON UPDATE**
The Sub-Committee noted a report of the City Surveyor which provided an update on the progress with Transport for London in relation to Greater London Authority (GLA) roads.
16. **NON-PUBLIC QUESTIONS ON MATTERS RELATING TO THE WORK OF THE SUB-COMMITTEE**
There were no questions.
17. **ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS URGENT AND WHICH THE SUB-COMMITTEE AGREE SHOULD BE CONSIDERED WHILST THE PUBLIC ARE EXCLUDED**
There was one item of urgent business.

The meeting ended at 3.20 pm

Chairman

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