

West Sussex County Council

Summary of Part II decision containing exempt information

Proposed Executive Decision for **23 December 2019** call-in deadline **5 p.m. on 6 January 2020**

The following proposed decision has been endorsed by the Cabinet Member and will come into effect at the end of the call-in period unless the call-in procedure is activated.

Decision Title & Ref No:	Chichester Southern Gateway Development Partner OKD30 19/20
Cabinet Member responsible for Decision	Steve Read - Acting Executive Director Place Services
West Sussex Plan priority	A Prosperous Place
Electoral Divisions	Chichester South
Key Decision	Yes
Purpose	<p>The Chichester Growth Deal identifies a set of shared priorities between WSCC and Chichester District Council (CDC) to support economic growth within the city of Chichester. This includes a commitment to the Southern Gateway as identified in the Southern Gateway Masterplan (2017) which includes the development of land currently owned by the County Council at the former Year 7 building and the current all-weather hockey pitch at Chichester High School. The Southern Gateway Masterplan was adopted by Chichester District Council in 2017 as a Supplementary Planning Document (SPD).</p> <p>WSCC and CDC have worked in partnership as strategic land-owners to promote the effective implementation of the Southern Gateway and to bring forward sites within their respective ownership collaboratively in order to deliver the opportunities identified in the adopted SPD.</p> <p>The two authorities entered into a Collaboration Agreement on 1st May 2019 re-enforcing the commitment to the MasterPlan objectives and supporting the strategy to secure a Development Partner, led by CDC, including the methodology and criteria for inclusion of the WSCC land within the principles of a draft Development Agreement.</p> <p>In May 2019 CDC commenced an Official Journal of the European Union (OJEU) procurement process to select a Development Partner for the Southern Gateway. In June 2019, a WSCC Leader Decision (reference LDR01 (19.20)) enabled WSCC to join the procurement process and, provided WSCC consideration in relation to valuation of its land along with other key identified evaluation criteria can be met by the successful bidder</p> <p>Four bids were taken into the initial tender stage. Following evaluation and dialogue, two bids were taken to detailed submission and final bids. The submissions detail each bidder's approach to the</p>

	<p>delivery of Southern Gateway. The subsequent evaluation assesses the quality and financial elements of the bids against criteria established for the procurement process for the identification of a preferred bidder.</p> <p>This report (restricted to members only) details the procurement process and the outcomes of the evaluation of the final bids in reference to the quality and financial evaluation criteria established for the project. Subsequent to the outcomes of the procurement process and evaluation criteria, this report makes recommendations for the appointment of the preferred bidder as a Development Partner and explains the next steps which should lead to the signing of a Development Agreement. for the delivery of Southern Gateway.</p>
Decision	<p>Recommendations</p> <p>(1) That under authority delegated in Leader Decision LDR01 (19.20) the Executive Director of Place Services agrees to the appointment of the successful bidder as the selected Development Partner to deliver the Southern Gateway Regeneration project on the Heads of Terms shown in Appendix A (restricted for members only) once matters are finalised with the bidder;</p> <p>(2) That after further work with Chichester District Council and the appointed development partner a Development Agreement is prepared in order for a future decision by the Executive Director of Place Services and the Director of Law and Assurance to jointly approve the execution of the Development Agreement.</p>
Interest and nature of interest declared	None
Reason(s) restricted	Paragraph 3 of Schedule 12A of the Local Government Act 1972 (as amended): Information relating to the financial or business affairs of any particular person (including the authority holding that information)
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