

**LEE VALLEY REGIONAL PARK AUTHORITY**

**EXECUTIVE COMMITTEE  
27 APRIL 2017**

Members Present: Paul Osborn (Chairman) Heather Johnson  
Derrick Ashley (Vice Chairman) Chris Kennedy  
David Andrews Valerie Metcalfe  
John Bevan Alan Searing

In Attendance: Gwyneth Deakins, Denise Jones, Gerry Lyons, Syd Stavrou, Mary Sartin

Officers Present: Shaun Dawson - Chief Executive  
Beryl Foster - Director of Corporate Services  
Simon Sheldon - Director of Finance & Resources  
Stephen Wilkinson - Head of Planning & Strategic Partnerships  
Stephen Roberts - Head of Property  
Nick Powell - Property Surveyor  
Marigold Wilberforce - Property Surveyor  
Ges Hoddinott - Senior Ranger South  
Sandra Bertschin - Committee & Members' Services Manager

Part I

812 DECLARATIONS OF INTEREST

Name	Agenda Item No.	Nature of Interest	<i>Prejudicial</i> ✓
John Bevan	-	Trustee – Lee Valley Leisure Trust Ltd	<i>Non-pecuniary</i> ✓
John Bevan	13		

813 MINUTES OF LAST MEETING

**THAT the minutes of the meeting held on 23 March 2017 be approved and signed.**

814 PUBLIC SPEAKING

No requests from the public to speak or present petitions had been received for this meeting.

815 EAST INDIA DOCK BASIN - UPDATE

Paper E/491/17

The report was introduced by the Head of Planning & Strategic Partnerships, including:

- the Mayor of the London Borough of Tower Hamlets has agreed dedicated officer time to work with the Authority to develop a Heritage Lottery Funding (HLF) bid and the site had been included in the list of projects to benefit from Community Infrastructure Levy (CIL) monies; and
- the developers Ballymore have also agreed to provide benefit in kind through specialist help in putting together a HLF bid.

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A Member suggested that an approach be made to Historic England (formerly English Heritage) for funding to restore the listed lock gates to enable access by tall ships and other craft. In response it was advised approaches had been made previously but contact would be made again should an HLF bid be progressed. Another Member highlighted that the area was very important for migratory birds and that this should be considered in any plans to restore the lock gates.

- (1) the content of the report and the proposed list of future actions included in paragraphs 13-16 of Paper E/491/17 was noted.**

816 PROPOSED CLOSURE AND DOWNGRADING OF NETWORK RAIL LEVEL CROSSINGS BY TRANSPORT AND WORKS ORDER ACT Paper E/489/17

The report was introduced by the Head of Planning & Strategic Partnerships, including:

- with the closure of Slipe Lane crossing the Order sought to provide for the owners of 2 existing cottages alternative private rights over Authority land so it was proposed to seek compensation from Network Rail as part of the project; and
- the Authority would be identified as an authorised user for vehicular access following closure of the Trinity Lane crossing.

- (1) the sending of an objection to the Order by the Authority to the Secretary of State for Transport on the basis of the reasons set out in Paper E/489/17; and**
- (2) that a further report be submitted to Members on conclusion of any negotiations for a compensation package to reflect the impact the Order and the East Anglia Level Crossing Closure Project will have on Authority interests was approved.**

817 PROPOSED SURRENDER OF EXISTING LEASE AND GRANT OF NEW LEASE FOR A NEW ELECTRICITY SUBSTATION AND UNDERGROUND CABLES AT DOBBS WEIR CARAVAN PARK Paper E/490/17

The report was introduced by the Director of Corporate Services.

- (1) surrender of the existing 99 year lease and the grant of a new 99 year lease by the Authority to Eastern Power Networks Plc;**
- (2) an application be submitted to the Secretary of State for consent to the disposal; and**
- (3) the signing and sealing of all necessary legal documentation was approved.**

818 OFFICER DELEGATION IN RELATION TO PROPERTIES UNDERLET TO LEE VALLEY LEISURE TRUST LIMITED Paper E/492/17

The report was introduced by the Director of Corporate Services, including that improvements to venues by Lee Valley Leisure Trust Limited were of benefit to the Authority and all such projects were agreed by joint officer groups.

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- (1) **delegation to the Chief Executive and/or the Director of Corporate Services to enter into any necessary legal documentation including affixing the seal where appropriate where Landlord's consent is required under the various lease arrangements with Lee Valley Leisure Trust Limited was approved.**

### 819 EXEMPT ITEMS

**THAT based on the principles of Section 100A (4) of the Local Government Act 1972, the public and press be excluded from the meeting for the items of business below on the grounds that they involve the likely disclosure of exempt information again on the principles as defined in those sections of Part I of Schedule 12A of the Act indicated:**

Agenda Item No	Subject	Exempt Information Section Number
11	Proposed Transfer of Land to Owner of 23 Old Nazeing Road, Nazeing	3
12	Restaurant Premises at Lee Valley Leisure Complex, Picketts Lock	3
13	Proposed grant of Lease at The Field Station, Gunpowder Park	3

820 PROPOSED TRANSFER OF LAND TO OWNER OF 23 OLD NAZEING ROAD, NAZEING Paper E/488/17

The report was introduced by the Director of Corporate Services.

- (1) **transfer of the land edged in red on the plan at Appendix A to Paper E/488/17;**
- (2) **an application be submitted to the Secretary of State for consent to the disposal; and**
- (3) **the signing and sealing of all necessary legal documentation was approved.**

821 RESTAURANT PREMISES AT LEE VALLEY LEISURE COMPLEX, PICKETTS LOCK Paper E/493/17

The report was introduced by the Director of Corporate Services.

- (1) **assignment to the head lease from the current head Lessee to the proposed Assignee and entering into a licence to record the permission as set out in paragraph 2 of Paper E/493/17;**
- (2) **the Authority entering into a rent deposit deed with the proposed Assignee as set out in Paper E/493/17 at paragraph 2;**
- (3) **a variation to the user clause in the head lease as detailed in Paper E/493/17 at paragraph 3;**

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- (4) the Authority entering a retrospective licence permitting the current sub-tenancy as set out in paragraph 3 of Paper E/493/17; and
- (5) subject to receiving Secretary of State consent in relation to (3) the signing and sealing of the legal documentation in accordance with the Authority's Standing Orders was approved.

John Bevan left the meeting at this point.

822 PROPOSED GRANT OF LEASE AT THE FIELD STATION,  
GUNPOWDER PARK

Paper E/494/17

The report was introduced by the Director of Corporate Services.

- (1) selection of Tenant A for use of The Field Station, subject to planning;
- (2) granting a new lease of up to 10 years less one day;
- (3) an application for Secretary of State consent; and
- (4) subject to (3) signing and sealing of all necessary legal documentation in accordance with Standing Orders was approved.

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Chairman

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Date

The meeting started at 11.10am and ended at 11.50am.