

**NORTH EAST LOCAL ENTERPRISE PARTNERSHIP  
INVESTMENT BOARD**

**Thursday 5 March 2020**

**Held at Maritime House, Port of Tyne, South Shields, NE34 9PT**

**MINUTES – CONFIDENTIAL**

**Present: -**

Andrew Moffat (in the Chair)

Gillian Hall

Cllr Bruce Pickard

David Furniss

Jason Hobbs

Ian Richards

Helen Golightly

Matthew Ebbatson

Ray Browning

Ben McLaughlin

Nicola McIntosh

Claire Prosper

Janice Gillespie

Katy Laing

Gillian Hall Consulting Limited

NTCA

BNP Paribas Real Estate

North East Finance

Northstar Ventures

LEP Chief Executive

LEP Team

LEP Team

LEP Team

LEP Team

LEP Team

Interim Section 73 Officer, NTCA

NTCA

**In Attendance:**

Gillian Kelly

Sunderland City Council (Minutes)

**1. WELCOME AND INTRODUCTIONS**

Members of the Investment Board were welcomed to the meeting and thanked for their attendance.

**2. APOLOGIES**

Apologies for absence were received from Councillor Malcolm.

**3. DECLARATIONS OF INTEREST**

**Projects for approval by Investment Board** – Gillian Hall declared an interest as Clouston Group had been a client in the past.

**Local Growth Fund Programme** – Councillor Pickard declared an interest in Swans Energy Park and David Furniss declared an interest as he was part of the professional team for Gateshead Quays.

**Enterprise Zone Programme Update** – Gillian Hall declared an interest as a Port of Blyth Commissioner and David Furniss declared an interest as BNP Paribas had provided professional advice to Sunderland City Council.

#### **4. MINUTES**

The minutes of the last meeting held on 9 January 2020 were agreed as a correct record and signed by the Chair subject to the addition of Ian Richards to the list of attendees.

#### **5. MATTERS ARISING**

##### **Giants on the Quayside (World Wheels Co (Newcastle) Ltd)**

Matthew Ebbatson advised that the project had gone through the necessary approvals and the key condition remained the collateral. The solicitors were working to get the inter-creditor deed in place and everything was progressing towards the loan agreement.

The Chair noted that there had been some discussion around the viability of the project at the LEP Board. Members were comfortable to support the project but were aware of the potential scenarios which could arise.

#### **6. PROJECTS FOR APPROVAL BY THE INVESTMENT BOARD**

**This report was strictly confidential as it contained commercial information relating to the financial or business affairs of a particular person or organisation and was not for wider circulation.**

##### **(a) Holborn 2 Enterprise Zone Phase 1**

The Investment Board received a report setting out the outcome of the appraisal of the Holborn 2 Enterprise Zone phase 1 application from the Port of Tyne.

**The Board RESOLVED that the project be approved subject to conditions**

##### **(b) North East Property Fund**

The current investment guidelines for the North East Property Fund state that 'Investments exceeding £1,000,000 require the prior consent of the Funder and the Bank'.

FW Capital had been approached by a new client seeking funding of £1,500,000 for a residential scheme. Subject to the decisions of the Investment Board, FW Capital would seek support from their co-funder, Santander Bank.

**The Investment Board RESOLVED to recommended to the LEP Board that the Investment Guidelines for the North East Property Fund be varied on this exceptional occasion, subject to conditions.**

**(c) The Boilershop Repayment Re-profile**

The North East LEP had agreed a loan in 2015 to support the regeneration of the Boilershop into a conference/exhibition and office space in the Stephenson Quarter.

**The Board RESOLVED that consideration of the revised repayment profile be deferred to the next Investment Board meeting.**

**7. PROGRAMME UPDATES**

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**(a) LGF Programme Update**

The Investment Board received a report setting out performance following quarter 3 project monitoring returns and progress on budget contingency planning and programme risks, delivery progress, risks and notable milestone achievements on specific projects.

**The Investment Board RESOLVED that: -**

- (i) the progress at the end of Quarter 3 and the latest 2019/2020 forecasts be noted; and**
- (ii) the matters highlighted throughout the report be noted.**

**(b) NEIF Programme Update**

The Investment Board received a report providing a high level update on the current position of the North East Investment Fund and where appropriate highlighting key delivery risks.

**RESOLVED that the update be noted.**

### **(c) Enterprise Zone Programme Update**

The Investment Board received an update on the current activity within the programme, particularly focusing on the delivery of the Enterprise Zone Development Fund and progress in developing the Enterprise Zone sites.

**RESOLVED that the update be noted.**

## **8. FORWARD PLAN**

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The Forward Plan showing the timetable for funding approvals was submitted for information. The Chair suggested that consideration should be given to how learning can be achieved from some of the project delays visible in the Forward Plan.

**RESOLVED that the Forward Plan be noted.**

## **9. ANY OTHER BUSINESS**

Gillian Hall asked if there was any work going on to secure a further extension to the existing JEREMIE fund. Jason Hobbs advised that negotiations were taking place for the next iteration of JEREMIE and 90% of funds had been allocated. There were also discussions taking place with MHCLG about a reserve fund.

The LEP Chief Executive highlighted that the LEP needed to look at securing the maximum amount of money available into the North East Fund Ltd and there were conversations on what would happen in 2023.

## **10. DATE AND TIME OF NEXT MEETING**

The next meeting would be held on Wednesday 13 May 2020 at 2.00pm – 4.30pm.

(Signed)

A MOFFAT .....  
Chair