

# Grays Towns Fund Board

## Notes of meeting / Key action points

9am to midday, 13 November 2020

Microsoft Teams meeting

### Attendance

#### Board Members:

- Justin Thomas, New River; Chair
- Jackie Doyle-Price, MP; Vice-Chair
- Cllr Mark Coxshall, Thurrock Council
- Lucy Harris, Creative People and Places Partnership
- Teresa O'Keefe, Love Grays Partnership
- Adam Bryant, SELEP
- Angela O'Donoghue – South Essex College
- Steve Smith, South Essex College

#### External Support:

- Atul Joshi – LSH
- Rebecca Collings, Mira Torres - The Nichols Group
- Nigel Stewardson, MHCLG

#### Council Support:

- Andy Millard, Director of Place
- David Moore, Interim Assistant Director Place Delivery
- Rebecca Ellsmore, Programmes and Projects Manager
- Rebecca Horne, Senior Communications Officer
- Brian Priestley, Programme Manager
- Irina Blanks, Senior Project Officer

#### Consultants:

- Graham Gathergood, Beckett Rankine
- James Palmer, Beckett rRnkine.com
- Riccardo Bobisse, Steer Group
- Alex Scragg, AR Urbanism,
- Andy Martin, London Resort
- Chris Potts, Savills
- Tom Stoddart-Scott, London Resort

#### Apologies:

- Kristina Jackson, Thurrock CVS
- Cllr M Kerin, Thurrock Council

1.	<b>Welcome and Apologies</b>	<b>Action</b>
JT	JT Welcomed everyone and apologies were noted	
2.	<b>Review meeting notes and actions and updates</b>	
JT	Justin suggested to skip meeting notes and minutes due to time constraints and external consultants present during this meeting	
3.	<b>Accelerated Funds:</b>	
JT	<p>London Resort – Andy Martin, Chris Potts, Tom Stoddart - Scott</p> <p>Delighted to be in Thurrock. Went through their presentation. Presentation will be shared with the Board Members.</p> <p>Cllr Coxshall, stressed that it is not the same as with the tram proposals that has come up before. Board is committed to the Jetty, it will be open before the Resort is operational. We are putting a Pier on the southern of the Grays. It will connect two communities of Grays and London Resort.</p> <p>Angela O'Donaghue: worth having discussion due to the number of construction courses offered at the College. Draft skills strategy will be shared with the Council in due course. This paper will look at employment, where people would come from and job opportunities. Education and skills workshop would happen and South Essex College will be approached for collaborative work. Really important to have a connectivity, people with right attitude, skills, willingness and desire to work have opportunity to work.</p> <p>Teresa O'Keeffe: Orsett LTC - will it have impact on the plans? Our transport strategy is with and without LTC. A lot of happening, working with construction schemes to make sure we accommodate impact on, there is not a dependency on LTC. What can we be doing with young people? Give young people career opportunities through apprenticeship. We want to be useful social vehicle to achieve, making meaningful change.</p> <p>New Jetty to reach Swanscombe, to consider other sources of funding, financial support that can be considered by the London Resort, degree of support we would consider. Further discussion London Resort is committed to. Engage with Tom outside of the meeting to discuss potential</p>	
	<b>Action: Circulate slides to the Board members</b>	<b>TC</b>
	<p>Beckett Rankine Presentation – James Palmer, Graham</p> <p>Presentation will be shared with the Board.</p> <p>3 options do not require negotiations with the Jetty, only 1 option require negotiation with Yacht Club. At least an engagement would require from Yacht Club. Cllr Coxshall is not happy about 3 options, he wanted for Jetty to be close to the Beach, how we can engage with Yacht Club. 50 mins check what it is, James Stressed destruction that would bring to the Yacht Club. Cllr Coxshall wants to stay where Yacht Club is.</p>	
	<b>Action: Beckett Rankine to share scoring for all the option for Jetty</b>	<b>TC</b>
	Yacht Club is entirely for member, they do try and engage with the community. Lucy H confirmed they really are trying to get engage more with the community. They deliver projects over Grange water.	

	<p>Would be useful to see the scorings, list the options as achievable and cost effective. Breakdown of the list and scorings, secondary short list whether it is worth addressing as well as budget indication.</p> <p>David summarised Board's focusing on S10, S11, S12 and S13</p> <p>Cllr Coxshall: S11, S12 and S13</p> <p>Lucy: Supporting location S14 as the most cost effective option</p>	
	<b>Action: Organise a site visit with the Board members</b>	<b>TC</b>
	<p>JDP: is supporting S14, to improve connectivity and destination of the River Front, as part of the Grays Beach visitor location, as well as walking distance</p> <p>Rebecca stressed importance of the site visit. Rebecca asked would this scheme push us over £25M?</p> <p>JT: important to get the right option here as it is a long term project, we should consider ring fenced additional capital requirements, to make sure this is the best possible solution for long term.</p> <p>TO: it is important to get it right, legacy and having something that really works rather than cheaper compromise</p> <p>JDP: Prove that it is truly transformational, we are guaranteed to get £25M, so it would be a difficult bar to meet personally</p>	
	<b>Action: Circulate the presentation, budgeting. To organise a visit to the pier. Try and do it for next Friday morning.</b>	<b>TC</b>
	Beckett Rankine asked how much money can potentially be spend on Jetty	
<b>4.</b>	<b>Projects Update</b>	
DM	<p>STEER – Ricardo Bobisse and Alec Scragg presenting their work.</p> <p>Supporting work on TIP. Went through their presentation.</p> <p>What will be left of legacy after we spend £15M</p> <p>Beach is unsustainable</p> <p>Vision: Community, Leisure destination. Opening up the river for all the generations</p> <p>Digital Connectivity: connectivity, signage, shops, messaging.</p> <p>JDP: we would need to reference other money that are coming in</p> <p>TO: would like to be able to do something with that end of the high street</p> <p>Can we at this stage prove Jetty is deliverable.</p>	
<b>5.</b>	<b>Communications</b>	
JT	<p>Social Media. Met last time identified what needs to happen. Engagement converted 3% out of traffic</p> <p>Next Steps: Narrative B2B, business buzz and other media channels</p> <p>Internal campaign from the Council</p> <p>Share real time updates with the public</p> <p>Website: It is a functional tool on getting people in and getting a survey done. Any feedback is appreciated so it can go live on Monday</p>	

<b>6.</b>	<b>TIP</b>	
AJ	<p>Please spread the message</p> <p>Focus on Theory of change, all elements are looking good, just need to link it all together.</p> <p>Population content of TIP 1, there will be volume of work for TIP 2. In addition and together with the Chair, we will carry out Advisory Group Workshop, next two weeks are crucial.</p> <p>Engagement and consultation of sub-group, which is bringing in member of the advisory group.</p> <p>Volunteer : Teresa O'Keeffe,</p> <p>JDP: crystallised the narrative</p> <p>NS: some really importance about having a jetty, to show that wider connectivity.</p> <p>RC: we can give you reflection on how Jetty is looking at this moment of time</p> <p>Lucy Harris: online meeting, before check and challenge session.</p>	
	<b>Action: Arrange a meeting between Board members, before check and challenge session</b>	<b>TC</b>
	We need to tell the whole story, college, education and skills. Tell the whole story in parallel	
<b>8.</b>	<b>Budget (standing item)</b>	
DM	David share the current budget position. Whether we have to retain this for business cases, having that balance how much we need to retain for Business case, or this will come out of £25M	
<b>9.</b>	<b>Next Steps</b>	
JT/ DM	<p>There is a lot to be done. Direction of travel meeting really showed how much needs to be done</p> <p>Beckett Rankine is the second biggest priority</p> <p>Briefing meeting in 3 weeks' time</p> <p>JDP and Lucy would like to be involved with the process and read as we go along. How would you prefer for that to happen.</p>	
	<b>Action: Identify how JDP and Lucy can be involved in the process of writing TIP</b>	<b>Board</b>
	Will send out key points, Board is here to sense check, rather that check grammar etc. won't be checking spelling, just want to make sure it reflects what the Board wants. Something simple, in any format. Teresa O'Keefe would like to see a copy	
<b>10.</b>	<b>AOB</b>	
JDP	<p>Update from New River please:</p> <p>JT: number of people who expressed interest, especially for builders but not progressing too well as it does not have planning consent</p>	

<p>New River is still exploring options of new partner. Still engagement with planning officers, design officers and architects, active frontages, building mass and scale. Won't happen anything until after January.</p> <p>Council is an accountable body for the grant money. JDP is happy</p> <p>Board membership issue Cllr Kerin is struggling to attend meetings so he suggested two other Cllr's to attend the meetings.</p> <p>JDP where we are in the process, we determined a direction, once we get through submission, then Board gets on a different journey, no point chancing composition of the board at this stage.</p> <p>Cllr Coxshall does not mind and if they want to catch up and get up to speed would be good.</p> <p>TO: would like to have Cllr Jane</p> <p>Ability to change what has been agreed. TO is happy to meet up with Jane and update her on what has been happening to the Board.</p> <p>Cllr Coxshall: I do not want to upset anyone.</p> <p>Jane can tell Tony.</p> <p>David is happy to brief them formally and update briefing.</p> <p>Schedule another meeting in about 4 weeks' time, 11 of December 2020.</p>	
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