

Thurrock Strategic Infrastructure Board (TSIB)

Meeting Minutes

Date: October 31, 2024

Time: 3:30 pm

Location: Room 4, 3rd Floor/ Microsoft Teams

Attendees

Board Members Present:

- Claire Demmel – Place (Chair)
- Michelle Lucas – Education
- Natalie Smith – Communities
- Christopher Smith – Adults and Health
- Keith Andrews – Housing Development
- Rocchina Raymond – Recreation and Leisure
- Anthony Fletcher – Performance and Intelligence
- Gloria Ighodaro – Housing, Economic Development and Regeneration
- Jo Freeman – Finance
- Kate Kozlova-Boran – Economic Development and Skills
- Ashley Baldwin – Planning
- Priscilla Omede – Performance and Support
- Helen Nicol – Legal
- Mikaela Burns – Business Support

Apologies:

- Louise Neilan – Communications
 - Peter Wright – Highways and Transport
 - Helen Horrocks – Public Health
 - Sharon Stoltz – Public Health
 - Sarah Williams – Education
 - George McCullough – Regeneration
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Agenda Points

1. Welcome and Introductions

(CD) welcomed attendees and introduced the topic of re-engaging with community forums in a series of individual S106 meetings alongside the Cabinet Member for Good Growth, Cllr Lee Watson. The first round of meetings are nearly completed after which time (CD) will email the chairs and advise of the next steps. Officers will then attend the TAF on a quarterly basis

to discuss relevant materials and fund allocations for each ward. The objective is to ensure transparency and that these meeting minutes and details are accessible via the website or direct publication to each forum chair.

A review of each allocation was discussed, focusing on feasibility, fund expiration, and the potential need to repurpose allocations if projects are deemed unviable if allowed following legal consultation. It was noted that a designated role has been created within the Planning service restructure which will be established by January. That position will manage these tasks and allocations going forward and will address related inquiries internally and externally.

(AB) highlighted the need to update the Place Overview & Scrutiny (O&S) Committee on a quarterly basis to update them on fund allocations. (CD) added that Finance were currently looking into the policy re: interest on allocated funds and this will be shared with the Forums as soon as possible.

Service Updates: Section 106 (S106) Agreements

- **Housing Development Allocation**
 - (KA) confirmed that there is currently no specific allocation for affordable housing or housing development.
 - (AB) raised questions about the feasibility of utilising S106 funds for temporary accommodation and queried the rationale behind that. (KA) stated that he had not been privy to those conversations, but if there were single occupancy accommodation, those could be used for temporary accommodation but there could potentially be some reservations on that use.
- **Healthcare Contributions**
 - (CS) updated the board on healthcare contributions impacting Tilbury, Purfleet, and South Ockendon, with work led by Mike Thompson of the Integrated Care Board (ICB) on clinical spaces. An update is scheduled for an upcoming meeting but reassured that discussions are ongoing regarding delivery.
 - (CD) reiterated that the S106 allocations will be managed comprehensively by this board, from conception to delivery, with an emphasis on legal oversight if funds are to be repurposed or if there is consideration to do so. (AB) emphasised the importance of maintaining transparency and ensuring there is an audit trail on all S106 decisions.
Action: Chris to share a paper with the board that was produced for the ICB.
- **Environment Contributions**
 - (RR) provided an update following her meeting with Derek Desmond and Ed Brotherton, where they discussed a comprehensive list of completed actions. She confirmed that a position statement has been prepared and will be added to the master spreadsheet for the next meeting.
- **Community Contributions**

- (NS) provided an update on the Whitacre development in South Ockendon. The initiatives involving the Flower Estate is being progressed with Lydia Davis
- There are small amounts available for Ockendon and Aveley. However, certain funds may be nearing expiration, as the digital investment element is proving difficult as the funds could be used for equipment such as a projector/screen etc at St Clements Hall, but it cannot be used for Wi-Fi. Legal advice will be sought to explore this option.
- (NS) highlighted the importance of engaging the voluntary sector in ongoing discussions and engagement to maximise participation and communication to benefit the whole of the borough.
- **Early Education Funding**
 - (ML) confirmed that all allocations will be documented in the master spreadsheet. (ML) added that some of the funds that have been allocated to providers who are doing works on their premises need to be distributed in the coming weeks. These will be documented on the spreadsheet and go through the organisational sign off. (CD) stated that any time we approve money going out, that it has had the correct sign off and updated on the spreadsheet for transparency and that this was fed back to the Community Forums.

2. Next Steps/ Actions

- Complete updates to the allocation spreadsheet.
- Conduct a RAG status review to prioritise quick-win projects for funding. The aim is to have the spreadsheet fully updated by the next meeting with RAG (Red-Amber-Green) status indicators for quick identification of projects ready for release.
- Finalise processes for community forum engagement and fund utilisation transparency.

3. Any Other Business (AOB)

- (TF) stated that a Power BI dashboard has been created to track S106 agreements, providing the board with real-time visibility into signed but incomplete S106 commitments as well as other metrics.