

TOWN CENTRE REGENERATION PARTNERSHIP

Friday 4th March 2022

Online

DECISIONS & ACTIONS

Present

Cllr Simon Ward (Chair) (SW)
Olive O'Sullivan (OOS)
Jan Rowley (JR)
Andrew Tucker (AT)
John Myatt (JM)
Amanda Holland (AH)
Charis Blythe (CB)
Chris Brewerton (CB)
David Hemming (DH)
Rebecca Farr (RF)
Tina Swani (TS)
Zoe Toft (ZT)

Leader, Royal Sutton Coldfield Town Council
Chief Executive Officer (RSCTC)
Regeneration Programme Director (RSCTC)
Consultant for Town Council (RSCTC)
Consultant for Town Council (RSCTC)
West Midlands Combined Authority (WMCA)
Birmingham City Council (BCC)
Birmingham Chamber of Commerce (BCoFC)
Sutton Coldfield Town Centre BID
Birmingham City Council (BCC)
Sutton Coldfield Charitable Trust (SCCT)
FOLIO Sutton Coldfield Trustee

Natalia Gorman

Royal Sutton Coldfield Town Council

		Decision / Action	Owner
1	Welcome and Apologies	Apologies received from Sandeep Shingadia	
2	Decisions and Actions from last meeting	Minutes agreed as correct and accurate.	
3	Matters Arising	None.	
4	Update on Transport & Development Task Groups	The Chairman invited Jan Rowley to provide an update on agenda items 4, 5 & 6: JR confirmed the following on the Transport Task Group: Terms of Reference and Membership have been agreed. TfWM tender to develop an Outline Business Case for an Interchange has closed. BCC workstream will inform the TfWM brief going forward. BCC brief to develop an Outline Business Case for associated transport works to deliver Town Centre Masterplan is in final draft estimated for the brief to go to market mid March.	

		West Midlands Combined Authority Board (WMCA) Board meeting on 18th March 2022 will acknowledge central Government's decision on CRSTS 2022- 2027. Programme contains Sutton Coldfield Gateway. The Transport Task Group will draft a revised indicative timeline following the decision on the 18th March which JR will work on and bring back to a future p'ship meeting. Jan confirmed the following on the Development Task Group: Draft Terms of Reference and Membership agreed. Red Rose Centre (BCC) negotiations with anchor leaseholder continues alongside further work on a development brief for the site. M&G continue to try and secure anchor tenant for main retail unit (previously M&S). Key landowners have a focus on opportunities for relocating existing tenants. This will be a priority as landowners recognize the importance of existing tenants. It is proposed that the Regeneration delivery arrangements include a Task and Finish group to progress opportunities for Meanwhile Uses for premises and land within the Town centre.	
5	Station Quarter – Key site	JR advised This key site referenced in the TC Masterplan as Sutton Coldfield Gateway. (ref pg 55-57) states that Station Street <i>"should create a strong sense of arrival into Sutton Coldfield as a key gateway to the town centre and Sutton Park."</i> As previously referred to both BCC and TfWM are progressing work on an Interchange and associated transport works. However this work has a strong relationship with the Station Quarter and the wider Sutton Coldfield Gateway. The Town Council supported by the Senior Office Group (SOG) has started work on looking at these key sites in more detail to support the interconnectivity and opportunities arising from the Interchange Piazza and Park Road. (Project F in the Masterplan)	

6	Meanwhile Uses / Next Steps	JR advised the purpose of Meanwhile Uses are to fill the void of empty units and to create greater footfall in the Town Centre. The idea is to showcase future aspirations for the town centre, creating vibrancy and a sense of place for residents and visitors. JR advised that there is a need to generate interest in the town centre which in the short term will support the existing retail and leisure offer. Town Centres are developing a range of meanwhile opportunities following recovery plans following the pandemic and reshaping the Town centres as they move away from offering only a retail experience. The Town Council are working on delivering the opportunities for meanwhile uses working with landowners (BCC & M&G). The Town Council will be focusing on future Developers/Investors, local residents and communities, Further and Higher Education establishments and creative industries to support ideas which would support the Town centre. Jan advised there are some challenges to overcome. It is important that ideas coming forward inspire residents and communities to make more use of their Town Centre. There are some legal requirements and planning guidance around temporary uses and affordability for potential tenants which will be worked through and will attract sponsors who would be prepared to invest time and attract funding to develop uses such as pop up retail and leisure opportunities. The approach suggested is to establish a small Task and Finish group which would focus on the opportunities of vacant units and the public space within the town centre; secure buy in from the landowners and clarify details of a meanwhile use 'offer' and court/advertise interest from a range of sponsors. We could then run a workshop for site matching after identifying potential key units. Over the next 2 – 3 months this will be the key focus of the Town Council from a regeneration perspective. TS asked if there are any successful models where you can have profitable, commercial use of space that also provides a community hub within it. TS believes this could overcome the	

		stigma of perhaps seeking advice for debt management or domestic violence. JR advised that the Task and Finish Group would seek to identify successful models of Meanwhile Uses. TS was also keen to see social inclusion as part of the high level detail when addressing the need for Meanwhile Uses. DH asked if the Task and Finish Group would be solely responsible for liaising with key landowners as the main focus should also include those businesses already in the town particularly along Birmingham Road and High Street To ensure that those occupiers coming into the town don't take away from the businesses and independent shops that we already have. DH would like to see new businesses that compliment our existing occupiers. JR responded to confirm that Meanwhile Uses should focus on community, activity and creativity which are the businesses that are missing from the town centre rather than create competition between new and current businesses. BF added that timescales are important and we should have a variety of long and short term uses. SW thanked JR for her update. SW is keen to see Sutton Coldfield Town Centre BID is part of the Task and Finish Group.	
7	AOB	SW confirmed that the Town Council has committed funding to 'dress' the town as part of the Commonwealth Games that will be seen across the wider Birmingham area.	
8	Date of next meeting	Friday 29 th April, 8.30am via Zoom	

Meeting closed 09.11