

# **MINUTES OF THE MEETING Cabinet Member Signing HELD ON Monday, 7th July, 2025, 3:00 – 3:10pm**

## **PRESENT:**

**Councillors: Sarah Williams**

**ALSO ATTENDING: Kodi Sprott – Principal Committee Co-ordinator, Robbie Erbmman, Delivery Director, Jack Goulde, Head of Design Quality and Acquisition**

### **1. FILMING AT MEETINGS**

The Cabinet Member referred to the filming at meetings notice and this information was noted.

### **2. APOLOGIES FOR ABSENCE**

There were none.

### **3. DECLARATIONS OF INTEREST**

There were none.

### **4. APPOINTMENT OF CONTRACTOR TO UNDERTAKE CONSTRUCTION WORKS TO COMPLETE THE SCHEMES KNOWN AS TOPHAM SQUARE CAR PARK, N17 7HL**

This report sought approval from the Cabinet Member for Housing and Planning to approve the appointment of the recommended contractor to complete construction works of the schemes known as Topham Square Car Park N17. The contractor appointed to this site under separate contracts in August 2022 as main contractor and in July 2023 (Under a Construction Management agreement) entered liquidation in December 2024. The Council had since secured the site and conducted a competitive procurement process to identify a suitably qualified contractor to complete the works.

In September 2024, residents were informed a new building contractor was required to complete the final stages of the works on site and the Council were in the process of identifying a new contractor and will update residents before any further works resumed.

## **Recommendations**

## **RESOLVED**

The Cabinet Member for Housing and Planning was recommended to:

1. Approve the appointment of Contractor A, identified in the exempt part of the report, to undertake construction works to complete the schemes known as Topham Square Car Park N17.
2. Approve the total scheme costs set out in the exempt part of the report.
3. Approve to delegate to the Delivery Director authority to sign off any instructions that may be required to be discharged from the contingencies we are seeking approval for in this report.

### **Reasons for decision**

Construction contracts for the separate developments known as Topham Square Car Park N17 were approved by Cabinet Member signing in March 2022 and July 2023.

Following filing of voluntary liquidation by the original contractor, the Council secured this site and released a competitive procurement opportunity on the London Construction Programme Minor Works Dynamic Purchasing System using the JCT Intermediate Building Contract 2016.

Contractor A had been identified by a formal tender process to undertake these completion works.

This site would contribute to our commitment to build 3,000 new high-quality council homes by 2031.

### **Alternative options considered**

The Council could choose not to complete the construction of these developments and either demolish the structures or sell the partially completed sites on the open market. This option was rejected as it does not support the Council's commitment to delivering a new generation of Council homes and would present a significant financial loss against investment to date.

## **5. EXCLUSION OF THE PRESS AND PUBLIC**

That the press and public be excluded from the remainder of the meeting as item 8 contained exempt information as defined under paragraph 3, Part 1, Schedule 12A of the Local Government Act 1972: Information relating to the financial or business affairs of any particular person (including the authority holding that information).

## **6. EXEMPT - APPOINTMENT OF CONTRACTOR TO UNDERTAKE CONSTRUCTION WORKS TO COMPLETE THE SCHEMES KNOWN AS TOPHAM SQUARE CAR PARK, N17 7HL**

The exempt information was considered.

CHAIR:

Signed by Chair .....Cllr Williams.....

Date .....08/07/2025.....

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