

**MINUTES**

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**CABINET MEETING: 20 DECEMBER 2017**

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Cabinet Members Present: Councillor Huw Thomas (Leader)  
Councillor Peter Bradbury  
Councillor Susan Elsmore  
Councillor Russell Goodway  
Councillor Graham Hinchey  
Councillor Sarah Merry  
Councillor Michael Michael  
Councillor Lynda Thorne  
Councillor Chris Weaver  
Councillor Caro Wild

Observers: Councillor Joe Boyle  
Councillor Neil McEvoy  
Councillor Adrian Robson

Also:

Officers: Paul Orders, Chief Executive  
Christine Salter, Section 151 Officer  
Davina Fiore, Monitoring Officer  
Joanne Watkins, Cabinet Office

Apologies:

**64 CENTRAL BUS STATION PROJECT UPDATE**

***Appendices 2 - 8 of this report are exempt from publication because they contain information of the kind described in paragraphs 14 and 21 of parts 4 and 5 of Schedule 12A to the Local Government Act 1972.***

The Cabinet considered a report containing an update on progress with the delivering the central bus station project and proposing a new mixed-use scheme comprising 110,000 sq ft of prime Grade A\* office space above the bus station secured via a proposed joint venture agreement with Welsh Government and the Council's development partner, Rightacres Property Ltd, in order to attract a major inward investment opportunity.

**RESOLVED:** that:

- (1) the substantial progress made in recent months on the Central Bus Station project be noted and the proposed mixed-use scheme be agreed
- (2) in principle agreement be given to the proposed new funding model involving Welsh Government and Rightacres Property Ltd as set out in attached Confidential Appendices 2 & 3.
- (3) authority be delegated to the Director of Economic Development in consultation with the Cabinet Member for Investment & Development and the Cabinet Member for Finance, Modernisation and Performance, the Section 151 Officer and the Monitoring Officer to:
  - (i) Negotiate and conclude all aspects of a final contractual agreement with Welsh Government and the developer for delivery of the new Central Bus Station in line with the principles set out in the Metro Delivery Partnership Heads of Terms presented in Confidential Appendix 3.
  - (ii) Settle the final account with Rightacres Property Ltd for pre-development costs as outlined in Confidential Appendix 7.
- (4) authority be delegated to the Chief Executive, in consultation with the Leader of the Council to submit the Strategic Outline Case (SOC) attached as Confidential Appendix 6 to the City Deal project assurance framework process to start the process of securing a contribution from City Deal towards the costs of upgrading Cardiff Central train station.