

## CABINET – 26 July 2022

### EXTRACT MINUTE

#### 9. **LAND DISPOSAL: FORMER INDOOR SWIMMING POOL SITE, SCARBOROUGH**

The Cabinet considered a report by the Director (MC) (Reference 22/180) in respect of the proposed disposal of the site of the former Indoor Swimming Pool. Introducing the report, the Portfolio Holder, Councillor Colling advised that the Council had been approached by HQ Hotels to purchase the site of the former Indoor Swimming Pool for development as a hotel and associated car park. Officers had obtained an independent valuation of the land which demonstrated that HQ's offer to purchase the site was for a considerably higher price than its hotel use value. Officers and HQ Hotels had agreed in principle the terms of the disposal of the site for use as a hotel with ancillary car park and the sale was conditional upon HQ Hotels obtaining planning permission for a hotel and associated car park. The Director, Mr Cole then provided further background noting how well the HQ offer accorded with the recently approved North Bay Masterplan, and highlighting the considerable regeneration benefits of the scheme outlined in the report in terms of employment and skills, growing overnight visitor numbers, additional visitor spend within the local economy, and the wider socio-economic benefits of delivering an additional destination for visitors to the North Bay, acting as a catalyst to support existing activity and investment, and improving perceptions of the town. Members commended the scheme noting that HQ was a Living Wage employer which would introduce its own academy programme to upskill staff; they operated an ethical supply policy for the benefit of the environment and the local economy; this would be a destination hotel which would complement and not compete with the surrounding accommodation offer, becoming a tourism flagship for the town and wider Borough, and meeting a well-evidenced need for high quality accommodation in the town.

**RESOLVED** that the Cabinet:

1. Provides in principle and final approval of the sale of the former Indoor Swimming Pool site on the terms principally contained in the private and confidential appendix to this report.
2. Ring fences the capital receipt relating to the sale of the site for the delivery of the North Bay Masterplan.

#### **Reasons**

To realise a capital receipt and contribute to the regeneration of the area.