

**Written statement of a key decision**  
**Cabinet member community services and assets**

<b>Title</b>	<b>Ross Enterprise Park Phase 1; Construction Phase</b>
Decision maker	Cabinet member community services and assets Information about cabinet, including the names and contact details of the cabinet members, can be found here: <a href="http://councillors.herefordshire.gov.uk/mgCommitteeDetails.aspx?ID=251">http://councillors.herefordshire.gov.uk/mgCommitteeDetails.aspx?ID=251</a>
Date of decision	22 July 2025
Report exemption class	Open
Reason for being a key decision	This is a key decision because it is likely to result in the council incurring expenditure which is, or the making of savings which are, significant having regard to the council's budget for the service or function concerned. A threshold of £500,000 is regarded as significant.
A notice was served in accordance with Part 3 (Key decisions) of The Local Authorities (Executive Arrangements) (Meetings and Access to Information) (England) Regulations 2012.	
General exception or special urgency (as defined in the constitution)	No
Purpose	To approve the expenditure of up to £7.229 million of allocated capital funding to progress delivery of Ross Enterprise Park (phase 1) into the next phase of construction, and to undertake procurement for a main contractor and other essential suppliers to deliver those works.
<b>Decision</b>	<ul style="list-style-type: none"> <li>a) To approve expenditure of up to £7.229 million for construction works as set out in Appendices 1 to 3 and associated activity to secure delivery of phase 1 development of Ross Enterprise Park; and</li> <li>b) To delegate to the Director for Growth authority for all operational decisions necessary to deliver the works in (a), including the agreement and implementation of a suitable procurement strategy to secure the necessary suppliers.</li> </ul>
Reason for the decision	As set out in the report. Documents relating to this decision are available at <a href="http://councillors.herefordshire.gov.uk/mgIssueHistoryHome.aspx?Id=50052225">http://councillors.herefordshire.gov.uk/mgIssueHistoryHome.aspx?Id=50052225</a>

Options considered	<ol style="list-style-type: none"> <li>1. Do nothing: Do not develop Ross Enterprise Park and allow the market to meet the employment need of the Ross on Wye locality. This option has been discounted as there is an observed market failure for the delivery of new employment space of any scale within Herefordshire. The opportunity to obtain the benefits of the scheme would be lost. This is not recommended.</li> <li>2. Utilise an alternative delivery model: No other viable delivery models have been identified, but the proposed development model has been used with success at Skylon Park, Hereford Enterprise Zone. Efforts have been made to secure gap funding and Enterprise Zone status from the Government. However as a result of the highly competitive nature of the initiatives, those applications were ultimately unsuccessful. This is not recommended.</li> </ol>
Declarations of interest (see ▪ below)	
Call-in expiry date (decisions are not subject to call-in where special urgency provisions apply)	28 July 2025

Councillor: ..... Cabinet member community services and assets (Councillor Harry Bramer)	Date 22 July 2025
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- a record of any conflict of interest declared by any executive member who is consulted by the member which relates to the decision;
- and
- in respect of any declared conflict of interest, a note of dispensation granted.