



**Bognor Regis Regeneration Board**  
**Wednesday 27th January 2021, 6.00pm**  
**Online virtual meeting via Zoom**

**Present:**

**Board Members**

Raof Daud, Dicentra Developments (Chair) [RD]	Jeremy Pardey, Butlins [JP]
Henry Green, Covers [HG]	Paul Hanson, Landlink [PH]
Nick Laurence, Metamorph [NL]	Prof David Cooper, University of Chichester [DC]
Caroline Wood, CWSP [CW]	Cllr John Erskine, BRTC [JE]

**Officers**

Rebecca White, Advisor [RW]	Sarah Norman, BRTC [SN]
Karl Roberts, ADC [KR]	Caroline Gosford, ADC [CG]

**Apologies**

Cllr Bob Lanzer, WSCC  
Cllr Francis Oppler [FO]  
Jason Passingham, BR BID

**Presenting**

Anne De Sausmarez, WSCC [AS]  
Jess Winkworth, WSCC [JW]  
Georgia Alston, The Track [GA]  
Bob Maddams, The Track [BM]

**By Invitation**

Cllr Matt Stanley, ADC [MS]

**MINUTE NO. 5**  
**APPENDIX 1**

**Presentation on The Track, Bognor Regis**

AS, Principal Economic Development Officer, introduced The Track, as a key project in WSCC's Growth Plan and Reset Plan. With the aim of developing the creative digital sector in BR, 2 spaces within BR railway station have been fitted out as co-working space based on Hemingway Design designs. Town Square have been commissioned to manage the space and offer business support services. JW as Economic Development Officer would manage the Town Square relationship and noted the growing creative digital sector, which in BR is supported by the University's Tech Park and now The Track. Creative digital is a broad sector – not just graphic designers and web creators but elements of lots of other sectors with potential for rapid growth and higher salaries. Workers in the sector were highly mobile, digital natives requiring cluster locations offering co-working spaces and business support in attractive locations.

GA & BM, as The Track's Community Managers, gave a virtual tour of the premises showcasing the facilities, including superfast wi-fi, shared work spaces, private meeting rooms and events space. Membership packages are tailored to individual needs. Noted Town Square subscribes to B Corporation principles with all decisions based on local needs. Due to Covid restrictions, the spaces are not currently open but The Track is providing online support including planning networking, start-up club training, Job Centre link and supporting people who are having to become

entrepreneurs out of necessity. The aim is to build a community which lives local and works local. Introduced the #BootTheCommute campaign. The Track is here to support & develop businesses in BR and want to innovate and do things differently to fit the needs of local people. Working with local partners but also other hubs, the UK Co-working Assembly and training partners. The team is passionate about a successful BR which is needed for The Track's success. The Track shares the same aims as the Board and its members and would work with a collaborative approach on opportunities such as placebranding and wayfinding.

Member Q&A – Very positive feedback from all regarding the presentation and the facilities available at The Track with several members requesting a physical tour when available – The Track Team would arrange. NL noted #BootTheCommute fits well with The Royal marketing and would welcome further info. Links to the University's Hothouse programme were encouraged, with DC noting that the Innovation South Virtual Campus had just launched offering 12/13 free online digital training courses. Track Team noted the differences between their offer and the University's but would complement each other and work closely together. MS noted that he had attended a Greater Brighton Economic Board meeting recently which had noted both The Track and Uni programmes as very positive. MS further noted the need to nurture creative digital to retain talent coming out of the University and workspace availability as more transfer to homeworking. The Track team advised working with big organisations on this and that companies have invested in different memberships to support employees working from home with co-working space for colleague interaction and a break from the home environment. A question was raised regarding how The Track would filter to maintain creative digital over people just wanting a nice place to work if over-subscribed for space. The Track team noted the value in having a mix and that the creative digital descriptor was very broad, with lots of interest from art/craft-based enterprises as well as more mainstream. RD thanked AS, JW, GA & BM for helpful and impressive presentation and committed to the Board holding meetings at The Track when restrictions allowed.

NB. See full minutes for actions arising