

Briefing notes on Issues included in the Forward Plan Issue 2003/04

SERVICE AREA: HOUSING SERVICES

Report ref	Report title
	South Kilburn Masterplan / South Kilburn Masterplan – Effect of Impact Assessments
<p>Summary:</p> <p>Brent Council has prioritised South Kilburn for regeneration. In 2001 the South Kilburn New Deal for Communities Partnership (NDC) was formed and awarded substantial funding by Central Government to help achieve a physical, social and economic revitalisation of the area. For the first time in over thirty years the opportunity has been created to comprehensively re-examine the physical, economic and social structure of the area. It represents a once in a generation chance to deliver a step-change in local circumstances to the benefit of existing and future communities, fostering renewed vitality, investment and pride.</p> <p>The Partnership has received £50 million towards the regeneration of South Kilburn over a ten-year period (2001-2011). The Delivery Plan, 'A New Deal for South Kilburn' (March 2001), identifies the community's vision for the area and sets the programme to achieve it. The vision for South Kilburn is to create:</p> <ul style="list-style-type: none">• <i>“a neighbourhood where people are proud to live, learn and work;</i>• <i>a safe neighbourhood, free from crime and the fear of crime; and</i>• <i>a sustainable neighbourhood that works together to meet the needs of its diverse community.”</i> <p>The vision will be achieved through a combination of physical, social and economic projects. The aspirational outcome for the area is <i>“to raise the quality of the physical environment to the level of the surrounding areas of Maida Vale and Queen's Park, signalling the end of South Kilburn as a municipal housing estate, and re-connecting it to its environs”</i></p> <p>For this reason £21 million has been allocated to kick-start the regeneration of housing and the built environment. The remaining £29m will be targeted at improving the local education and health, providing opportunities for employment and leisure, and reducing crime.</p> <p>The Master Plan consortium (employed in March 2002) has now produced a framework that is capable of regenerating South Kilburn, in line with the Government's thinking of “sustainable communities”. The report will give a full picture of how the framework was put together, the level of consultation undertaken, the level of collaboration between the residents, the NDC, the Council the master plan consortium and other partners/ external parties and how it is supported by a business plan – which has been thoroughly interrogated and tested.</p> <p>The report will show that the South Kilburn Master Plan framework is the culmination of extensive consultation with a range of parties (residents, Council Services, Businesses, Governmental and voluntary agencies) and have had a number of risk assessments carried out to test the assumptions made within the master plan.</p> <p>The report will go into some detail on funding, phasing and delivery and will offer recommendations to members on a strategy to deliver the South Kilburn Master Plan.</p> <p>The Masterplan for South Kilburn is a strategic policy document and such items are considered by the Executive in line with the Councils standing orders. However, it is proposed to table a report on the SK Masterplan as an item on the agenda of a Planning policy Committee prior to consideration by the Executive. At present the tentative date for this Committee is the 7th of July 2004. The Planning Committee are then able to forward their comments to the Executive. The Master Plan is intended to be adopted as Supplementary Planning Guidance later on in the winter of this year.</p>	

Nature of Decision to be taken/Intended Outcome

That the South Kilburn Master Plan framework is approved.
That members consent to approve officers to deliver units funded by the London Housing Board.
That members approve that officers seek an appropriate delivery vehicle to undertake the regeneration of South Kilburn.
That members confirm the level of the Council's contribution it is willing to make.
That members note the level of support for the Master Plan by a range of parties.

Timescale for decision:

Summer 2004

Contact Details:

Robert Johnson, South Kilburn Housing Project Director, Housing Services, 0207 624-8425
robert.johnson@brent.gov.uk