



Executive
11 February 2013

**Report from the Director of
Regeneration and Major Projects**

Wards Affected:
Kilburn

**Amendment to South Kilburn Regeneration progress
update report**

1.0 Summary

- 1.1 This report seeks an amendment to the recommendations approved by the Executive on 15th October 2012 pertaining to Phase 3 of the South Kilburn regeneration programme which are required to further progress this phase. In the report to the Executive, 113 to 136 and 97 to 112 Carlton House and Peel Precinct were together defined as the 'Peel' redevelopment site. This definition of Peel **should not** have included 113 to 136 Carlton House (all numbers inclusive) and **should have** included 8 to 14 Neville Close (all numbers inclusive). This report seeks an amendment to the recommendations in relation to the Peel redevelopment site, to include 8 to 14 Neville Close and exclude 113 to 136 Carlton House.

2.0 Recommendations

- 2.1 That the Executive notes the definition of Peel in recommendation 2.15 of the Report to the Executive on 15th October 2012 **should not** have included 113 to 136 Carlton House (all numbers inclusive) and **should have** included 8 to 14 Neville Close (all numbers inclusive)
- 2.2 That the Executive is asked to approve the following recommendation to replace the recommendation that was set out in paragraph 2.15 of the report to the Executive on 15th October 2012:
- 2.15 That the Executive agrees to proceed with securing vacant possession of the properties within 8 to 14 Neville Close (all numbers inclusive), 97 to 112 Carlton House, Peel Precinct (together defined as "Peel") as identified edged red on Plan D and Hereford House and Exeter Court as identified edged red on Plan E at Appendix 1 (together with Peel defined as "Phase 3") through negotiation and private treaty and then, if

necessary, via possession proceedings based on Ground 10A in relation to the secure tenants and then the CPO for all other interests.

3.0 Detail

- 3.1 Further to approval being given by the Executive on 15th October 2012 (Decision (xix)), demolition notices were served on or before 1st January 2013 on properties 97 to 112 Carlton House (all numbers inclusive), Peel Precinct, Hereford House and Exeter Court to suspend tenants' Rights to Buy in relation to secure tenancies.
- 3.2 Although Executive authority was also given to serve demolition notices on 113 to 136 Carlton House (all numbers inclusive); notices were not served on these properties as they are not yet due for redevelopment and were included in the report to the Executive in error.
- 3.3 This report seeks authority to amend the definition of "Peel" in recommendation 2.15 of the Report to the Executive on 15th October 2012 as it should not have included 113 to 136 Carlton House (all numbers inclusive) and should have included 8 to 14 Neville Close (all numbers inclusive). By amending the definition of "Peel" in recommendation 2.15 of the Report to the Executive on 15th October 2012 to include 8 to 14 Neville Close (all numbers inclusive), this will enable, inter alia, the service of demolition notices on 8 to 14 Neville Close (all numbers inclusive) to suspend tenants' Rights to Buy in relation to secure tenancies which have not previously been served.

4.0 Legal Implications

- 4.1 There are no additional legal implications to those outlined in the report to the Executive dated 15th October 2012

5.0 Financial Implications

- 5.1 There are no additional financial implications to those outlined in the report to the Executive dated 15th October 2012

6.0 Diversity Implications

- 6.1 There are no additional diversity implications to those outlined in the report to the Executive dated 15th October 2012

7.0 Staffing/Accommodation Implications

- 7.1 There are no additional staffing/accommodation implications to those outlined in the report to the Executive dated 15th October 2012

Background Papers

Executive report of 15th October 2012

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