

<b>BRIEFING NOTE FOR:</b>	Forward Plan Select Committee
<b>DATE:</b>	3 <sup>rd</sup> November 2009
<b>SERVICE AREA:</b>	Property & Asset Management

<b>Report ref:</b>	F&CR -09/10-
<b>Report title:</b>	<b>Proposed Disposal of 38 Craven Park Road, Harlesden, NW10</b>

Request for a briefing note to the meeting on the 3<sup>rd</sup> November 2009 providing information as to whether this building had been considered as a Children's Centre instead of Challenge House.

### **SUMMARY**

38 Craven Park was not considered particularly suitable for Childrens Centre use due to access issues. In addition funding for the Harlesden Library refurbishment is reliant on raising a capital receipt from the sale of 38 Craven Park. Challenge House is a larger building with high visibility for service provision. It is also in better condition than 38 Craven Park and has a reasonably good clear space at ground floor level with a large community meeting room which is reasonably accessible to wheelchair users. In addition there are clawback conditions associated with the original purchase of Challenge House which are likely to result in a dispute with Central Government requiring some financial recompense if we were to dispose of the building. It is also our only significant building in central Harlesden apart from the library.

The Children's Centre capital funding must be spent by March 2011 with an expectation from Central Government that children's centres will be opened as close to March 2010 as possible.