

CABINET MEMBERS REPORT TO COUNCIL

24 January 2019

COUNCILLOR ALISTAIR BEALES CABINET MEMBER FOR CORPORATE PROJECTS & ASSETS

For the period 29 November 2018 to 24 January 2019

1 Progress on Portfolio Matters.

The Major Housing Project continues apace. Of the 110 open market homes on Orchard Place (formerly known as the Marsh Lane site), nearly half are completed and sold (some 53 homes) with a further 16 contracts exchanged, 30 units reserved under Early Bird reservation and 3 homes still for sale with only 8 homes yet to be released onto the market. Of the 42 open market homes on the third phase of the Nar Ouse Regeneration Area (NORA), some 7 homes are completed and sold, 17 have contracts exchanged, 2 have Early Bird reservations with 11 on the market and 5 yet to be released.

Progress is somewhat slower on Dewside (Lynnsport 4/4/sites along Greenpark Avenue) and price increases have stalled. Without entering into the politics of Brexit, it is likely that the current uncertainty around the issue has contributed to this, as would be the case with any issue of similar importance.

Members may have noticed that planning permission has been granted for the new £8.5 million primary school on the Lynnsport site (behind Dewside off Greenpark Avenue), which will accommodate 420 school pupils and 56 nursery children. The new school replaces the current school on Kilhams Way and school pupils will no longer have to cross the busy Edward Benefer Way to get to school. This is very welcome new infrastructure for our Borough and worth highlighting that the Borough Council gifted the site free of charge to Norfolk County Council to enable the project which demonstrates the constructive and close working relationship between the two authorities.

2 Forthcoming Activities and Developments.

The scoping and assessment of further development sites across the Borough continues and will be reported in due course or a report taken through Panel and Cabinet/Council as appropriate and if supported.

The commercial process continues to arrive at the best policy and taxpayer

outcome at the KLIC building. The building is now within BCKLWN freehold ownership, agreement has been reached upon repayment of interest on the monies loaned and efforts continue to conclude arrangements with NWES and ensure the best outcome for the taxpayer and the continued smooth running of the KLIC for the benefit of existing tenants and the many others that use the KLIC building for business meetings etc. It is important to highlight, that in terms of policy objectives, the KLIC building has done exactly as intended and the landmark building has acted as an anchor tenant, generating commercial opportunities that would otherwise not exist and creating new jobs and employment. KLIC is currently 94% occupied and since opening in June 2016, has supported 47 tenant companies, employing over 100 people on the site, with a gross rent roll of circa £300K per annum. Due in no small part to support services delivered by NWES in KLIC, 54 new businesses have been created generating over 80 new net jobs.

3 Meetings Attended and Meetings Scheduled

04-12-18 – Hunstanton seafront masterplan meeting.
06-12-18 – meeting with Property Services Manager.
06-12-18 – Mayor’s At Home Reception.
07-12-18 – meeting with NWES board.
11-12-18 - Regeneration & Development Panel (funeral – apologies sent).
19-12-18 -Meeting with developers and major contractor of H&M development
19-02-18 – portfolio briefing.
08-01-19 – Cabinet.
09-01-19 – meeting with NCC re Better Broadband for Norfolk (BBFN).
11-01-19 – meeting with Commercial Projects officer.
22-01-19 – portfolio briefing.
24-01-19 – full Council.