

GLOUCESTER HERITAGE URBAN REGENERATION COMPANY LTD



MINUTES OF RESIDENTS & COMMUNITY FORUM MEETING

Venue: GAVCA, 75-81 Eastgate Street Gloucester

Wednesday 29th July 2009

Present	Residents & Community - Board Members	
	David Bush (DB)	GHURC Board Member (Vice-Chair)
	Ian Jarvis (IJ)	GHURC Board Member
	Mary Smith (MS)	GHURC Board Member
Present	Residents & Community Forum – Members and Observers	
	Adele Owen (AO)	Ian Ellis (IE)
	Barry Leach (BLe)	Jenny Lapington (JL)
	Bryan Lyall (BL)	John Price (JP)
	Dennis Collins (DC)	Mark Boyce (MB)
GHURC	Martin Wallace (MW)	GHURC
	Chris Oldershaw (CO)	GHURC
Guests	Dominic Eaton	Stride Treglown
	A Godden	Linden Homes
	R Winstone	Linden Homes

Refs.	Item Title	ACTION
160/09	Apologies Sally Pickering, Sam Hoad, Helen Cook, Mavis Wall, Pat Culley, Philip Lowery,	
161/09	Declaration of Interest Ian Ellis – Kings Quarter/Docks, Ian Jarvis – Quays/Docks	
162/09	Minutes of the Residents & Community Forum Meeting held 25th March 2009 Note: Apologies from Mary Smith omitted from the previous minutes (amendment made and the corrected minutes are available on the Intranet)	
163/09	Matters Arising	
164/09	Feedback from the Board Meeting 25th June 2009 DB provided feed back from the previous Main Board meeting namely: Bob Beswick and Dick Bishop's presentation on Bakers Quay accepting that views of the site are terrible. Their proposals were welcomed by the board. The Bishops had stated that they would be financing the proposed scheme. The Board asked that they report back in September with an update. Gloucester Quays: it is anticipated that the bars and restaurants would be up and running by Christmas, IJ said that there had been lots of interest from restaurants but limited interest from the banks in providing the finances necessary Regarding the reported possible holdups with the linkage programme CO said that he had approached Parmjit who is seeking to address blockages with central government DB commented on the successful tall-ships festival that had attracted over	

	75,000 visitors over the weekend	
165/09	Main Board Agenda Items	
	<p>335/09 Redevelopment of the former Gloscat College sites at Greyfriars</p> <p>The team from Linden Homes & Stride Treglown gave a presentation on the background and design concepts for the development of Greyfriars (slides available on the intranet). The forum commented as follows:</p> <p>BL – Thinks the diagonal route through the site is an excellent idea in relationship with St Michaels Square and is it anticipated that the active frontage will be on the Via Sacra or Brunswick Rd?</p> <p>Linden confirmed the active frontage would be the Via Sacra, as they were being advised that the main retail units want to be on the side of the markets. Linden also informed the forum regarding the media studies site that the design had been put on hold until other issues had been resolved with the City Council</p> <p>MS – Could you give a rough idea of how many units there will be and what percentage will be social housing</p> <p>Linden: the number was not yet determined but would be approx 350, the proportions are not yet fixed. 25% social housing is planned for the site</p> <p>DB When the former Gloscat tower goes we will get a lot more people living in the city centre and it will bring the city centre alive after 5pm</p> <p>MB gave the example in the Kingsway development whereby there was a shift in the number of properties used for social houses and wanted assurance that wouldn't happen here</p> <p>Linden – There are restrictions on rented accommodation and buy to let but nothing on affordable homes</p> <p>DB made reference to the Roman wall and whether Linden envisaged building close to it</p> <p>Linden – proposed to keep the new building on the line of the ancient roman wall and mapping is due to take place in the next few weeks. Regarding the 1930's building Linden's position is to design a building better than what was there now; stating that the ground floor frontage would be very important</p> <p>JP asked if the funding streams were secure or dependant on economic factors</p> <p>CO responded that the funding was effectively in place due to the purchase of the site by the Homes and Communities Agency.</p> <p>DC had changed his mind on the retention of the 1930's building and was interested in the balance of commercial and residential</p> <p>Linden replied that there was more demand for city centre housing versus apartments and that the commercial demand would drive the response</p> <p>DC was anxious to see green spaces that absorbed rain water</p> <p>CO referred to the Alan Baxter report which wanted GHURC to consider the ancient monument</p> <p>BL felt the proposals were exciting, that it would establish a president for community consultation and was a credit to all stakeholders</p>	
	<p>336/09 Greater Blackfriars – Masterplan and Delivery Arrangements</p> <p>CO commented on the two main elements; Draft Masterplan – A year ago the University of Gloucestershire were interested in moving into the site but were now unable to go-ahead with the scheme. The City Council had confirmed its position not to relocate. The County Council were unsure at this stage what space they needed.</p>	

	<p>The development would be taken forward in a series of phases and within the £10m allocated from the SWRDA there was a sizeable amount that included the Blackfriars development.</p> <p>The University are wanting to take a 10 year lease which would release funds to refurbish the East and North ranges</p> <p>The County had secured £5m, confirmed for a language immersion centre. GHURC are confident the scheme can be delivered on time within the Blackfriars development</p> <p>Negotiations are underway with main stakeholders to develop the Barbican area. Interest is being received from a 4* hotel for location on the Barbican site.</p> <p>Potential for a new square on the City Council owned land that is currently a car park. The crown court are no longer considering moving to Great Western Road as part of the £50m Combined Courts project at the moment but are exploring options for relocating jointly with the Magistrates Court into 'temporary' accommodation, this would create the opportunity to use the crown court building as a cultural venue</p> <p>JP wanted more information on the language centre (available via Richard Owen - GHURC) and an email copy of the draft masterplan</p>	MW
	<p>337/09 Greater Railway Triangle – Feedback on draft Masterplan</p>	
	<p>338/09 Elmbridge Transport Major Scheme</p> <p>CO informed the forum that the County had split the proposals into two namely a Park'n'Ride scheme and Parkway Railway Station. The forum asked that a report come back in November</p> <p>MS wondered whether the 10min bus could go on to Gloucester Quays</p> <p>MB reminded the forum of a commitment that the URC AGM to raise the issue for further debate</p> <p>BL questioned the park and ride scheme for Cheltenham and Gloucester and for the forum to invite James Llewellyn to present to the September forum</p> <p>DB said there was confusion of the Elmbridge P&R in conjunction with the existing P&R at Cheltenham Arle Court and P&R at St Oswald's Park citing that anything that comes to the city centre should go into the Quays</p>	MW
	<p>339/09 Gloucester 7 Magazine</p> <p>Copies of the magazine were distributed to forum members, CO summarized its contents stating it was aimed at developers and investors. For Gloucester to be viewed as a destination of choice with Heritage and Waterfront and that it would help developers think of Gloucester in the same context as successfully regenerated cities such as Birmingham, Ipswich, Brighton and Stockholm.</p>	
<p>166/09</p>	<p>Draft Community Engagement Strategy (Revised May 2009)</p>	
	<p>MW took the forum through the update changes that had been made to the original strategy and had been advised by the forum at the previous meeting. They consisted mainly of the added levels of Community Engagement, the inclusion of the Urban Your Forum and the removal of the tables that were no longer relevant. The revisions consisted mostly rewording certain statements.</p> <p>MS requested the inclusion of the Neighbourhood Partnerships under paragraph 10.5</p>	MW

	The forum agreed the revisions were accurate	
167/09	<p>Any Other Business</p> <p>DB displayed a newspaper cutting from Norfolk which highlighted the ‘movie magic, designer shopping, hidden treasures and beautiful scenery in and around the Cotswolds city of Gloucester’.</p> <p>CO informed the forum that he had recently been given a tour of retail shops in Kings Quarter all trading well and felt the Quays opening was beneficial</p>	
	Dates of Future Meetings	
	Wednesday 23 rd Sept. 2009, 5.30 – 8.00 p.m. – GAVCA, 75/81 Eastgate St	
	Wednesday 25 th Nov. 2009, 5.30 – 8.00 p.m. – GAVCA, 75/81 Eastgate St	

Author: Martin Wallace