

Briefing Note – A419 Canalside Site Stonehouse

Strategy and Resources Committee 5 October 2023 Agenda Item 6 Canalside Site A419 Resolution

The Committee RESOLVES:

- a) To appropriate the Canalside Site , A419, Stonehouse as shown in the plan at Appendix A to this report from the Housing Revenue Account into the General Fund at market value.
- b) That the capital funding allocated to the Canalside site in the HRA New Build programme and the receipt to the HRA from this appropriation be earmarked for future investment in affordable housing in the local area.
- c) To agree in principle that an option will be offered to an appropriately constituted organisation for the freehold or long leasehold interest in the site for community use subject to a further report to this Committee and the following conditions being met within the next 18 months:
 - a. That a Working Group is established for the site with representatives from Stonehouse Town Council, community representatives and Stroud District Council (alongside other key stakeholders), which will move towards establishing or nominating a constituted community anchor organisation that could enter into an option for the freehold or leasehold interest in the site.
 - b. That the working group:
 - i. agrees the shared community outcomes that will be delivered from future uses of the site based on the Onion Collectives report attached at Appendix B and incorporates these into its terms of reference.
 - ii. undertakes further consultation with sections of the community who have been insufficiently involved to date; that is, young people, businesses, charities/social sector and the Bridgend community and undertakes open public engagement once concept designs for the site are in place following good practice in undertaking this consultation.
 - iii. submits a business case to the Head of Property Services which sets out/includes:
 1. the proposed future use of the site.
 2. a formal pre-app response from the local planning authority that supports an illustrative development scheme for the site.
 3. the proposed organisation that will enter into an option.
 4. a business plan to include (but not limited to) viability of the proposed scheme, any consideration offered for the site, funding options, risk analysis and quantifies where possible, the social, economic and environmental benefits of the proposal.
 5. sets out how this site will link the Canal to Stonehouse and Bridgend and vice versa as well as to other canal side sites within Stonehouse.
 6. feedback from the community consultation and engagement undertaken.
- and
- c. that any disposal complies with s123 of the Local Government Act 1972 by securing the promotion or improvement of the economic, social or environmental well-being of the area. ENDS