

# Margate



## RENEWAL PARTNERSHIP

**Board Meeting  
Wednesday 9 July 2008  
1400-1630 hours**

**Walpole Bay Hotel and Museum**

### **A G E N D A**

- 1 Welcome and apologies**
- 2 Minutes of the last meeting**  
Action points as per the attached sheet
- 3 Cultural Vision & Toolkit – Final Draft Report**
- 4 Dreamland - Update and presentation by the Prince's Regeneration Trust**
- 5 Sea Change Proposals**
- 6 Turner Contemporary and Rendezvous Development – Verbal Update**
- 7 High St - Update on developer selection and long term plan**
- 8 Parking, Access & Movement – Draft Action Plan**  
(Report to be sent separately)
- 9 Progress Report**
- 10 Director's Report**
- 11 Any Other Business**
- 12 Date of Future Meetings**  
3 September 2008  
02 December 2008





## RENEWAL PARTNERSHIP

**Margate Renewal Partnership Renewal**  
**Friday, 25 April 2008**  
**Margate Media Centre**  
**MINUTES**

<b>Attendance</b>			
Pam Alexander	SEEDA, Chair	Cllr Roger Gough	KCC, Member
Allert Riepma	SEEDA	Sarah Wren	KCC/ACE
Susan Priest	SEEDA	Sophie Jefferies	ACE
Cllr Sandy Ezekiel	TDC, Leader	Doug Brown	TDC
Cllr Roger Latchford	TDC, Deputy Leader	Carla Wenham	TDC
Simon Bandy	EP	Nick Dermott	TDC
Michelle Davies	HLF	John Bunnett	TDC
Derek Harding	MRP	Amanda Honey	KCC
Claire Tarelli	MRP	Theresa Bruton	KCC
Andrew Brown	English Heritage	Keith MacKenney	KCC
<b>Apologies</b>			
Richard Samuel	Chief Executive, TDC	Mike Hill	KCC
Richard Russell	Arts Council	Sam Thomas	TDC
Clair Fisher	GOSE	Victoria Pomrey	KCC
David Edwards	English Partnerships	Chris Moore	SEEDA
<b>Presenting</b>			
Helen Payne	Shared Intelligence		
Jonathan Houghton	Shared Intelligence		
Tom Fleming	Tom Fleming Associates		
Andrew Irskine	Tom Fleming Associates		

### 1. Welcome & Apologies

- PA welcomed all attending, noted apologies and thanked guests for making themselves available for the MRP Board.

### 2. Minutes and matters arising

11 December 2007

- All action points actioned/progressed except for the Action Plan update for the Traffic Study which will be presented at the July Board Meeting.

### 3. SEEDA's Corporate Plan

#### Coastal South East Framework

- SP presented the key issues resulting from the consultation and SEEDA's Corporate Plan. The Corporate Plan was submitted to the Secretary of State at the end of March after consultation with key stakeholders and responses from individual partners in the region.
- £22 million of spend is going to be invested in Kent & Medway. Continued re-investment in Margate is high on the priority list.
- Prioritisation is critical and SEEDA will be informed by the Regeneration Strategy from KCC. Over time there will be fewer projects and the focus will be on larger projects.

- PA said priorities need to be shaped. The RES is hugely demanding. The big value to the region is how we present the sub national view and how partners are going to work with the Government on the Sub-Regional Strategy. Changes in skills and requirements of partners will be required.
- SP advised that the Coastal South East Framework is almost finalised and has been well received by partners. The framework will be launched next month at the RDA Coastal Towns Network on 26<sup>th</sup> June. The RDA Coastal Towns Network will be involving partners and government with the focus on employment and skills. The framework sets out the challenges and 4 action areas as in the report.
- DH advised that he is pleased with the progress and the way that the framework has developed; Margate is one of the higher priorities for the Corporate Plan.
- PA concluded that 22% (of an investment budget of £421million) is forecast for Kent and Medway and Margate, Dover and Hastings have been identified as priority areas for continued support for the regeneration programmes. PA stated that regeneration is not just about the physical aspects but also the social and environmental impacts.

**Decision: The Board noted the report.**

**Action:**

- **To revisit at the Away Day**

#### **4. Drivers for Change – Final Report**

JB introduced Helen Payne and John Houghton of Shared Intelligence to present their final report on the Drivers for Change study on Margate. JB advised that the study has been funded by the CLG. The Shared Intelligence study is to assist the Partnership in addressing the needs of the area and develop a framework for a future strategy. Helen Payne presented the final report.

**As per the report:**

- HP stated that this is a wide ranging piece of work. After consultation with stakeholders and community representatives, a profile of Margate as it is today was prepared and the gaps identified. A number of workshops were held and from this the 7 point action plan and next steps developed.
- HP presented the key statistics, advised the renewal work that MRP/SSCF has already achieved and noted the drivers of decline. A comprehensive programme is required to deal with all the issues.
- AH felt the comments about the Turner Contemporary were unfairly negative and requested a balanced view.
- SE commented that the residents of the two most deprived wards in the country do not understand the economic drivers and cannot understand how a gallery will improve Margate.
- There was discussion about the two wards, housing issues, crime and the lack of social services.
- PA agreed to facilitate a meeting between TDC and KCC senior officers prior to the Away Day.

**Decision: The Board noted the report.**

**Actions:**

- **Officers to feed back comments on the study to DH.**
- **PA to convene a meeting with the Chief Executives of Thanet and Kent to consider and agree the Seven Point Action Plan.**
- **Establish a working group to develop a detailed Action Plan.**
- **PA and SE to send a copy of the Draft Final report to the Chair of the LSP.**
- **PA would like copies of the report sent to other areas of the CLG.**

## **5. Cultural Vision & Action Plan**

SW introduced this item advising the study is to create a cultural vision for Margate. Culture should be at the fore-front in Margate. Tom Fleming was appointed by MRP and managed by a steering group involving Turner Contemporary, Creative Partnerships, Limbo, Crate and KCC.

- TF stated that from the event held at the Winter Gardens the issues raised were about place making and how to imbed culture in Margate. As per the report, TF presented the visioning themes for consideration:
  - how people are existing in Margate – culture is for everyone;
  - planning and the built environment, projecting a sense of change;
  - concentration on public realm and the need for it to connect to the cultural offer;
  - youth culture;
  - tourism, providing a high quality cultural offer all year round as well as supporting existing enterprises;
  - learning skills and engagement for young and old people – exchanging knowledge;
  - creating a ‘gold rush’ town – Margate should be a place where people can build their own businesses and set their own agenda;
  - communication, partnership and leadership –connecting and who will lead.
- TF went on to advise the possibilities for Margate in the next 15 years.
- One more workshop is to be held with decision and policy makers.
- The report should be completed by early July.
- There was a discussion on the importance of this work for Margate.
- AB – questioned the language in the report and the definition of culture. He raised concern that a cultural strategy should include heritage, architecture, sports.
- TF responded that there had been an intensive mapping exercise that included the museums and heritage attractions. The cultural strategy has a transformational role - planning work, identifying change and placemaking.
- Michelle Davies was pleased with the work and feels that heritage has a major role to play in the cultural offer of Margate. There is potential for making links between the old and young to contribute to identity and a sense of place.
- AB emphasised the point that this is not just about the past but also consider the challenge of a managing heritage assets for example the issue of sustainable occupation of low-cost heritage accommodation.
- Sophie Jefferies stated that it is important to build on what is here – both organisations and buildings – it about people’s history.
- PA stated that this was underpinning work and keen that this was part of the Away Day for discussion at the next meeting.
- DH reassured Andy Brown and suggested that he meet with Tom separately.

**Decision: The Board noted the report.**

**Action:**

- **Tom Fleming to produce a final report for the next meeting with Action Plan.**

## **6. Turner Contemporary & Eastern Seafront**

- AH advised that RIBA Stage E has been achieved and Stage F is beginning. Business planning is progressing regarding funding. On target, on budget and on time.
- KMc advised regarding the Rendezvous site, the Objective 2 bid was successful.
- Planning of Fort Hill was submitted on time and completion of Fort Hill is scheduled for August/September.
- A working group involving DTZ, KCC and TDC has been formed including Karen Millar to ensure the two developments move forward together.

- Discussions are on-going with the yacht club.
- KCC are working closely with David Chipperfield regarding the public realm.
- There was discussion on the turn in the market and the affect it may have on the project. There was reassurance that all parties concerned are still committed.
- PA requested a follow up with the failed bidders to reassure them that the partnership would be interested in working with them in the future.

**Decision: The Board agreed to note the report and noted that since the last meeting the developments in planning approval and the appointment of Gleesons.**

**Action:**

- **To advise of progress on the Development Agreement at next meeting**

## **7. Dreamland Update & Arlington Planning Brief**

- DB introduced a draft Planning Brief for the Arlington site.
- PA congratulated DB on the approval of the Planning Brief.
- Dreamland - DB advised on-going discussions with the owners and their consultants and gave a brief update on the overall vision regarding the new road and improved pedestrian links.
- Arlington – DB advised in terms of producing a viable scheme on the Arlington site, discussions with the owners and their consultants are on-going, concentrating on significant retail on the site. Public consultation will commence in June/July.
- DH gave a brief outline of the last 12 – 18 months concerning Dreamland. DH reported that MTCRC had been in negotiations with Paigle Properties but at the end of February, Paigle failed to acquire Dreamland. In early March the owners re-instated their consultants to draw up a scheme.
- The Scenic fire caused limited damage to approximately 20% of the structure, the cars and workshop. The fire did not destroy the winding house. Currently, prices are being obtained to re-erect the fencing around the railway. EH will make an inspection.
- The Council has approved a repairs and urgent works notice , if necessary.
- MTCRC and Waterbridge have stated that the intend to restore the Scenic.
- DH advised that the proposed new scheme is similar to the previous Duke of York scheme comprising of 860 town houses and apartments, with Waterbridge/MTCRC retaining a long term interest in retail/commercial.
- Waterbridge/MTCRC advise that they will carry out basic work to restore the cinema, contribute towards the Heritage Park and are endeavouring to obtain planning permission which enables them to pursue the residential side of the site.
- DH suggested the options for the Trust, heads of terms and risks be considered.

**Decision: The Board noted the progress in relation to the approval of the Planning Brief.**

**Action: To report the progress and establish a time table for the development at the next meeting.**

## **8. Sea Change DCMS Coastal Fund Proposals**

- DH presented his report and gave a brief overview advising that there is a £45 million fund for seaside resorts administered by CABE.
- PA stated the key issue is timing; the money must be spent in a period of 18 months from the date of the offer letter.
- There was discussion on the suggested projects in the report, namely Theatre Royal and Dreamland. It was felt that Dreamland still has a long way to go and the opportunity may not be available for this project. It was agreed that officers would develop an options appraisal for Dreamland and the Theatre Royal and a further update will be provided at the next meeting.

**Decision: The Board agreed to note the report.**

**9. Strategic Review – Scope & Programme for Board Members' Away Day**

- DH proposed the next Board Meeting be held on the 9<sup>th</sup> July, dinner in the evening of the 9<sup>th</sup> July with a guest speaker and the Away Day held on the 10<sup>th</sup> July. The morning session to review and the afternoon to determine the way forward.
- PA stated the Away Day is to discuss the key issues and the steps needed to be taken to ensure a structured way forward. A facilitator is to be sourced.

**Decision: The Board agreed the objectives of the report.**

**Actions:**

- **Officers to give further consideration to the objectives.**
- **Write up next steps that should be taken to create a structured way forward.**
- **Engage a facilitator to lead workshop and produce a short report on the key outcomes.**
- **Confirm the Board Meeting on the 9<sup>th</sup> and Away Day on the 10<sup>th</sup> July.**

**10. Progress Report**

- DH advised that Dreamland has a red status due to the fire and lack of progress.
- The Parking, Access and Movement needs to progress in order to facilitate other work, namely work beginning on Turner Contemporary in October.
- KMc advised that regarding the Traffic Study, KCC are asking Jacobs to take this forward.
- Regarding Queens Arms Yard, DH advised a decision has to be made before September on the ERDF monies in order to achieve full spend by the end of year.

**Decision: The Board agreed to note the report.**

**11. Director's Report**

- DH advised CT had secured additional ERDF funding of £144,000.
- Turner Contemporary Project Space has attracted around 5,000 visitors through the door since opening in February.
- Margate Rocks festival 3 – 11 May will also attract a number of visitors to Margate.

**Decision: The Board agreed to note the report.**

**12. Any Other Business**

- **The 12 June Board Meeting is cancelled.**

**13. Date of Next Meetings:**

**9 July 2008  
3 September 2008  
2 December 2008**





<b>BOARD MEETING ACTION POINTS AND PROGRESS REPORT</b>		
<b>11 December 2007</b>	<b>Action</b>	<b>Progress</b>
Item 4 – Draft Framework & Action Plan for the Visitor Economy	<ul style="list-style-type: none"> <li>Regular update to be provided on Coastal Kent and 2010.</li> </ul>	<ul style="list-style-type: none"> <li>Scheduled for report back to September 2008 Board Meeting.</li> </ul>
Item 6 – Traffic Study	<ul style="list-style-type: none"> <li>Present an update to the March Meeting.</li> </ul>	<ul style="list-style-type: none"> <li>Working group established and Draft Action Plan produced.</li> <li>On Agenda for 9 July 2008.</li> </ul>
<b>25 April 2008</b>		
Item 3 - SEEDA's Corporate Plan and Coastal South East Framework	<ul style="list-style-type: none"> <li>Revisit at Away Day</li> </ul>	<ul style="list-style-type: none"> <li>Forms part of briefing and will be raised at Away Day.</li> </ul>
Item 4 – Margate Renewal study	<ul style="list-style-type: none"> <li>Officers to feed back comments on the study to DH.</li> <li>PA to convene a meeting with the Chief Executives of Thanet and Kent to consider and agree the Seven Point Action Plan.</li> <li>Establish a working group to develop a detailed Action Plan.</li> <li>PA and SE to send a copy of the Draft Final report to the Chair of the LSP.</li> <li>PA would like copies of the report sent to other areas of the CLG.</li> </ul>	<ul style="list-style-type: none"> <li>Final comments received and document signed off by CLG.</li> <li>TDC and KCC Senior Officers and Cabinet to meet in July.</li> <li>Final copy sent to East Kent LSP. (Chair invited to Away Day dinner).</li> <li>Session to be held with CLG and other government departments on 4 July. Report to be circulated by CLG within Whitehall and to Cross Departmental Working Group.</li> </ul>

Item 5 – Cultural Vision	<ul style="list-style-type: none"> <li>▪ Tom Fleming to produce a final report for the next meeting with Action Plan.</li> </ul>	<ul style="list-style-type: none"> <li>▪ On Agenda for 9 July 2008.</li> </ul>
Item 6 – Turner Contemporary and Rendezvous	<ul style="list-style-type: none"> <li>▪ To advise of progress on the Development Agreement at next meeting</li> </ul>	<ul style="list-style-type: none"> <li>▪ Verbal update to be provided at 9 July 2008.</li> </ul>
Item 7 - Dreamland	<ul style="list-style-type: none"> <li>• To report the progress and establish a time table for the development at the next meeting.</li> </ul>	<ul style="list-style-type: none"> <li>▪ On Agenda for 9 July 2008.</li> </ul>
Item 9 – Strategic Review and Away Day	<ul style="list-style-type: none"> <li>▪ Officers to give further consideration to the objectives.</li> <li>▪ Write up next steps that should be taken to create a structured way forward.</li> <li>▪ Engage a facilitator to lead workshop and produce a short report on the key outcomes.</li> <li>▪ Confirm the Board Meeting on the 9<sup>th</sup> and Away Day on the 10<sup>th</sup> July.</li> </ul>	<ul style="list-style-type: none"> <li>▪ Briefing note and programme finalised.</li> <li>▪ Sue Charteris (Director of Shared Intelligence) engaged as facilitator.</li> <li>▪ Away Day booked for 9 &amp; 10 July 2008</li> </ul>

# Margate



## RENEWAL PARTNERSHIP

<b>Date:</b>	9 July 2008
<b>Item No:</b>	Item 3
<b>Item Title:</b>	A Cultural Vision for Margate : The Next 10 years
<b>Author:</b>	Sarah Wren
<b>Purpose:</b>	For decision
<b>Recommendation</b>	<p>The Board is recommended to :</p> <ol style="list-style-type: none"> <li>1. Comment on this draft of the report either following the presentation at the meeting or to <a href="mailto:sarxx.xxxx@xxxx.xxx.xx">sarxx.xxxx@xxxx.xxx.xx</a></li> <li>2. Comment on the proposed Next Steps – A Timetable For Delivery in point 4 above.</li> <li>3. Agree to establish a Cultural Working Group as a sub-group of the MRP Board to deliver the Implementation Plan back to the Board in December 2008.</li> <li>4. Support the <i>Culture: Making a Difference Seminar</i> aimed at policy makers and encourage staff and colleagues to attend.</li> <li>5. Consider the implications for the delivery of the Margate Cultural Vision and Toolkit as part of the strategic review of MRP at the Board away day on 10<sup>th</sup> July 2008.</li> </ol>

### 1. Background

- 1.1 Tom Fleming Creative Consultancy was appointed in December 07 and invited by the Margate Renewal Partnership (MRP) to describe the value of culture to Margate and create a framework and toolkit to guide culture-led regeneration.
- 1.2 Culture was defined as ...  
 “Those industries which have their origin in individual creativity, skill and talent and which have a potential for wealth and job creation through the generation and exploitation of intellectual property. This includes advertising, architecture, the art and antiques market, crafts, design, designer fashion, film and video, interactive leisure software, music, the performing arts, publishing, software and computer games, television and radio” by DCMS.
- 1.3 The rationale for the research was to create a confluence of Margate’s various cultural agendas which included: investment in the Margate’s Old Town as a ‘Creative Quarter’; realising Turner Contemporary’s potential to benefit the local cultural sector and the town; seizing opportunities to enhance cultural production and defining culture’s role in engaging Margate’s communities in regeneration and place making.
- 1.4 The project has been managed by MRP and the Margate Cultural Steering Group, chaired by Turner Contemporary, with membership that includes Arts Council England South East, TDC, SEEDA, Kent Arts Development Unit, Future Creatives (formerly Creative Partnerships), Crate, and Limbo arts organisations. The project has sought to achieve a consensus-driven approach, launched with the Open Space event in the Winter Gardens earlier this year. MRP Partners have been kept informed of progress and responsibility for delivery of the Cultural Vision for Margate lies with the Partnership and this report seeks agreement to the next steps in achieving that.

## 2. The Margate Cultural Vision and Toolkit

### 2.1 The Report is structured in two parts:

**a. A Cultural Vision For Margate: The Next Ten Years** is an aspirational Cultural Vision with an action plan that maps where Margate could be in 10 years time. The Vision is informed by an assessment of the existing cultural base and the role culture can play in Margate.

The report identifies six themes which underpin a 10 year cultural project to deliver this vision. The report identifies culture as a connector of communities, provider of confidence and an economic driver that delivers on the following agendas:

- The Old Town and Lower High Street rejuvenated, populated with creative businesses, retail and workspaces.
- A sea front with an open and generous public realm, built environment and cultural activity, which builds on Margate's innovator in the seaside experience, and showcases it to the world.
- The Town's communities empowered and engaged with the town's success through access to cultural learning, cultural experiences and the opportunities to develop new businesses and organisations.
- This Vision builds on Margate's unique seaside and cultural heritage so that by 2018 Margate will be renowned as the best seaside town in England for visual arts practice and experience.
- A unique place, an essential and pivotal part of a wider East Kent picture that derives its distinctiveness from its seaside heritage, the grass roots and organic approach to cultural sector growth and its strength in the visual arts.

**b. A Cultural Toolkit for Margate** provides the architecture for the Margate Cultural Vision through a set of delivery tools. These tools are informed by a set of cultural planning guidelines for successful culture-led regeneration in Margate. They build on the actions provided in the Cultural Vision for Margate and indicate a Year 1-2 set of deliverables. But Margate will need to move fast: not only is there national and global competition but also the agendas within Margate are developing and Partners will need to move quickly to embed culture and identify deliverables. This is a project that requires strong leadership, commitment, and a fair degree of risk.

2.2 The starting point for the research and development of a Margate Cultural Vision was questions around the value of culture vis a vis other possible investments and interventions. Culture is only one of many starting points, but placing creativity and culture at the heart of policies in education, economic development and social cohesion will diversify the economy and unlock the potential of Margate's communities.

2.3 What emerges very clearly from this work is that it is not about a choice between developing the cultural sector or not, but the importance of the interdependent relationship between culture and the successful regeneration of Margate.

## 3. A Key challenge for Margate Renewal Partnership

3.1 A challenge for Margate Renewal Partnership is to ensure that its overarching structure facilitates embedding culture into MRP priorities and work plan. Culture should be located within the future of MRP and not be an arms length consideration - it needs to run through the other agendas with which the Partnership chooses to engage including site development,

place making, tourism, housing, health and skills - this way culture and the other sectors will all benefit as result of that relationship.

- 3.2 In the longer term, the projected legacy of MRP will be an independent organisation that is able to continue the work of cultural regeneration in Margate. In the initial stages of development, because of the embryonic nature of the sector, this may be located within the MRP structure, capacity building within the sector to achieve independent status.
- 3.3 Some of the ideas considered to date are below. There are strengths and weaknesses to each and significant resource implications that will be explored in the planned Implementation Plan.
  - Cultural sector representation at all MRP meetings/sub-groups
  - Establish a separate culture group as part of the MRP structure
  - A single high-level post - Creative Producer – to oversee the delivery of the Margate Cultural Vision.
  - A cultural group or forum established by another cultural organisation, supported by MRP.
  - A cultural panel - a high level organisation that has a side-ways link to the MRP Board, able to challenge given perspectives and offer guidance, populated by figureheads/ambassadors for culture that give leadership to the sector.
- 3.4 How this is taken forward needs to be representative and rooted in the locality to have credibility.
  - How does MRP connect to the cultural sector?
  - How does MRP nurture organic growth and cultural leadership?
  - How do we achieve balancing organic growth against 'parachuting in' new skills and leadership without undermining the role of the emergent sector?
- 3.5 Within this context, the Board is requested to consider over the next two days the best way in MRP may support the growth of the cultural sector. Those views, along with those of the sector, will be incorporated into the Implementation Plan (see below) and reported back to the Board.

#### **4. A Timetable for Delivery**

- 4.1 The Cultural Vision Toolkit provides a basic delivery framework for Margate's Cultural Vision and states that the Partnership needs to forge the relationships, funding and personnel to develop an Implementation Plan. This report recommends that the Board establish a Culture Working Group as a short-term interim measure, to establish the Implementation Plan as a critical next step.
- 4.2 A key to the Implementation Plans success will be to draw together a number of different threads that include the Cultural Vision's recommendations; the review and potential restructure of MRP and cultures role in that review; the role of partners and synergy with their priorities, and an assessment of the value of work already in progress e.g. Margate public realm strategy. The implementation plan will:
  - identify roles of partners and leaders of specific components of the project,
  - resources required including posts and funding, and
  - inform the shape and form of the delivery vehicle.
- 4.3 A high level of support is sort from partners at this critical time - the ambition is to complete the Implementation Plan by December. While other agendas are developing at a sub-regional and regional level that will also require partners support, it is a direct response to Margate's unique and exceptional position that this level of focus is required at a regional and national level.

## 5. Next Steps

- 5.1 **9 July: MRP Board.** Request feedback and comments on draft and achieve agreement to establish a Culture Working group to devise the Implementation Plan. The Working Group to be chaired by an MRP Board Member.
- 5.2 **10 July: MRP Board Away Day.** As part of the MRP Strategic review and the partnership structure, Board Members are to consider the role of culture and how it is best represented as constant consideration in the delivery of the MRP objectives.
- 5.3 **July 2008 – Consultation on the Vision Document and Toolkit** including the cultural sector, local, regional and National stakeholders. The Margate Cultural Vision will be on the MRP website and on its own blog site with the opportunity for responses and comments.
- 5.4 **July/August – Culture: Making a Difference Seminar.** Engaging policymakers in the Cultural Vision and adoption of the Toolkit including representation from regeneration departments and agencies, planning, strategy, housing, health, higher education, business link and the cultural sector. The aim is to explore where culture can make a difference and inform a policy approach to be included in the Implementation Plan.
- 5.5 **August / September - Stakeholder Sign Up.** Key stakeholders will be requested to sign up to the Margate Cultural Vision and Toolkit and their logos added to the Executive Summary Document during the design process. This document will then represent a partnership agreement on a way forward. It is recognised that some partners may need to take this through a formal decision making process and the launch event date is at this stage remaining flexible to accommodate this.
- 5.6 **October/November - Launch Event – *Invitation event*** with key note speaker and a guest list including key opinion formers in cultural and arts sector; potential developers and investors, politicians, key agencies and senior public sector staff. *Open event* to include showcasing, a guide to Margate and its development opportunities, guest speakers and evening reception.
- 5.7 **December – MRP Board Meeting** - Delivery of the Implementation Plan, proposed MRP structure/delivery vehicle and resources.
- 5.8 **March 2009 – MRP Board Meeting** - First review and Progress update

## 6. Recommendations

The Margate Renewal Partnership Board is recommended to

1. Comment on this draft of the report either following the presentation at the meeting or to [xxxxx.xxxx@xxxx.xxx.xx](mailto:xxxxx.xxxx@xxxx.xxx.xx).
2. Comment on the proposed Next Steps – A Timetable For Delivery in point 4 above.
3. Agree to establish a Cultural Working Group as a sub-group of the MRP Board to deliver the Implementation Plan back to the Board in December 2008.
4. Support the *Culture: Making a Difference Seminar* aimed at policy makers and encourage staff and colleagues to attend.
5. Consider the implications for the delivery of the Margate Cultural Vision and Toolkit as part of the strategic review of MRP at the Board away day on 10<sup>th</sup> July 2008.

# Margate



## RENEWAL PARTNERSHIP

<b>Date:</b>	9 July 2008
<b>Item No:</b>	4
<b>Item Title:</b>	Dreamland Update & Presentation by the Prince's Regeneration Trust
<b>Author:</b>	Derek Harding/Nick Dermott/Doug Brown
<b>Purpose:</b>	For Information
<b>Recommendation</b>	<p>The Board is to:</p> <ul style="list-style-type: none"> <li>• Note progress on the restoration of the Scenic Railway and endorse Thanet District Council's action to monitor progress and issue an Urgent Works Notice if necessary;</li> <li>• To receive a presentation by the Prince's Regeneration Trust and support the application for a feasibility grant to Sea Change;</li> <li>• To consider the advice provided by CBRE;</li> <li>• Agree to develop proposals to deliver the link road as a first phase to progress development.</li> </ul>

### 1. Introduction

- 1.1 The following report provides an update on discussions with the landowners of Dreamland, including the restoration plans for the Scenic Railway. The report also provides some background on recent discussions with the Princes Regeneration Trust, who will present at the meeting a scoping report on the Cinema and Heritage Amusement Park. Finally, the report considers a number of options and identifies some priority actions to move the redevelopment plans forward.

### 2. Update on Landowners Plans

- 2.1 As reported at the last Board Meeting, the landowners have not made any significant progress on their plans for the site over the last 12 months as they had been in unsuccessful negotiations to sell the site. Since March this year, the landowners have 're-instructed' the consultancy team with the aim of submitting a planning application by the end of the year. The enclosed brochure provides a summary of the current plans which will be subject to change as work progresses. The concept is based on the 'Duke of York' Scheme which was favoured by the public based on the consultation in 2007.
- 2.2 The landowners outline plans propose that the site is divided into 5 development zones:
- The Gateway creating a new entrance to the site;
  - The Dreamland Music Hall – restored Cinema converted into a live music venue;
  - Dreamland Promenade – shops, cafes and restaurants (incorporating public car parking);
  - The Dreamland National Seaside Heritage Amusement Park;
  - Dreamland Village – residential units (townhouses and apartments) and local shops/facilities.

The outline plans involve approximately 125,000<sup>2</sup> ft of retail, 50,000<sup>2</sup> ft restaurants, cafes and bars, 300 car parking spaces and 861 new homes. (The current thinking for the residential component is a less dense scheme with the majority being larger family units rather than flats).

- 2.3 The landowners have stated that they are working towards a planning application for submission before the end of the year.

### **3. The Scenic Roller Coaster and Dreamland Cinema**

- 3.1 Structural Engineers representing English Heritage and the Margate Town Centre Regeneration Company (Jacobs) have both inspected the fire damaged rollercoaster and have, separately, produced reports. A consensus has been reached between the two parties as to what immediate steps need to be taken to ensure the short term structural stability of the ride.

An Urgent Works Notice under the 1990 Planning (Listed Buildings and Conservation Areas Act) has been prepared relating to fully enclosing the ride in 2.4m high 'Palisade' fencing and to stabilising the damaged parts of the ride. These works have also been costed (£45,000). However, as of 26<sup>th</sup> June, the MTCRC have begun to erect their own Palisade fencing around the Scenic Railway.

Legal advice is currently being sought by Thanet District Council with regard to the content of a proposed Repairs Notice under the 1990 Act. The Police have confirmed that the fire was caused by arson but at the time of writing details of the forensics report have not been published.

- 3.2 Dreamland Cinema – The list entry for Dreamland Cinema was upgraded from Grade II to II\* on 25<sup>th</sup> April 2008.

### **4. The Prince's Regeneration Trust**

- 4.1 Earlier in May this year, Thanet District Council Conservation Advisor, Nick Dermott facilitated a meeting with the Chief Executive, Roz Kerslake and Roland Jeffery, Project Director of the Prince's Regeneration Trust (PRT). This included a visit to the Dreamland Cinema and a tour of Margate.

PRT is part of the Prince's Trust Group of Charities and specialises in the developing and delivering of regeneration schemes for historic sites and buildings. Recent successful schemes include:

- 4.2 PRT has specific experience and expertise in finding viable solutions to challenging listed structures and seeks to target areas of high deprivation and need and therefore, expressed a strong interest in Dreamland. Following further discussions with PRT, the landowners, TDC and MRP officers agreed to commission a scoping report (jointly paid for by the Landowners and EP). The draft report is included in the papers and it has been produced in an extremely short period of time to meet the deadlines for this Board Meeting.
- 4.3 The scoping report seeks to provide a way forward on to progress proposals for the Scenic Railway and the Dreamland Cinema. The report considers the future of the listed structures and makes a series of recommendations and funding options to bring forward the restoration and regeneration of the two heritage assets. The report also proposes a potential structure for the management and ownership of the heritage components.



- 4.4 PRT will attend the Board Meeting to present their report which provides a basic phasing plan, recommends a range of additional work to develop a business plan and detailed design, and provides a breakdown of estimated costs.
- 4.5 The Scoping Report and budget has been used as a basis for an application for a feasibility grant to the DCMS Sea Change Fund. It is estimated that the next phase will cost approximately £180,000 which would include producing an outline designs and a business plan for the heritage components. Our financial contribution to the work would help move the proposals forward and give us the leverage for input and control over the plans.

## **5. Options for Progressing Development**

- 5.1 Since the last Board meeting, we have asked CBRE to provide advice on options to progress the site development. The detailed advice will be tabled at the meeting in a confidential report.
- 5.2 In summary, the Partnership has limited options to force progress. The serving of a Repairs Notice on the Scenic Railway could bring forward restoration plans but it is likely that the landowners would resist such a move and withdraw from the current joint approach of working with the Prince's Regeneration Trust. Legal advice has been sought on the extent of the curtailage of the listed structure that would be defined in the Repairs Notice. This could be argued as the whole site and would have implications if the Notice was to lead to CPO procedures.
- 5.3 A more effective approach could be to focus on bringing forward proposals for the link road which would help facilitate a number of other key developments - the Arlington development, the Seafront traffic calming proposals and the Dreamland site itself.
- 5.4 We will need to do further work on the costs and mechanism to deliver the road. It could be possible to acquire the land and construct the road then recover the up front costs through the future Section 106 contribution. The Board is asked to endorse this action and instruct officers to examine the options in more detail, commence negotiations with the landowners and develop a project plan and funding package to deliver the link road.



# Margate



## RENEWAL PARTNERSHIP

<b>Date:</b>	9 July 2008
<b>Item No:</b>	5
<b>Item Title:</b>	Sea Change (DCMS Coastal Fund)
<b>Author:</b>	Derek Harding
<b>Purpose:</b>	For Information
<b>Recommendation</b>	<p>The Board is asked:</p> <ul style="list-style-type: none"> <li>• To note the update and endorse the current priorities – Theatre Royal expansion and Dreamland as potential options for full grant applications in Wave 2 or 3;</li> <li>• To support the application for a feasibility grant for Dreamland in Wave 1 and note match funding of £75,000 to be provided by the Partnership.</li> </ul>

### 1. Introduction

- 1.1 At the last meeting, the Board received a comprehensive report on the options for a bid to the DCMS Sea Change Fund. (Sea Change is a £45 million fund over 3 years commencing in 2008). At the meeting, it was agreed that the priority projects should be the Theatre Royal and Dreamland and further work would be undertaken on both options. This report provides an update on recent discussions with CABE and next steps.

### 2. Discussions with CABE/DCMS and Update on Options

- 2.1 Cathy Page will be seconded from DCMS to take up the position as Programme Manager and starts on 4<sup>th</sup> July. There has been some preliminary dialogue with DCMS and CABE on the Margate options and the following is a summary of the advice/discussions.
- 2.2 In terms of the basic scheme criteria, Margate should be in a good position to secure a large grant. However, there are a number of issues to consider in terms that could influence the nature and timing of our submission.
- Dover has been awarded a large grant in Wave 1.
  - Hastings is likely to bid for a large grant in Wave 2.
  - Priority will be given to areas that have not received funding or projects that have been under represented in earlier rounds.
  - The Sea Change programme is likely to be extended beyond Wave 3 but there are no guarantees.
  - The Weighting criteria for assessment will take account of whether a local authority has received funding in previous rounds, but this would not automatically rule out additional grants.
- 2.3 Cathy Page is aware of our proposals for Sea Change and she has encouraged an application under Wave 1 for a feasibility grant for Dreamland and aim to submit a large grant application for the project in Wave 3. This approach is supported by SEEDA.

- 2.4 Therefore, we need to assess the risks of applying for a grant in the early rounds (e.g. for feasibility grant for Dreamland, or an open grant for the Theatre Royal) which could jeopardise a Wave 3 large grant, against the risks of one application in Wave 3.
- 2.5 CABE has advised that the LA must be clear about its priorities for Sea Change and other applications would jeopardise our chances of receiving funding for our main priorities.
- 2.6 It is unlikely that we would have made sufficient progress on either proposal before the Wave 2 large grant deadline in September 2008. We could aim for a Wave 2 submission in December 2008 under the Open Grant application pot for the Theatre Royal, if sufficiently progressed and continue to develop the feasibility and business plan for Dreamland aiming to submit in October 2009 under the large grant fund. It is recommended that we continue to work up both proposals and maintain the dialogue with SEEDA and CABE.

### **3. Dreamland Update**

- 3.1 Recently, we have commissioned, jointly with the landowners, the Prince's Regeneration Trust, to produce a scoping report and project plan which we hope will provide a coherent framework to move the project forward. The report will be presented to the MRP Board and has been used to form the basis of a feasibility grant application submitted on 30<sup>th</sup> June (attached for information).

### **4. Theatre Royal Update**

- 4.1 The current plans for the Theatre Royal expansion are highly dependent on the purchase of No 19 Hawley Square owned by Orbit South Housing. TDC has recently received a structural report and estimate for restoration on No 19 and we have developed a basic Options report for the project. We now need to re-assess the value of No 19 and negotiate with Orbit South. Again, there is a significant amount of additional work to be undertaken before we are in a position to consider a Sea Change bid.

### **5. Conclusion**

- 5.1 The Board will be kept informed on the progress of both projects and it is recommended that a further report will be brought back to the Board in September 2008 in preparation for an application under Wave 2 in December, if appropriate.
- 5.2 The Board is also asked to endorse the application for a feasibility grant for Dreamland and note the match funding contributions to be secured from the partners.

### **Appendix – Sea Change Feasibility Grant Application for Dreamland.**



## **Sea Change – Dreamland, Margate**

**June 08**

### **Feasibility Grant Proposal**

**Developing a sustainable business plan for the future of Scenic Railway and Dreamland Cinema.**

#### **A.1 The Vision for Margate**

The Margate Renewal Partnership was established in 2006 to spearhead the regeneration of Margate. The Partnership's vision is:

***'By 2015, Margate will become a dynamic, thriving and successful town. It will be a major hub and driving force of creativity and culture that excites and inspires residents and visitors alike. It will embrace and celebrate its traditions as a place of relaxation, leisure and seaside fun.'***

Margate has a rich and colourful past. It was the birth-place of the British seaside and in its heyday it was a bustling and thriving place. However, over the past 30 years or so, with changing leisure and holiday habits, Margate has witnessed rapid change.

Dreamland has played a central role in the town's economic, cultural and social development over the last century. The success of Dreamland as a major tourist attraction and its decline has left a challenging legacy. For many years, Dreamland has been part of Margate's identity and character and its closure has 'torn the heart' from the town and left a gaping hole in its once thriving seafront.

The economic impact on the town has been devastating and Margate Central and Cliftonville West contain the five most deprived SOA's in the south east of England.

#### **The Margate Renewal Framework and Implementation Plan**

The strategic priorities of the Partnership are:

- to diversify and strengthen the local economy
- To 're-balance' the housing tenure and type

Recently, we have commissioned two major pieces of work that will inform the Partnership's strategy and agenda over the next 5 – 10 years:

- The Margate Renewal Study (by Shared Intelligence)
- The Cultural Vision and Toolkit (by Tom Fleming Creative Consultancy)

## **A.2 The Project**

### **Dreamland – ‘Putting the heart back into Margate’**

Dreamland is the most important regeneration project in the MRP Programme. It will assist in delivering against the strategic priorities by creating major new cultural facility and visitor attraction in the heart of the town and provide new housing and employment opportunities for local people. At the heart of our plans, we aim to restore the Dreamland Grade II\* Cinema to a multi purpose entertainment complex and create the country’s first Heritage Seaside Amusement Park with restored listed Scenic Railway as the centre piece of this ‘living museum’.

Over the last two years, we have worked closely with the landowners and the Save Dreamland Campaign to achieve a consensus on the future of the site. In this respect, there have been three major developments:

- the public consultation by the Margate Town Centre Regeneration Company (the Landowners) in 2007 on two options for redevelopment
- the production of the District Council Heritage Amusement Park Concept Plan by Save Dreamland in 2007
- the adoption of the Dreamland Planning Brief in 2008 by Thanet District Council.

### **The Prince’s Regeneration Trust**

The Landowners are keen to move forward their plans and intend to submit a planning application within the next six months. The closure of the Cinema and Bingo Hall in late 2007 and the recent arson attack on the Scenic Railway, has galvanised efforts to bring forward plans to protect and save the site’s historic assets. The Prince’s Regeneration Trust was jointly commissioned by MRP and MTCRC to produce a scoping report that sets out a project plan and options on organisation structures to move the proposals forward (Appendix 1).

The attached scoping report proposes a two phases : Outline Feasibility and Design Development.

We are seeking Sea Change support for the outline feasibility which will move the project forward to RIBA Stage B and an outline business case with indicative costs and operational budgets.

## **B. Sea Change's Objectives and Criteria**

- Innovation and Aspiration
  - Dreamland will become a national attraction preserving and celebrating the nation's Seaside traditions and showcasing contemporary seaside innovation. It will bring old and new together in a place of fun, relaxation and creativity.
- Sustainable projects
  - We will develop robust business plan and organisational structures to deliver a viable project.
  - We will use the expertise of PRT and our consultants to adopt high environmental standards.
- Equality and Diversity
  - We will develop an audience Development Plan and produce an Equality Impact statement. The feasibility work will include an Access Audit.
- Project Management
  - We will create a project steering group involving key partners including English heritage, English Partnerships, the landowners and the Council to manage the work.
  - The Prince's Regeneration Trust will appoint a Project Director to co-ordinate the various strands of work.
- Regional Priorities and Overview
  - The redevelopment of Dreamland is a specific priority in the Council's Corporate Plan.
  - Margate is identified as a priority for investment in SEEDA's Corporate Plan.
  - The long term regeneration of the site will create employment opportunities in the most deprived area in the south east (IMD 2007).
  - The Dreamland Cinema is Grade II\* listed.
  - The proposed Heritage Amusement Park will be the only one of its kind in the Country.

## **C The Project**

- A project steering group will be established with funders and key partners
- The project involves an intensive community' planning day'
- The MRP Board will over see strategic direction and the next phase
- Subject to procurement processes, the Prince's Regeneration Trust will continue to be involved in coordinating the project.

## **D Monitoring and Evaluation**

- The MRP Programme Director will be responsible for managing the project and funding.
- The MRP Board will receive regular monitoring reports.
- Evaluation methodology will be built into Phase 2.

## **Appendices**

- **Prince's Regeneration Trust Scoping Report June 2008**
- **Margate Renewal Partnership Implementation Plan and Framework 2007/2008**
- **Margate Destination Strategy, 2006 (Locum)**
- **Margate Renewal Study, 2008 (Shared Intelligence)**
- **Dreamland Planning Brief, 2008**
- **Draft Cultural Vision & Toolkit, June 2008 (Tom Fleming Creative Consultancy)**
- **Dreamland Proposals – Margate Town Centre Regeneration Company**





## Open application grants programme: Application form

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### Your form

This application form gives us outline information about you, what you are applying for and your budget. To be eligible you must complete all the questions on the form.

Before you start to fill in this form, please read the guidance notes available

[www.cabe.org.uk/seachange](http://www.cabe.org.uk/seachange)

### Your proposal

As well as filling in this application form, you need to provide a proposal about the project you are asking the programme to support. We cannot assess your application without it. The document '*Open application grants programme: your proposal*' give details of what to include. We will assess your application using this form, your proposal, additional support information you submit and any other information we ask for. We also use our partners' knowledge.

Go to [www.cabe.org.uk/seachange](http://www.cabe.org.uk/seachange) for step-by-step information about how to apply and submit your application.

Email [seachange@cabe.org.uk](mailto:seachange@cabe.org.uk)

### This application form contains the following sections

Section A About you

Section B About your capital project

Section C Other information

Section D Budget

Section E Declaration

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# Section A

## About you

### 1 Name of Local Authority

Thanet District Council

If your application is a consortium bid, are you the lead Local Authority?

☐ Yes  
☒ XXXXNo

Name(s) of other Local Authorities involved

Name(s) of arts, cultural or other organisations involved

Margate Town Centre Regeneration Company, Thanet District Council, English Partnerships, English Heritage, SEEDA, Kent County Council, Heritage Lottery Fund, Government Office South East, Save Dreamland Campaign, The Prince's Regeneration Trust

### 2 Address

Please provide your postcode

Please also give the area code for your phone number.

Margate Media Centre

11 - 13 King Street

Margate

Full postcode

C	T	9			1	D	A
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Phone number:

Area code 01843      Main number 609337

Website address [www.margaterenewal.co.uk](http://www.margaterenewal.co.uk)

Textphone

Fax number 01843 609271

### 3 Please give the following details for the main contact person.

Name of the main contact person Derek Harding

Position Programme Director, Margate Renewal Partnership

Phone number:

Area code 01843      Main number 609337

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Email address derek.harding@thanet.gov.uk

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We will send acknowledgement of receipt of your application by email to this contact.

Textphone

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Fax number 01843 609271

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4 Please tell us if you or your main contact person has particular communication needs and what these are. (For example, 'I prefer materials in large print' or 'Our main contact person needs everything on audio CD'.)

n/a

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## Section B

### About your capital project

Your proposal will provide us with all the detail about your capital project that you want to provide. This section gives us outline detail only.

5 What is the name of the project you are applying for?  
(Please give the name or working title)

Dreamland Cinema & National Heritage Seaside Amusement Park Fesibility and Outline Business Plan

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6 Where will this project take place? please give us the address and postcode of the main site of your project. Deprivation indicators for your project will be based on this information. If you project is taking place over a wider geographic area, please tell us the main areas where the project will take place.

Full address

Dreamland, Marine Terrace

Margate

Full postcode

C	T	9				1	X	J
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7 If you are applying for a building project, please give us details (max 100 words) about issues that might effect delivery of this project. This might include legal issues such as restrictions on title, securities and covenants on properties

The major risks associated with this project relate to the lack of evidence on commercial viability and sustainability. The feasibility work will include audience development, market



11 Where relevant, do you expect the cultural programme at the venue/space to change as a result of your project? Please describe how you expect it will change programme (100 words max)

The Dreamland Amusement Park closed to the public in 2006. The Dreamland Cinema and Bingo Hall closed in late 2007. The market assessment and audience development plan will help to inform the final content and programming.

12 Do you expect the number of people using the venue/space to change as a result of your project? Please describe how it will change e.g. profile of users, number of users, seasonality of use (100 words max)

The aim is to develop a package of facilities, attractions and programmes that cater for local people, (including a schools programme) and visitors (primarily aimed at families and young people) from a broad range of socio economic and cultural backgrounds. The facilities will have broad appeal and we hope to develop an all year round attraction by linking the Dreamland Cinema experience to the 'external' Heritage Amusement Park.

It is anticipated that the combined facilities will attract over 0.5 million visitors throughout the year

### 13. Staff and volunteers

Please tell us how many permanent jobs will be created through the expanded cultural venue/space

Full time posts (35 hours per week, or more)

unknown
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Part time posts (less than 35 hours per week)

unknown
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Please tell us how many volunteer posts will be created through the expanded cultural venue/space

Volunteer posts (10 hours per week, or more)

unknown
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## Section C

### Other information

#### Regional Development Agencies

RDAs have an important role to play as one of the programme's partners and we will consult them about all applications. As part of this process we will also let them know the outcome of your application.

You must discuss your activity with your RDA before you apply.

**Please confirm that you have spoken to your RDA**

☒ Yes

☐ No: please do not apply until you have spoken to your RDA

Regional Development Agency and contact name(s) you were in contact with name(s)

Keren Jones & Stella Bellem

Advance notice: Does your Local Authority intend to apply to Sea Change for other projects? Please tell us about other cultural projects in your seaside resort or Local Authority area that you may seek funding from Sea Change in a future wave. Please note that priority will be given to Local Authorities that have not received funding through this programme before.

## Section D

### Budget

You should read carefully the 'Notes on your budget' section of the guidance notes before filling in section D: budget and refer to the relevant note whilst completing each section of the budget.

This budget should be for the total cost of the activity you are applying to do. The 'expenditure' (spending) and income for your activity should match

### Income for your activity

Grants will not be released until match funding of at least 50% (including in-kind) is confirmed in writing to CABE.

From you (Local Authority)	Confirmed	
£15,000.00	<input type="checkbox"/>	£ 15,000.00
	<input type="checkbox"/>	£
	<input type="checkbox"/>	£
Subtotal 1		£15,000.00

RDA funding Expected \_\_\_\_\_ Confirmed \_\_\_\_\_

£15,000.00	<input checked="" type="checkbox"/>	<input type="checkbox"/>	15,000.00
	<input type="checkbox"/>	<input type="checkbox"/>	£
<b>Subtotal 2</b>			£ 15,000.00

Other public funding	Expected	Confirmed	
£45,000.00 - MRP Partners (English Heritage, English Partnerships, KCC etc)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	£ 45,000.00
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	£
<b>Subtotal 3</b>			£ 45,000.00

Private funding	Expected	Confirmed	
£75,000.00 (MTCRC)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	£ 75,000.00
	<input type="checkbox"/>	<input type="checkbox"/>	£
<b>Subtotal 4</b>			£ 75,000.00

Support in kind (List the non-cash contributions of equipment, materials, time and services, and give an estimated value for each item. Make sure you include who is giving the contribution. Use this subtotal for the 'Value of support in kind' in the 'Expenditure' part overleaf.)

Source	Expected	Confirmed	
	<input type="checkbox"/>	<input type="checkbox"/>	£
	<input type="checkbox"/>	<input type="checkbox"/>	£
	<input type="checkbox"/>	<input type="checkbox"/>	£
	<input type="checkbox"/>	<input type="checkbox"/>	£
	<input type="checkbox"/>	<input type="checkbox"/>	£
	<input type="checkbox"/>	<input type="checkbox"/>	£
<b>Subtotal 1</b>			£

✓ Total income from other sources (add subtotals 1 to 5)

A £ 150,000.00

✓ Amount you would like from us

B £ 30,000.00

✓ Total income (add the total income from other sources (A) and the amount you would like from us (B))

C £ 180,000.00

## Expenditure for your activity

### Value of support in kind

(Repeat the amount from subtotal 5 for 'Income' here.)

£ 0

### Subtotal 6

### Capital expenditure

(expenditure will depend on the scale and focus of the project but may include headings including: Pre construction (including feasibility study; land or property purchase, legal fees); design and construction (including design team fees) inflation and contingency)

Conservation Management Plan	£ 18,000
Engineering advice	£ 15,000
Asbestos Survey	£ 15,000
Architects drawings	£ 68,000
Cost Consultant	£ 8,000
	£
	£
Subtotal 7	£ 124,000

### Project Management (include the costs of a project manager)

At 10% of total costs - £163k	£ 16,000
Business Plan	£ 10,000
	£
Subtotal 8	£ 26,000

### Public engagement work

Costs to implement plans to engage and consult the public	£ 10,000
Audience / visitor development	£ 20,000
Launch costs	£
	£
	£
Subtotal 9	£ 30,000

Access (costs enabling your project to be physically and intellectually accessible to everyone and/or costs enable the project to be accessible to specific groups)

£



	£
	£
Subtotal 10	£

#### Evaluation costs

	£
	£
	£
Subtotal 11	£

#### Capacity building

	£
	£
	£
Subtotal 12	£

#### Other expenditure

Closure costs	£
Fundraising costs	£
Other (please give details)	£
Irrecoverable VAT	£
Subtotal 13	£

✓ Total expenditure (add subtotals 6 to 13) D

£ 180,000

✓ Balanced budget

☒ Please tick here to confirm that your total income (C) and total expenditure (D) are the same.

---

# Section E

## Declaration

### Data protection and freedom of information

We are committed to transparency and accountability. This includes being clear about how we assess and make decisions on the Sea Change programme and how we will use your completed application form and other documents you give us. We are happy to provide you with copies of the information we hold about you, including our assessment of your application.

As a public organisation we follow the Data Protection Act 1998 and the Freedom of Information Act 2000. For further information, see details on our website at [www.cabe.org.uk](http://www.cabe.org.uk)

### Declaration

We will take your signature on this form as confirmation that you understand our obligations under the Data Protection Act 1998 and the Freedom of Information Act 2000 and that you accept that we will not be liable for any loss or damage to you pursuant to our fulfilment of our obligations under the relevant law.

✓ I confirm that I am the Local Authority Chief Executive and have the authority to sign this application. *[digital signature acceptable]*

I confirm that, as far as I know, the information in this application is true and correct.

Your signature

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Name (Use CAPITAL LETTERS)

RICHARD SAMUEL (CHIEF EXECUTIVE, THANET DISTRICT COUNCIL)

---

Day / Month / Year

Date 30 / 06 / 08

---

Go to [www.cabe.org.uk/seachange](http://www.cabe.org.uk/seachange) for step-by-step information about how to apply and submit your application. Email [seachange@cabe.org.uk](mailto:seachange@cabe.org.uk)

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# Appendix one

## Checklists

### Additional support information checklist

Depending on the scale and focus of your project, you may wish to consider submitting to us the following kinds of 'additional support information' to support your application.

Using the list below, please tick the additional support information you are sending to us and clearly label them so that it is clear to us what they are.

We may request further information as part of the assessment process.

- ☐ Equality impact assessment
- ☐ Business plan - Include a copy of your most up to date business plan
- ☐ Cashflow for the project
- ☐ CVs of key team members such as the designs team, project manager etc.
- ☐ Detailed plan of work. You can submit these in any format.
- ☐ Images
- ☐ Letters of support from partnership funders, funding commitment in-kind pledges
- ☐ Relevant architectural information. Include drawings and plans
- ☐ Risk register

### Other

☐  
☐  
☐

Other types of additional support information things that may be relevant which you may wish to submit as part of your application

- Copy of lease. Agreement to lease or development agreement
- Cost plan
- Environmental/sustainability statement
- Five-year detailed financial projections
- Marketing plan
- Masterplan
- Masterprogramme

- Sensitivity analysis on critical assumptions (a sensitivity analysis measures the impact if you change one of the key assumptions in your financial forecasts)

#### Application submission checklist

Finally, we can assess only complete applications. If your application is not complete, we will not assess it. Before you send it to us, please check the following to make sure your application is complete.

Please check the following to make sure your application is complete.

Mark with the tick symbol ✓

☐

Have you filled in the budget section of the application form and checked that your budget balances?

☐

Have you included 'Your proposal' and followed the headings we provide in the guidance notes?

☐

Have you supplied the 'Additional support information' relevant to your project outlined in the checklist above?

☐

Have you kept a copy of your application for your records?

# Beneficiary monitoring

Please note that this information is being gathered for monitoring purposes only and will not be used to assess your application.

## 1. Ethnic background of direct beneficiaries

Is your project directed at, or of particular relevance to, groups supporting people from a specific ethnic background?

☒ No

☐ Yes

If you have answered 'No' please go to question two. If you have answered 'Yes', please indicate the ethnic background of the people who will benefit from your project, ticking up to three categories.

### White

☐ British

☐ Irish

☐ Any other White background

### Mixed

☐ Mixed ethnic background

### Asian or Asian British

☐ Indian

☐ Pakistani

☐ Bangladeshi

☐ Any other Asian background

### Black or Black British

☐ Caribbean

☐ African

☐ Any other Black background

### Other ethnic background

☐ Chinese

☐ Any other

## 2. Gender

Is your project directed at, or of particular relevance to, people of a specific gender?

☒ No

☐ Yes

If 'Yes', please tick ☐ Male ☐ Female

## 3. Age

Is your project directed at, or of particular relevance to, people of a particular age group?

☒ No

☐ Yes

If 'Yes', please tick ☐ 0-24 years ☐ 25-64 years ☐ 65+ years

## 4. Disability

Is your project directed at, or of particular relevance to, disabled people?

☒ No

☐ Yes

#### 5. Faith

Is your project of particular relevance to people of a specific faith?

☒ No

☐ Yes

If 'Yes', please indicate the faith of the people who will benefit from your project  
(you may select more than one box)

☐ Christian

☐ Hindu

☐ Jewish

☐ Muslim

☐ Sikh

☐ Buddhist

☐ Other

#### 6. Sexual orientation

Is your project directed at, or of particular relevance to, lesbian, gay or bisexual people?

☒ No

☐ Yes

#### 7. People with caring responsibilities

Is your project directed at, or of particular relevance to, groups supporting people with caring responsibilities?

☒ No

☐ Yes

# Margate



## RENEWAL PARTNERSHIP

<b>Date:</b>	9 July 2008
<b>Item No:</b>	7
<b>Item Title:</b>	High Street/ M&S Update
<b>Author:</b>	Allert Riepma
<b>Purpose:</b>	For decision
<b>Recommendation</b>	The Board is asked to note the report and support the proposed comprehensive review of the scheme and production of a Planning Brief.

### 1. Background

- 1.1 The M & S site was taken to the market in the autumn of last year to commence the developer selection process. Expressions of the interest were invited by January of this year. Interest shown was encouraging with a mix of national and more regional development companies.

In January, five written expressions of interest were received and after the long list interviews, four developers were selected to be on the shortlist.

A detailed developer brief was issued to the four developers which included a cultural brief from Tom Fleming Associates putting the scheme into the wider regeneration context as well offering the developers some ideas how the M & S scheme could assist with the cultural regeneration.

### 2. Update

- 2.1 Having reviewed the brief, two of the four developers decided not to proceed at this stage. Their main concern is the general state of the property market, particularly the residential sale values. Whilst not overriding issues, some concerns were also voiced regarding the loose nature of the planning brief and the expectations (and cost implications) of a cultural contribution.
- 2.2 Following a detailed options appraisal varying from proceeding with the remaining two developers to selling the site now, it was agreed by all partners that the best way forward would be to put the selection process 'on hold' until such time the market is showing signs of improving. It was also agreed that a review of both the planning and developer brief would be beneficial particularly in light of proposals in the pipe line for Arlington, Dreamland and Rendezvous sites.
- 2.3 It is not anticipated that the selection process will recommence for at least another 12 months and it is more likely to be in the region of 2 years.
- 2.4 The partners are keen to ensure that when the market is ready the scheme will give the developers greater confidence than they have at present. Central to this is a clearer planning focus for Margate Town Centre which puts all projects in context and ensures complementarily is key to a successful regeneration of the Town. It is suggested that a review and update of Tibbalds Margate Masterplan and Locum work would form the basis for

this town-wide planning guidance. Once completed, this can then inform the specific planning guidance for the M & S site along the same lines as the Dreamland brief.

- 2.5 The planning brief for the site will further inform and update the developer brief for the site. This may include further refinements as to the mixed use nature of this scheme depending on occupier demand and developer appetite as well as partners' ambitions.
- 2.6 The former M & S building is currently occupied by the Turner Contemporary until the summer of 2009. The partners are reviewing how this space can be utilised post Turner occupation. In addition, existing floor space that is currently vacant is also being considered for a variety of uses that may help generate additional footfall into the High Street and inform the longer term approach.
- 2.7 The cultural organisations, CRATE and LIMBO, have been kept informed of the recent developments and are supportive of the current review.

### **3. Recommendation**

- 3.1 The Board is asked to note the report and support the course of action.



# Margate



## RENEWAL PARTNERSHIP

<b>Date:</b>	9 July 2008
<b>Item No:</b>	Item 9
<b>Item Title:</b>	Key Project Update
<b>Author:</b>	Derek Harding
<b>Purpose:</b>	For Decision
<b>Recommendation:</b>	The Board is asked to consider the progress reports and agree the actions required to ensure effective delivery as summarised for 'Red' and 'Amber' projects.

### 1. Report

- 1.1 The principle role of the Board is to oversee the delivery of the programme and take action on critical aspects that may undermine the overall success of the programme. To provide the Board with information in a succinct and clear fashion, we have adopted a project monitoring system that presents key information only. A coding system of Red, Amber or Green has been adopted to highlight action required by the Board.

### 2. Action

- 2.1 The Board is asked to consider the progress reports as summarised in the schedule. The following action is proposed for the Red and Amber projects.

Ref	Project	Status	Action
MRP2	High Street	Red	<ul style="list-style-type: none"> <li>Development put on hold due to concerns about scheme viability and the downturn in the economic environment</li> <li>Proposed review of site in the context of a wider town center review. Short term options post Turner Project space should be brought forward.</li> </ul>
MRP6	Rendezvous & Winter Gardens	Red	<ul style="list-style-type: none"> <li>Gleesons withdrew their interest for site development on 27 June 08. At the time of writing, it was unclear what implications this would have for Turner or the redevelopment of the Rendezvous. A verbal update will be provided at the meeting.</li> </ul>
MRP1	Dreamland	Amber	<ul style="list-style-type: none"> <li>Meetings have been held with the landowners and work has recently started to secure the Scenic Railway. The progress will be carefully monitored and an Urgent Works Notice issued if satisfactory progress is not maintained.</li> <li>Meetings have been held with the Prince's Regeneration Trust and an application to the DCMS submitted to progress feasibility work.</li> </ul>

			<ul style="list-style-type: none"> <li>Further legal and financial advice is required for the options open to the partnership to move the site plans forward.</li> </ul>
MRP3	Queens Arms Yard	<b>Amber</b>	<ul style="list-style-type: none"> <li>Meetings have been held with Orbit Housing, who are positioning themselves to take over the developer role.</li> <li>Cattell Skinner have produced a revised design of the scheme to attempt to comply with Orbit's specifications.</li> <li>There are concerns still over the timescale of the build, which will not be completed and therefore will not achieve outputs this calendar year, which may jeopardize ERDF funding.</li> <li>Discussions have been held between TDC and ERDF to discuss the future of the project.</li> <li>Surveys have been organised to prepare the area for construction.</li> <li>MRP to make a decision by the end of July 08 of whether to proceed with its involvement in QAY or withdraw remaining funds to re-allocate elsewhere.</li> </ul>
MRP18	Parking, Access & Movement	<b>Amber</b>	<ul style="list-style-type: none"> <li>Meetings have been held to develop an Action Plan prioritising workshops with residents and traders in the Old Town area of Margate and trialling pedestrianisation of the Lower High Street, as well as other projects.</li> <li>The Rendezvous car park is due to close in September 2008 for construction of the Turner.</li> <li>It is essential that progress is maintained and the Board should seek regular updates from the working group.</li> <li>See Board Report and Action Plan for details.</li> </ul>
MRP10	Lower High St (Works)	<b>Amber</b>	<ul style="list-style-type: none"> <li>Works have overrun by about 12 weeks causing disruption to traders. Scheduled now to complete in mid July.</li> </ul>
MRP17	Lower High St (Pedestrianisation)	<b>Amber</b>	<ul style="list-style-type: none"> <li>A petition has been submitted to the Council in favour of pedestrianisation.</li> <li>The PAM Draft Action Plan has prioritized temporary pedestrianisation to evaluate the effect on footfall and economic activity in the Lower High Street. A timetable and project plan should be produced as a matter of urgency to progress this project.</li> </ul>
MRP14	Public Realm Programme	<b>Amber</b>	<ul style="list-style-type: none"> <li>The creative element of the brief has been agreed and additional resources secured through KCC. Project has been very successfully progressed with artistic input.</li> <li>Delivery of the final study has been delayed slightly in order to incorporate meaningful creative input, but this has resulted in a much richer, deeper and more relevant piece of work. It is essential that there are no further delays due to the need to deliver significant public realm improvements before Turner opening in 2010. A detailed programme and funding plan should be presented to the Board in September.</li> </ul>

# Progress Report

## July 2008

### **Vision Statement**

*By 2015, Margate will become a dynamic, thriving and successful town. It will be a major hub and driving force of creativity and culture that excites and inspires residents and visitors alike. It will embrace and celebrate its traditions as a place of relaxation, leisure and seaside fun.*

### **The Implementation Plan 2007/08**

The MRP Implementation Plan identifies the priority activity for the next three years. The projects have been adopted from the Margate Futures Action Plan (produced by BBP for MRP in 2005) and Thanet Council's Neighbourhood Renewal Area Strategy (2004). Projects are grouped around the following core themes:

#### **Unlocking the Potential**

*Bringing forward the development of key town-centre sites and buildings.*

#### **Housing Renewal**

*Investing to improve housing stock to provide quality homes.*

#### **Cleaner, Safer, Greener**

*Reducing crime, building community cohesion and improving the environment.*

#### **Traffic, Movement and Access**

*Improving vehicular and pedestrian circulation and increasing connectivity.*

## Progress - July 2008

<b>Key</b>		<b>GREEN</b>	= Progress is progressing to time-scale. Funding is secured
		<b>AMBER</b>	= Project is progressing but some difficulties have been encountered/ Action Plan in place to rectify problems.
		<b>RED</b>	= Project has been delayed and/or funding and investment is at risk.

Project Ref/ Status	Project Title	Project Owner	Project Description	Key Update information	Total Project Funding
<b>UNLOCKING THE POTENTIAL</b>					
MRP1 <b>AMBER</b>	Dreamland	English Partnerships	To deliver a viable and deliverable masterplan for the existing Dreamland site (including Arlington House, Square, Car Park and Marine Terrace Frontage). 20 Acre site in the heart of the town. Mixed use scheme involving visitor attraction, residential and mallng retail	<ul style="list-style-type: none"> <li>- Work on the Dreamland site is ongoing and has included negotiations with landowners. Work is currently focused on repairing the Scenic Railway and working with the Prince's Regeneration Trust on proposals to take forward the historic assets.</li> <li>- There has been slow progress on the repairs to the Scenic Railway and the Council has served an Urgent Works Notice.</li> </ul>	£50k (2007/08)
MRP1A <b>GREEN</b>	Arlington	Thanet District Council	Refurbishment of tower block and redevelopment of shopping precinct and car park site for mixed use scheme.	<ul style="list-style-type: none"> <li>- Arlington planning brief is currently in a period of consultation, to be formally adopted later in Autumn 2008.</li> </ul>	
MRP2 <b>RED</b>	High Street	Thanet District Council	Redevelopment of a key town centre site. SEEDA & TDC have acquired a former M&S and surrounding land in Margate Town Centre for redevelopment into a mixed-use scheme for offices, retail	<ul style="list-style-type: none"> <li>- Following the selection of the developer shortlist for the scheme earlier this year, two of the four developers have decided not to proceed mainly due to the current market conditions, in particular the residential market. As a result the partners have reviewed the selection process. It has been decided to put the process on hold whilst reviewing the developer and planning brief for the scheme. In the coming months the partners will review the purpose of the scheme within the wider regeneration plans for Margate Town Centre.</li> </ul>	£6.5m

				and residential. 40,000 sqft retail – 60 – 70 residential units.	<ul style="list-style-type: none"><li>- It is proposed that Thanet District Council review the wider planning strategy for the Town Centre, building on the Tibbalds report and the Locum work. This will then inform and update a revised planning brief for the M &amp; S scheme and will provide future developers greater confidence. It is not anticipated that the selection process will recommence for at least another 12 months when the market will be reviewed.</li></ul>	
MRP3 AMBER	Queens Arms Yard	Thanet District Council	The development of a key Old Town site for residential and ground floor "affordable" artists' studio space and residential. 24 apartments and 10 studio spaces.	<ul style="list-style-type: none"><li>- Redevelopment of partially derelict and underused Old Town site. The scheme will include residential and address a key "gateway" into the Old Town.</li></ul>	<ul style="list-style-type: none"><li>- Currently working very closely with Orbit Housing to identify their detailed specifications which the architects are including into the design. The Quantity Surveyor has specified site and ground condition surveys which are currently being carried out so that he can draw up a fully detailed specification for tendering by contractors.</li><li>- This detailed spec will also be used to identify the expected detailed costs of the development so that Orbit can make its application for Housing Corporation grant. The QS has also drawn up a time plan for the development leading to a start on site in late 2008 - GOSE are aware of this and have informally indicated support for the process.</li></ul>	Approx £2.5m
MRP4 GREEN	Fort Road	Thanet District Council	<ul style="list-style-type: none"><li>- Redevelopment of partially derelict and underused Old Town site. The scheme will include residential and address a key "gateway" into the Old Town.</li></ul>	<ul style="list-style-type: none"><li>- Pre-application discussion taking place with owners of the Arcadian site and their architects re. a new build residential development. Needs to be considered in the context of proposals for the Rendezvous site and Fort Hotel site to ensure each scheme complements the other.</li><li>- There are draft schemes for both these sites. Viability studies on the Fort Hotel site indicate development to be marginal in terms of profitability. A brief is to be prepared to ensure that the developments in this area tie together.</li><li>- Section 215 notices have been issued to the owners of Fort Hotel and the Arcadian and owners have 6 months to respond from the date of issue.</li></ul>	<ul style="list-style-type: none"><li>-</li></ul>	Private Sector (no public funding)
MRP5 GREEN	Turner Contemporary	Turner Contemporary	To build a new gallery celebrating JMW Turner's links with Margate including exhibition gallery space, education space, cafe and administration areas.	<ul style="list-style-type: none"><li>- RIBA Stage F has been achieved. Now working towards Stages G, H &amp; I which should be achieved by October 08</li><li>- 6 contractors have been short-listed and will be expected to be on site by early October 08.</li><li>- Transport Assessment and Travel Plan completed.</li><li>- Section 106 agreed between TDC and KCC and formal planning permission has been granted.</li><li>- A BREEAM bespoke assessment is being undertaken – are aiming for 'excellent'.</li><li>- Turner Contemporary Operating Trust to be operational by April 09.</li><li>- Marketing is a high priority and exhibitions and workshops are continuing to be well attended.</li></ul>		£17.4m

MRP6 <b>RED</b>	Rendezvous & Winter Gardens	Kent County Council	The aim of this project is to develop the remainder of the Rendezvous site within the same timescale as the gallery and in conjunction with the Winter Gardens for mixed-use scheme.	<ul style="list-style-type: none"> <li>- Gleasons have announced within the last week due to withdrawn from the project due to company trading positions.</li> <li>- Consultation process was being agreed to engage stakeholders and members of the public. Development was to involve a residential crescent, a hotel and commercial space.</li> <li>- The scheme was to provide independent access to the eastern end of the Rendezvous site to limit the amount of traffic accessing the site at the current site entrance.</li> <li>- The implications for the scheme are not yet clear and KCC/TDC will be considering a range of options to bring the scheme forward.</li> <li>- We're also talking to the Margate Yacht Club and the RNLI about their positions within the scheme.</li> </ul>	£30k
MRP7 <b>GREEN</b>	Royal Seabathing	Thanet District Council	Return of vacant enclosed brownfield sites to beneficial use by private developer. Major residential scheme part refurbishment of listed building and part new build at Sea Bathing.	<ul style="list-style-type: none"> <li>- Permissions are subject to the resolution of section 106 agreements relating to developer contributions and highway works.</li> </ul>	Private Sector
MRP8 <b>GREEN</b>	Lido	Thanet District Council	Mixed-use scheme for residential, leisure, hotel and retail. Pre application scheme involves 450 – 500 residential units and 200 bed hotel.	<ul style="list-style-type: none"> <li>- EIA Scoping report submitted by Jacobs acting as consultants for Paigle Properties. Revised drawings also submitted for informal comment. Scheme comprises 442 flats (mix of bedsits, 1 and 2 bed flats), a 159 bedroom hotel casino and covered leisure pool on the site of the old Lido pool. A scoping response will be sent to the applicants by the start of July, comments have already been made upon the proposed scheme, criticizing the mix and density.</li> </ul>	Private Sector
<b>CLEANER, SAFER, GREENER</b>					
MRP9 <b>GREEN</b>	Cecil Square	Thanet District Council	Redesign of Cecil Square to allow for greater access by pedestrians and to recreate this space as the heart of the town centre.	<ul style="list-style-type: none"> <li>- Sketch plans for this space are being developed by TDC, and fed into the Public Realm strategy work by Jacobs.</li> </ul>	To be secured
MRP10 <b>AMBER</b>	Lower High Street	Thanet District Council	Improvement of footway and carriageway surfaces including street furniture and planting for Lower High Street from New Street to the Parade, Market Street, and Lombard Street.	<ul style="list-style-type: none"> <li>- Works scheduled for completion by the end of July 08.</li> </ul>	£425,000



MRP11 <b>GREEN</b>	Delivering the Creative Quarter	Thanet District Council	A package of works to establish a creative and cultural centre in Margate including support for creation of workspace and public realm improvements.	<ul style="list-style-type: none"> <li>- All projects going well, within timeframe, other than QAY which has the tacit approval of GOSE at this stage.</li> <li>- Harbour Arm successfully launched on 24 May.</li> <li>- CCTV/Lighting scheme completed.</li> <li>- Parade nearing completion – works to begin on Duke Street in October 08.</li> <li>- Children's Play equipment manufacturer selected and consultation to begin in July 08.</li> <li>- Intensive marketing of Signage trail for summer completed.</li> </ul>	£2m
MRP12 <b>GREEN</b>	Margate Harbour Arm	Kent County Council	To bring Margate Pier back into the public realm of Margate Old Town and the re-use of the Pier buildings for arts space, care/restaurants and retail units.	<ul style="list-style-type: none"> <li>- Lighting scheme completed for safety and decorative lighting.</li> <li>- Margate Harbour Arm Ltd established and the opening to the public of the Harbour Arm launched on the weekend of 24 May.</li> <li>- IOTA successfully launched on same weekend.</li> <li>- Work continuing on interiors of units prior to letting.</li> </ul>	£150,000
MRP13 <b>GREEN</b>	Safer, Stronger Communities Fund	Thanet District Council	To improve the quality of life for the people of the two wards of Cliftonville West and Margate Central. This will be achieved through: 1) Safer communities, 2) access to better public services, 3) stronger communities and 4) cleaner, safer and greener public spaces	<ul style="list-style-type: none"> <li>- 2008/10 revenue funding allocated to key community cohesion posts/schemes, including PCSO Open Spaces, Domestic Abuse Outreach worker, Cliftonville Partnership Co-ordinator, Margate Town Partnership Co-ordinator, Community Cohesion and Youth workers, posts at St. Paul's Community Centre, Part-time Mencap worker, EU Migrant Consultancy – drop-in service 2 days per week informing on employment, health, education etc.</li> <li>- Project Engage – mapping exercise of youth provision.</li> <li>- PCSO Hartsdown School – pro-active work with youths and families.</li> <li>- CASEKent – 1.5 officers to deliver support and development advice to VCS.</li> <li>- Anti-Social Behaviour Officer – to address worst cases of ASB.</li> <li>- Tactical Group Funding – funds for interventions by Thanet Community Safety Partnership.</li> <li>- Successful 2-day 'Green Fayre' event held in May. 1500 school children attended this solar-powered circus in Dane Park, providing an education on energy efficiency issues. Approximately 2,000 community members attended the following day.</li> </ul>	£3.7m
MRP14 <b>AMBER</b>	Public Realm Programme	Kent County Council	To commission and produce a Margate Public Realm Implementation Plan that establishes a strategic framework and opportunities for practical applications for delivering some high quality spaces and public art interventions.	<ul style="list-style-type: none"> <li>- Collaboration with artists to verify stage two brief now complete. Brief to be refined by Jacobs, identifying major projects, based upon the seafront from the station to Turner and Cecil Square, also to include proposals for quick fix schemes in advance of major projects. Proposals to tie in with schemes to be prepared for highway alterations to improve pedestrian permeability.</li> <li>- Draft report by Creative Advisory Group completed. Final format to be completed by next week, to feed into Stage 2 of PRS. Concept designs to be drawn up in Autumn 08.</li> </ul>	£50,000

HOUSING RENEWAL				
MRP15 <div>GREEN</div>	Housing Renewal	Thanet District Council	A 4-phased housing renewal programme for Cliftonville West and Margate Central to increase confidence and improve the quality of life of both residents and businesses.	<div><ul style="list-style-type: none"><li>- £503k spend to date on 302 housing renewal grants, generating £240k of home owner contributions. £193k spent on environmental projects.</li><li>- £1m plus spent on heating and insulation grants (Thanet-wide).</li><li>- TDC received £4m over 3 years RHB funds for energy efficiency and reducing fuel poverty Thanet-wide. Partnership Agreements, EU tender documents being progressed.</li><li>- New Housing Improvement Officer post working specifically in Margate Central and Cliftonville West.</li><li>- Emergency closure of 30-bed HMO (House of Multiple Occupancy) in Cliftonville West.</li><li>- On-going progress with RSLs regarding opportunities for various sites for social housing.</li></ul></div> <div>TDC £1m over 5 years  RHB £1m 07/08 only</div>
TRAFFIC, MOVEMENT AND ACCESS				
MRP16 <div>GREEN</div>	De-dualling Fort Hill	Kent County Council	Narrowing of the vehicular carriageway to increase the connectivity between the Turner Contemporary and Rendezvous site to the Old Town.	<div><ul style="list-style-type: none"><li>- The Fort Hill road scheme has been approved and consulted upon, and work started on April 7. It includes the de-dualling of Fort Hill, the narrowing of King St to a single lane, the provision of a new seating area at the Parade (in front of the Harbour café) and the resurfacing of the pedestrian route along the harbour front to the Droit House. The work, including site checks, is expected to be completed by Mid September. Land released on the seaward side of the new carriageway at the top of Fort Hill will be remediated until its final use is determined.</li></ul></div> <div>£0.5m</div>
MRP17 <div>AMBER</div>	Lower High Street (Pedestrianisation)	Thanet District Council	Closure to vehicular traffic	<div><ul style="list-style-type: none"><li>- The PAM group have met to discuss pedestrianisation as well as other traffic-related priorities for the future.</li><li>- The need to trial temporary pedestrianisation in the lower High Street in Margate is reflected as a matter of urgency in the PAM Draft Action Plan.</li></ul></div> <div>Agreed in principle by KCC</div>
MRP18 <div>AMBER</div>	Parking, Movement & Access Plan	Kent County Council and Thanet District Council	Completion of traffic study for Margate (following on from Margate Masterplan) and Parking, Access and Movement Strategy.	<div><ul style="list-style-type: none"><li>- A working group has been established, which has had meetings and produced a draft Action plan to document the strands of activity in Margate and to establish lead officers to progress projects.</li><li>- Resources have been found from KCC and TDC for some design/feasibility activities</li><li>- Links to the PRS Group have been viewed as critical, as is the need to balance form and function, as well as ensuring there are no gaps for issues to fall into.</li></ul></div> <div>£50,000</div>



# Margate



## RENEWAL PARTNERSHIP

<b>Date:</b>	9 July 2008
<b>Item No:</b>	10
<b>Item Title:</b>	Programme Director's Report
<b>Author:</b>	Derek Harding
<b>Purpose:</b>	For Information
<b>Recommendation</b>	To note

### 1. Introduction

- 1.1 The following report provides Board members with an overview on programme activity and wider policy and contextual developments not covered elsewhere on this agenda.

### 2. Policy & Strategic Developments

- 2.1 The Government has recently published its third response to the Coastal Towns Select Committee which included the report produced by Professor Steve Fothergill. It reviews the evidence base and existing research on Coastal towns and identifies gaps that need to be filled by new research.

The report argues that coastal towns are not a coherent category and that the focus should be on seaside towns (or resorts). The report concludes that there is substantial variation in socio-economic conditions between seaside towns but the evidence base is patchy.

Professor Fothergill has been asked to undertake a bench making study on seaside towns. This work is now with the CLG.

- 2.2 The Government's Cross Departmental working group has met in February and includes representation from other government departments, Government officers and SEEDA representing the RDA's. The group will next meet in July to consider Professor Fothergill's recent work. We will feed into this group through a policy round table discussion on 4 July organised by Shared Intelligence. We also anticipate that the Margate Renewal Study will be considered by the group at its July meeting.
- 2.3 The first RDA Network took place on 28 June in Brighton. This group led by SEEDA has been established to share learning and practice on coastal towns. The group will meet quarterly and will establish sub groups around specific themes. The next meeting will be held in Skegness in the Autumn.
- 2.4 Working Neighbourhoods fund - With partners Thanet District Council is currently carrying out a mapping/audit exercise to gain a better understanding of the level of skills and worklessness in Thanet, what programmes/interventions are being delivered to tackle this and the take up of those. This will provide evidence of those wards that are most in need. The Council is currently preparing a strategic framework and action plan to be presented to TDC Cabinet on 7<sup>th</sup> August 2008. This will identify resources and ensure provision is more attuned to the local needs of residents and employers.

- 2.5 The Coastal South East Framework is now available on the SEEDA website via [www.seeda.co.uk/Publications/Strategy/](http://www.seeda.co.uk/Publications/Strategy/). The document has been developed following wide consultation with partners in the region, and this has fed into the Regional Economic Strategy and SEEDA's Corporate Plan. It is understood that the document will be launched later in the year.
- 2.6 East Kent LSP has been established and appointed consultants Experian to produce the Sustainable Community strategy covering all East Kent districts. The aim is to adopt the strategy by December.

### **3. Update on Local Developments**

- 3.1 The Old Town CCTV is now operational and the Council is implementing phase 2 of the lighting scheme to extend the improved lighting to adjoining roads. There is a significant amount of building and renovation activity but there appear to be limited signs of sales or lettings. Footfall continues to be relatively low, particularly in the Lower high Street and many shops operate with limited opening hours.
- 3.2 The 'Shell Ladies' have made several appearances in the Old Town over the last 3 months and the 'Shell Ladies' trail will be promoted over the summer. The main sculpture is under production and will be installed at the end of the Harbour Arm in September. The project continues to generate national and local media interest.
- 3.3 The Harbour Arm was reopened to the public on 24<sup>th</sup> & 25<sup>th</sup> May to mark the completion of the restoration of the units, new lighting scheme and the opening of Gallery IOTA, managed by Isle of Thanet Arts. The new facilities will include restaurants/café's, retail units and the IOTA arts element occupying over 50% of the space for the new gallery and six artists studios.
- 3.4 The improvement works to the Parade have been completed creating an extension to the piazza for tables and chairs of the bars and cafes. This has been very popular with traders and the public. The Lower High Street pavement improvement works have overrun significantly due to unforeseen complications and caused major disruption for traders. The works should be complete by the middle of July.
- 3.5 The first exhibition in the Turner Project space attracted 11,894 visitors over three months. A new exhibition entitled 'On the Threshold of a Dream' by Zoe Walker and Neil Bromwich opened on 13 June and will run until 14 September. For further information on Turner events and exhibitions visit [www.turnercontemporary.org](http://www.turnercontemporary.org)

### **4. Publicity, Communications and Events**

- 4.1 National Media interest appears to be increasing and included a recent article in Property Week of 30 May 2008 and we expect a further article in July on the Old Town and cultural led regeneration. Local media attention has focussed on the future of Dreamland and recently on the involvement of the Prince's Regeneration Trust.
- 4.2 The fifth Margate Renewal resident's newsletter will be distributed in July to all households in the two wards. In addition, the second 'This Is Margate' post card will be distributed in July to national developers, agents and external journalists as part of the on-going campaign to raise Margate's profile. We are also working with the Coastal Kent team (part of Visit Kent and supported by the East Kent Districts), on an initiative to change perceptions and improve the profile of the Kent coast. The intention is to appoint consultants to engage key stakeholders in developing a campaign that will promote the key messages targeted at local and external audiences. It is essential that Margate is involved and our own promotional work forms part

of the wider East Kent initiative . This will have a wider impact through a concerted and co-ordinated campaign and present Margate as part of a regional package.

- 4.3 We have submitted a bid to BURA for a regeneration Best Practice award for the partnership working in the Old Town. In addition, we are supporting a bid by TDC and KCC for a Beacon status for delivering economic improvements again focussed on the improvement in the Old Town and the eastern Seafront area.
- 4.3 Finally, Margate will host a number of major events of the summer period. This commenced with the Council's Big Event on 15 & 16 June which attracted over 50,000 people to a weekend of free entertainment and fun including aerobatic displays on both days. Other events include the annual Margate Town Partnership Big Sky Jazz Festival commencing on 25 July. The main weekend of the Jazz Festival coincides with Thanet Pride on 26 July and continues throughout the week. The Margate Carnival takes place on 3<sup>rd</sup> August. Further details of the events can be found at [www.margatetownpartnership.org.uk](http://www.margatetownpartnership.org.uk) and [www.visitthanet.co.uk](http://www.visitthanet.co.uk)

**Appendix/Enclosures:**

- **Big Sky Jazz Festival leaflet**
- **Press Cuttings**
- **Photos of Margate Harbour Arm Opening**

