

LONDON BOROUGH OF TOWER HAMLETS

MINUTES OF THE TOWER HAMLETS SELF-BUILD FORUM

HELD AT 18:00PM ON TUESDAY, 12 DECEMBER 2017

**COUNCIL CHAMBER, 1ST FLOOR, TOWN HALL, 5 CLOVE CRESCENT,
LONDON E14 2BG.**

Members Present:

Councillor Sirajul Islam (Member) (Statutory Deputy Mayor and Cabinet Member for Housing)

Officers Present:

Kevin Crilly – (Planning Officer, Place)
Robin Sager – (Regeneration Schemes Co-ordinator)
Tom Scholes-Fogg – (Housing Policy Officer)
Alison Thomas – (Head of Housing Strategy, Partnerships and Affordable Housing, Place)

1. WELCOME AND INTRODUCTIONS

Introductions were made. Councillor Blake sent her apologies.

2. MINUTES OF THE LAST MEETING

The minutes of the last meeting were agreed.

3. FEEDBACK FROM TOWER HAMLETS SELF BUILD ASSOCIATION

Rodney Barrett updated the Forum and advised that a website for THSBA was now live – www.THSBA.co.uk. He stated the THSBA was forming into a Community land Trust (CLT).

4. FEEDBACK FROM SAM VAN ROOD

Sam Van Rood advised that he was working with the Tenants and Residents Association with regards to developing on Patriot Square. He stated he had been talking to residents and listening to their concerns, as well as addressing issues such as cycle share schemes.

5. LBTH PRESENTATION: SITE UPDATES, VALUATIONS, SITE DISPOSAL AND EXPRESSIONS OF INTEREST

Alison Thomas, Head of Housing Strategy, Partnerships and Affordable Housing, LB Tower Hamlets delivered a presentation on the three pilot sites. Alison then went through the timetable and advised any members of the Self Build Forum who had a preference for self-build on any of the pilot sites to email Tom Scholes-Fogg before 12PM on 12th January 2018.

6. DISCUSSION ON NEXT STEPS

Following the delivery of the presentation by Alison Thomas, the Forum then held a discussion on the next steps. One member of the Forum asked about the re-valuation and supplementary planning guidance, as based on the presentation the site would be sold at the existing use price. Alison Thomas stated the council had received advice from viability relating to the price.

Ms Thomas then explained the process for self-build to the new attendees at the Forum, and how the sites were identified. The Forum heard that they could continue to send details of plots of land for consideration to the council via Tom Scholes-Fogg, particularly plots of land which appear to be underused.

The Forum heard that the original pilot sites identified for a co-housing project is in an opportunity area, where it would not make sense to put the sites forward if the GLA want to support a wholesale regeneration of the area that could lead to the demolition of the any buildings in the future.

Another member of the Forum asked whether the land valuation reports could be made public, so that members could examine how the land was valued.

One Forum member advised people to look at the Hounslow Council document and how that Borough disposed of land without planning permission. The member also advised people to consider the size of land.

Robin Sager, Regeneration Schemes Coordinator, LB Tower Hamlets, advised on the steps of publicly consulting the residents around the pilot plots, and advised of the importance of the council consulting residents first, rather than allowing them to hear it on the 'grapevine'. Mr Sager stated that the Council usually held an initial two consultation events; one which is in the late afternoon or evening, and one which is on a Saturday morning to lunchtime.

One Forum member asked about conflict of interest, if one of the Forum attendees was also a resident. Should such a conflict arise, Officers would seek guidance. The member then asked whether money generated from self-build could be re-invested into a particular community.

An attendee asked about the TH Self-Build Association meeting with the TH Development Sub-Committee. It was agreed that such a meeting would be facilitated.

Attendees asked for a copy of the data on who is on the self-build register, the key statistics relating to what people are looking for and a breakdown on how much money people have to spend. It was agreed that this would be provided for the next meeting.

7. ANY OTHER BUSINESS

It was agreed that subject to Councillor Blake and Islam's approval, a meeting would be held in February 2018 and subject to officer approval the following reports would be presented:

- Breakdown on self-build register statistics.
- Valuation paper on the pilot sites.
- Eligibility for the self-build pilot sites.
- Draft paper on workshops for self-build attendees, including how the council can assist those on the register.

The meeting ended AT 19:20PM

Chair,
Tower Hamlets Self-Build Forum