

Item No:	Classification: OPEN	Date: 26 June 2013	Meeting Name: Cabinet
Report Title:		Call-in: Gateway to Peckham – Public Square and Station Regeneration (Cabinet 16 April 2013)	
Ward(s) or Group affected:		The Lane	
From:		Overview & Scrutiny Committee	

RECOMMENDATIONS

The Overview & Scrutiny Committee agreed not to refer the decision back to the cabinet, but made the following additional recommendations:

1. That the cabinet should investigate models of partnership arrangements which are as dynamic as possible while involving the widest range of stakeholders and community groups.
2. That the cabinet clarifies as soon as possible the extent of the area in which the acquisition of all interests is required.
3. That the cabinet member and officers ensure that the outcomes of involvement activities for this project are recorded, especially those with partners, alongside logistical information on the number of meetings and consultation documents distributed and stakeholders consulted, to ensure meaningful and measurable engagement.

BACKGROUND INFORMATION

4. On 16 April 2013 the Cabinet considered a report setting out how to progress plans for the new Peckham Rye Station Square project.
5. The Cabinet agreed:
 - That the progress made to date be noted.
 - That officers be instructed to commence negotiation with all interested parties in the area.
 - That the director of regeneration be authorised:
 - a) To approve the detailed provisions and requirements of a business engagement package in consultation with the cabinet members for regeneration and corporate strategy and communities and economic wellbeing.
 - b) To prepare and report back to cabinet at the earliest opportunity on a land information and assembly strategy, which would include:

- i. Continued engagement and negotiations to acquire all interests and approve agreements with landowners of land within the area shown in Appendix 1 of the report
- ii. Undertake referencing and/or obtain further information using requisitions under the Acquisition of Land Act 1981
- iii. Amend the boundaries of the areas edged in bold and shown in Appendix 1 of the report should it be required
- iv. Enter into agreement with Network Rail for the Gateway to Peckham project

REASONS FOR CALL-IN

6. On 24 April 2013 the Chair of Overview & Scrutiny Committee (Councillor Cathy Bowman) and four members of the committee (Councillors Toby Eckersley, David Hubber, David Noakes and Paul Noblet) requested a call-in of the decisions on the following grounds:
 - Failure to maintain the link between strategy and implementation - the scheme that officers discussed with Peckham Vision stakeholders differed significantly from the scheme presented in the report. Specifically, stakeholders claimed that the area for development outlined in the report was not the same as the one that had been discussed with officers.
 - Due consultation and the taking of professional advice from officers - Peckham Vision representatives gave evidence at Cabinet that they had had "18 months of unsatisfactory" meetings with officers. The Director of Regeneration (Steve Platts) acknowledged that there were problems with the report, apologising "for some of the language".

CALL-IN MEETING

7. The committee considered the call-in at its meeting on 7 May 2013. It received evidence from Councillor Fiona Colley, Cabinet Member for Regeneration and Corporate Strategy, Steve Platts, Director of Regeneration, and representatives of Peckham Vision.

BACKGROUND DOCUMENTS

Background Papers	Held at	Contact
Report to Cabinet 16 April 2013	160 Tooley Street London SE1 2TZ	Paula Thornton Constitutional Team 020 7525 4395

APPENDICES
None.

Audit Trail

Lead Officer	Shelley Burke, Head of Overview & Scrutiny	
Report Author	Peter Roberts, Scrutiny Project Manager	
Version	Final	
Dated	8 May 2013	
Key Decision?	No	
CONSULTATION WITH OTHER OFFICERS / DIRECTORATES / EXECUTIVE MEMBER		
Officer Title	Comments Sought	Comments included
Director of Legal Services	yes	yes