

# Perry Barr Regeneration Scheme

Commonwealth Games, Culture & Physical  
Activity O&S Committee

2<sup>nd</sup> September 2020

# Site context

The scheme will deliver a key part of the wider regeneration of the Perry Barr area.

There are a number of other schemes being undertaken in the area which will contribute to achieving the vision:

1. The Alexander Stadium is being redeveloped to provide the primary venue for the Birmingham 2022 Commonwealth Games;
2. The A34 Highway, along the Aldridge Road, is being reconfigured to improve connectivity in the area;
3. The Perry Barr Rail Station is being redeveloped to provide an inviting gateway to the area.

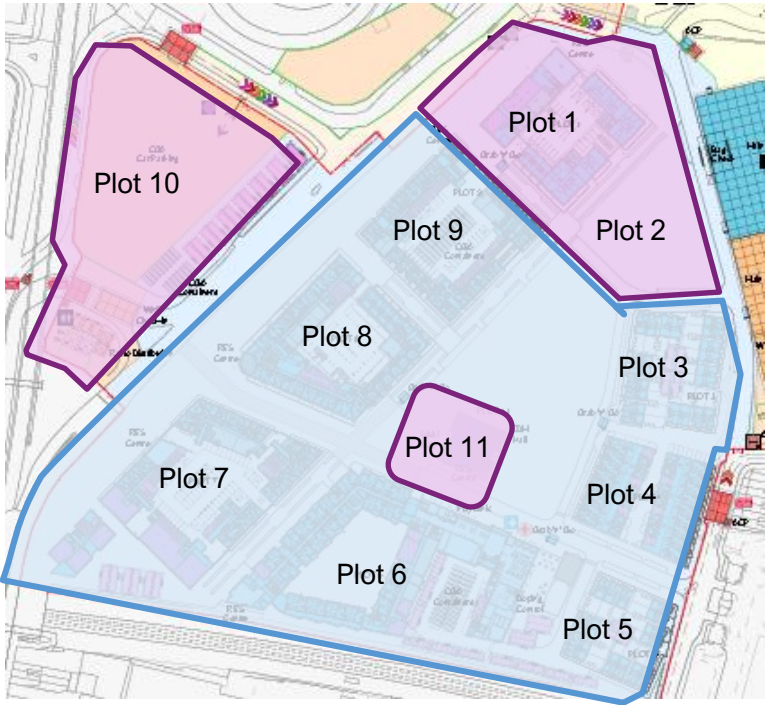


# Perry Barr Residential Scheme – Phase 1

Phase	Plot	Property Type	Residential Units	Commercial Units	Contractor
Phase 1a	Plot 3, 4 & 5	Townhouse	58	-	TBC
	Plot 6	Apartment	268	1	Kier
	Plot 7	Apartment	270	3	Vinci
	Plot 8	Apartment	217	-	Wilmott Dixon
	Plot 9	Apartment	213	-	Wilmott Dixon
Phase 1b	Plot 1	Apartment	125	3	TBC
	Plot 2	Townhouse	18	-	TBC
	Plot 10	Apartment	209	-	TBC
	Plot 11	Apartment	36	2	TBC
Total			1,414	9	

Note:

- Current authority/budget is to develop Plots 3-9 only.



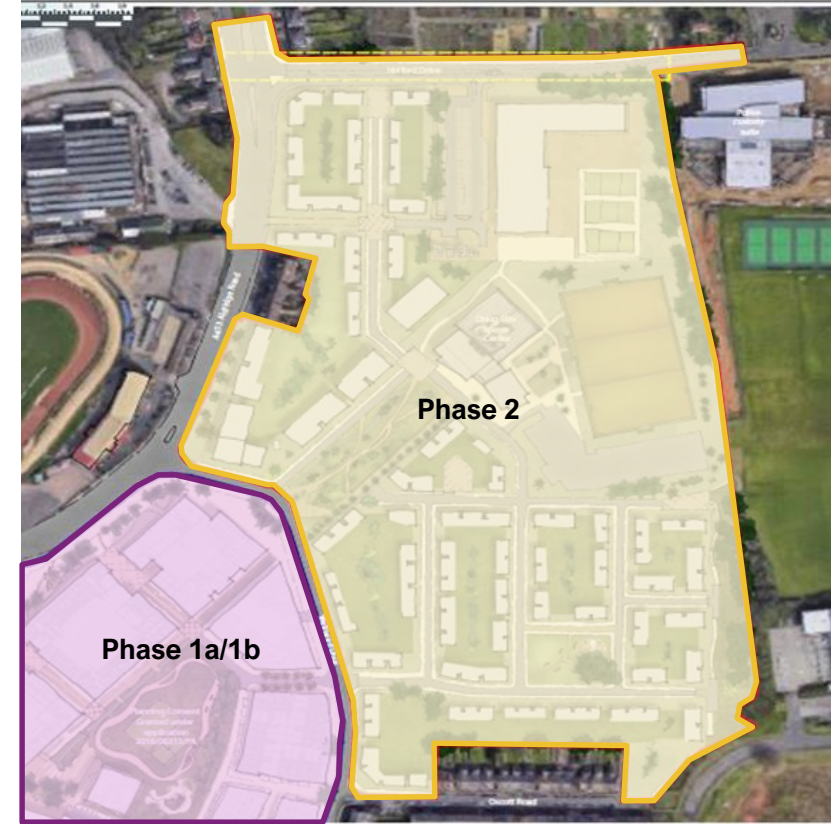
Phase 1a

Phase 1b

# Wider Regeneration – Phase 2

## Outline proposals:

- The site extends to 12.27 hectares located to the East of Wellhead Lane;
- The proposal is for the creation of a high quality, residential neighbourhood of up to **400 new homes** and associated public open space and a new secondary school and sixth form for 1,260 pupils (due to open in 2021);
- Continues the key principles from Phase 1 – connectivity and green space;
- Doug Ellis Sports Centre and associated all weather pitch is to be retained;
- The majority of the site comprises previously developed land and contains areas of existing landscaping – where possible, existing trees will be retained and incorporated into the masterplan





**Plot 6**



**Plot 7**



**Perry Barr Station**



**Plot 8**



**Plot 9**



**A34 Highways Scheme**



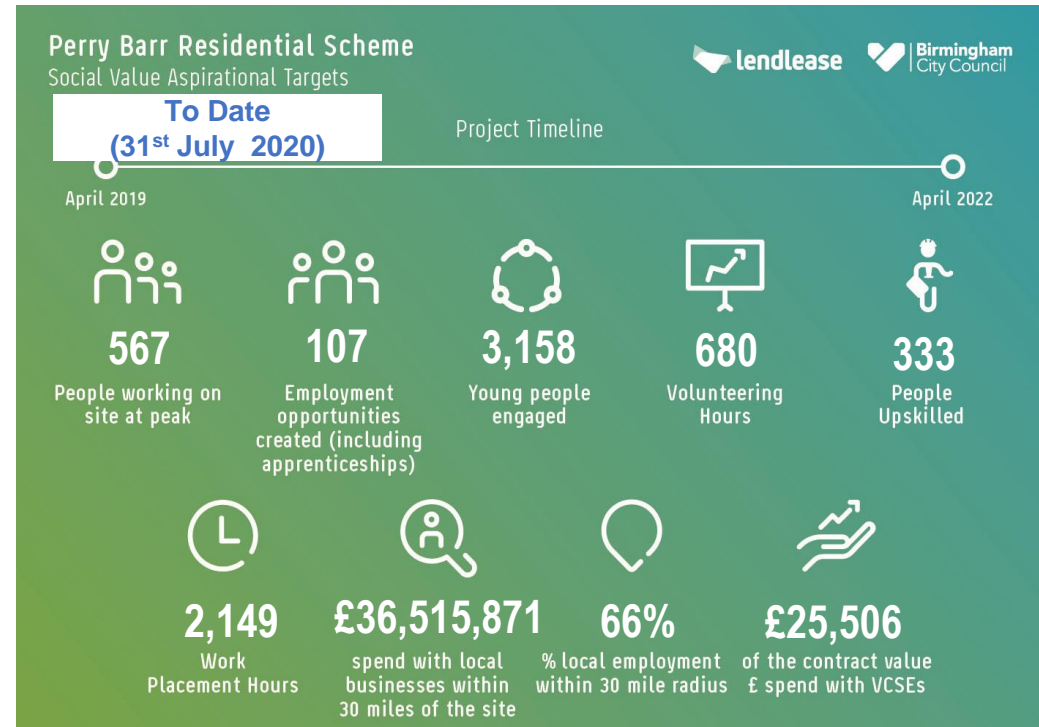


## Progress since May 2019

- Procured Lendlease to manage the development of the Phase 1 works;
- Procured a Tier 1 Contractor to deliver Plots 6, 7, 8 and 9
- T&Cs agreed with a Contractor to deliver Plots 3, 4 and 5;
- Landscape architect procured to develop the legacy public realm design;
- All Phase 2 land acquisition is now complete – demolition works are progressing to plan;
- Section 73 Planning Application approved in Q1 20 – increased the amount of affordable housing;
- All Phase 1 site infrastructure works are now complete;
- Successful design and implementation of a robust traffic management and logistics plan.



## Perry Barr Residential Scheme – Social Value Update



### Dashboard Commentary

- 105 new jobs have been created through the PBRS project this is 26% of our target of 400 jobs.
- Local Employment Figure is 71% in month and 66% cumulatively. Local Employment on site has supported safe travel to work during current Pandemic
- School Engagement continues with support from our Tier 1 partners and 3,158 young people have been engaged. This is 32% of the target. We are exploring digital engagement opportunities with the Careers and Enterprise Company and our Social Value Manager is working with the Cornerstone employers group to create a Digital Personal Branding programme.
- Volunteering Hours achieved are 685 hours against a target of 1000 so 68.5% of the target already achieved. This will increase once activity picks up
- The Work Placement Hours target has started to increase and we are expecting this to go up from September as we see more virtual work placements taking place we have currently achieved 21% of our target of 10,500 work placement hours
- Figures for Local spend is £36,515,871 within 30 miles (30% of target achieved) and SME Spend at £26,401,440
- The Construction Skills Hub Test Centre has been approved and the Construction Skill Hub will be re opening on 1<sup>st</sup> September
- Social Value Portal Figure for Social Value including Local Economic Value is **£31,330,492 (figure to the 30<sup>th</sup> June 20)**
- **Social Value Manager – leading Street Naming project for PBRS**
- **Virtual Mentoring taking place for local jobseekers from Perry Barr Jobcentre – 5 candidates mentored this week**
- **Exploring construction academies with the Ministry of Justice**
- **100 New jobs created, century achieved**

