

Title of proposed EIA	Sale of land at Lawson Street, Birmingham B4 7AT
Reference No	EQUA710
EA is in support of	New Function
Review Frequency	Annually
Date of first review	16/06/2022
Directorate	Inclusive Growth
Division	Property Services
Service Area	Property Valuation & Sales
Responsible Officer(s)	 Felicia Saunders
Quality Control Officer(s)	 Eden Ottley
Accountable Officer(s)	 Eden Ottley
Purpose of proposal	To seek authority for the sale of the surplus Council owned land at Lawson Street by the grant of a new lease at a premium to SiG 23 Ltd (Samma Investments)
Data sources	Consultation Results; relevant reports/strategies
Please include any other sources of data	
ASSESS THE IMPACT AGAINST THE PROTECTED CHARACTERISTICS	
Protected characteristic: Age	Service Users / Stakeholders; Wider Community; Not Applicable
Age details:	It is not considered the sale of land at Lawson Street, will negatively impact on the grounds of age, on the basis the asset will be owned and managed by an individual who is classified as an adult.
Protected characteristic: Disability	Service Users / Stakeholders; Wider Community; Not Applicable
Disability details:	It is not considered the sale of of land at Lawson Street will have a negative impact on the grounds of disability. The Council will arrange for signage to be placed on the car park for 2 weeks prior to the closure, and provide a number to call for advice

	and suggestions as to alternative car parking provision.
Protected characteristic: Sex	Service Users / Stakeholders; Wider Community; Not Applicable
Gender details:	It is not considered the sale of of land at Lawson Street will have a negative impact on the grounds of gender.
Protected characteristics: Gender Reassignment	Service Users / Stakeholders; Wider Community; Not Applicable
Gender reassignment details:	It is not considered the sale of of land at Lawson Street will have a negative impact on the grounds of gender reassignment.
Protected characteristics: Marriage and Civil Partnership	Service Users/ Stakeholders; Wider Community; Not Applicable
Marriage and civil partnership details:	It is not considered the sale of of land at Lawson Street will have a negative impact on the grounds of marriage.
Protected characteristics: Pregnancy and Maternity	Service Users / Stakeholders; Wider Community; Not Applicable
Pregnancy and maternity details:	<p>It is not considered the sale of of land at Lawson Street will have a negative impact on the grounds of pregnancy.</p> <p>The Council will arrange for signage to be placed on the car park for 2 weeks prior to the closure, and provide a number to call for advice and suggestions as to alternative car parking provision.</p>
Protected characteristics: Race	Service Users / Stakeholders; Wider Community; Not Applicable
Race details:	It is not considered the sale of of land at Lawson Street will have a negative impact on the grounds of race.
Protected characteristics: Religion or Beliefs	Service Users / Stakeholders; Wider Community; Not Applicable

Religion or beliefs details:

It is not considered the sale of of land at Lawson Street will have a negative impact on the grounds of religion.

Protected characteristics: Sexual Orientation

Service Users / Stakeholders; Wider Community; Not Applicable

Sexual orientation details:

It is not considered the sale of of land at Lawson Street to will have a negative impact on the grounds of sexual orientation.

Socio-economic impacts

Please indicate any actions arising from completing this screening exercise.

Please indicate whether a full impact assessment is recommended

NO

What data has been collected to facilitate the assessment of this policy/proposal?

Consultation analysis

Adverse impact on any people with protected characteristics.

Could the policy/proposal be modified to reduce or eliminate any adverse impact?

How will the effect(s) of this policy/proposal on equality be monitored?

What data is required in the future?

Are there any adverse impacts on any particular group(s)

No

If yes, please explain your reasons for going ahead.

Initial equality impact assessment of your proposal

The proposal seeks authority for the sale of surplus Council owned land at Lawson Street, Birmingham by the grant of a new lease at a Premium.

The property is located in the Newtown Ward will form part of an agreed programme of land and property sales to be implemented during financial years 2022-23.

The sale of this surplus property will provide opportunities for individuals and groups to regenerate the area, and will offer the opportunity to regenerate the respective areas, and provide new property and business opportunities to individuals and groups.

There are alternatives for the local community regarding car parking on street, users will be given notice ahead of sale.

Consulted People or Groups

Informed People or Groups

Summary and evidence of findings from your EIA

The Leader of the Council has been consulted regarding the contents of this report and is fully supportive of the report proceeding to an executive decision. Property and Assets Board, Officers from Legal Services, City Finance, and other relevant officers from Inclusive Growth Directorate. Transportation are supportive of the surplus declaration.

Ward Members have been consulted previously regarding the sale of this property and not raised any objection.

The land is located within a locality of residential and commercial uses close to the City Centre. The land is currently laid out and operated by the Council as a surface level pay and display car park. This use will cease upon completion of sale and all users will be notified.

The land is currently operated as a pay and display car park. When the Car Park closes prior to sale (estimated to be late 2021).

Planning guidance confirms residential led development, although sale is unconditional on planning and unrestrictive in terms of future use.

The proposed sale transaction and

generation of a capital receipt supports the Financial Plan 2021-2025 by generating resources and thus helping to achieve a balanced budget.

Realigning the Council's property will provide a catalyst for development and underpin the social fabric of communities across the city.

Members of the community have not been disadvantaged or denied access to participating in this sale process.

Having reviewed all protected characteristics, it has been determined there are no issues which impact negatively on any members of the community and therefore a full equality assessment is not required.

QUALITY CONTORL SECTION

Submit to the Quality Control Officer for reviewing?

Yes

Quality Control Officer comments

Decision by Quality Control Officer

Proceed for final approval

Submit draft to Accountable Officer?

Yes

Decision by Accountable Officer

Approve

Date approved / rejected by the Accountable Officer

17/06/2021

Reasons for approval or rejection

Please print and save a PDF copy for your records

Yes

Julie Bach

Person or Group

Content Type: Item

Version: 20.0

Created at 16/06/2021 12:39 PM by  Felicia Saunders

Last modified at 17/06/2021 12:08 PM by Workflow on behalf of  Eden Ottley

Close