

REPORT TO THE HOUSING MINISTER

**APPROVAL OF DEMOLITION OF 30 AQUILA ROAD AND
2-4 JOURNEAUX STREET, ST HELIER**

Background

The Minister will recall that in June 2008 he approved the acquisition of 30 Aquila Road and 2 & 4 Journeaux Street, St Helier (the site of the old 'Pangs' Chinese Takeaway and 'Cerberus Security'), MD-H-2008-0059 refers. The public purchased the site with a view to increasing the size of the Journeaux Court estate and a Feasibility Study was carried out in 2010. The Feasibility Study recommended that the existing buildings be demolished and a three-storey block of 9 No one-bedroom units be constructed.

The Design Team led by Architects from Jersey Property Holdings have submitted a Planning Application and permission has been granted for the demolition of the existing buildings and construction of 9 No one-bedroom flats together with additional parking spaces within the existing Journeaux Court estate, Permit No P/2010/0791 dated 28th July 2011 refers. A copy of the permit together with scheme drawings numbered as follows 10316/20, 30, 31, 32, 33, 34, 35 and 36 are attached hereto.

The Design Team are presently preparing detailed drawings, specifications, bills of quantities and tender documents with a view to commencing the development in 2012.

The condition of the existing building on the site is deteriorating and it is considered prudent to demolish it without further delay.

Recommendation


That the Minister:

- Approve the proposals for the demolition of 30 Aquila Road and 2 & 4 Journeaux Street.
- Approve the scheme set out in permit no. P/2010/0791 dated 28th July 2011 and drawings 10316/20, 30, 31, 32, 33, 34, 35 and 36.
- Authorise the design team to tender the demolition works to suitably qualified contractors.
- Authorise the design team to seek expressions of interest from contractors for the redevelopment of the site at the appropriate time.
- Request that the Minister for Treasury & Resources accept his recommendations in accordance with States Standing Order 168(2).

REPORT PREPARED BY: -


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