

Laura Dorbeck

From: Kate Gibbs
Sent: 27 January 2023 16:31
To: Laura Dorbeck
Cc: Tebraiz Shahzad
Subject: West Kentish Town EIA Scoping

Dear Laura,

With regard to economic impact, the EIA scoping document for the West Kentish Town development includes assessment of the cumulative impacts of the development on construction employment and on local expenditure as a result of the increase in residents. The assessment will exclude the impact of the development on end use employment because the scheme will directly deliver a limited amount of commercial floorspace.

Some observations:

- This development fronts onto an important neighbourhood shopping street with a long-standing and much loved local street market. The increase to the resident population has the potential to have quite a significant, positive impact on the local economy, including on the businesses and traders who operate there already.
- The economic impact of the scheme on the local economy depends to an extent on what commercial or business-related space is built on the frontage with Queen's Crescent.
- We would welcome a conversation about the potential to deliver useful small business and storage space through this scheme. The Council owns workspace on Queen's Crescent above the retail units opposite the West Kentish Town estate which are usually fully occupied. We know that there is strong demand for storage space that supports traders on Queen's Crescent market.
- The Council is currently delivering a comprehensive public realm scheme on Queen's Crescent which incorporates improvements to pavements, trees, seating and lighting. The WKT scheme, with its Queen's Crescent frontage, therefore has the potential to build on improvement measures to this end of the street, enhancing this investment and further supporting the market.

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