

Chatham Maritime, SEEDA's flagship physical development project covering 140 hectares in the heart of the Medway Towns. It is one of the largest Government supported projects outside of London and has 1.5 kilometres of riverside walks, five restored historic buildings, many now ready for re-occupation and 80,000 square metres of first class new office accommodation providing workspace for 2,500 people.



Chatham Maritime

Chatham Maritime is the South East England Development Agency's (SEEDA) flagship regeneration project situated on the banks of the River Medway in the heart of the Thames Gateway.

With over £400 million public and private sector investment in Chatham Maritime, the 350 acre site has been transformed into a thriving business, residential and leisure location.

The former Department of Transport, local Government and the Regions, (now the office of the Deputy Prime Minister and the Department of Transport), hails the project as a national best practice example in mixed-use development.

Successes at Chatham Maritime include:

- Over 850 new homes built and occupied by Chatham Maritime Ltd. a joint venture between SEEDA and Countryside Properties Ltd. as part of a future 1,700 home development on St. Mary's Island. The most recent 'Fishing Village' phase of the scheme received various awards for design and its sustainable approach to contemporary living. It is one of only a handful of schemes in the country comprising of over 100 houses to receive BREEAM EcoHomes rating;
- Held the most successful international housing design ideas competition in the UK for the next phase of the housing project, and appointed the winning architects to start detailed designs (over 300 expressions of interest and 80 full submission were received);
- Negotiated and contracted for a 15,000 square metre factory outlet shopping scheme, expecting 2-3 million visitors per year. The Dockside Outlet Centre will be opening in 2003, offering more than 70 shops and providing over 300 jobs;

The Fishing Village on St Mary's Island, Chatham Maritime, SEEDA's flagship regeneration project, is one of only a handful of schemes in the UK comprising of over 100 houses with BREEAM EcoHomes rating.



- Constructed and opened a 300 berth marina in Basin No.1;
- Restored five important historic buildings – many now ready for reoccupation;
- Created 80,000 square metres (850,000 square feet) of first class new office accommodation providing workspace for 2,500 people;
- Refurbishment of a Grade II Listed Building into a waterside pub/restaurant, hotel and convenience store;
- Expansion of the University of Greenwich Campus at Chatham Maritime to accommodate 2,000 students by September 2002, rising to 6,000 by 2010 in collaboration with the University of Kent;
- The completion of 8,000 square metres of specialist offices available to let;
- Established a construction-training scheme, providing work experience in the construction industry leading to full time employment for local people;
- Opening of St Mary's Island primary school for 250 children, due to double in size in the next 12 months.

Hastings and Bexhill

1. The Regeneration of Hastings and Bexhill

In March 2002, Minister for Housing, Regeneration and Planning, Lord Falconer of Thoroton QC, gave the go-ahead for the major regeneration of the Hastings and Bexhill area.

At the request of the Government, SEEDA established a special Task Force for Hastings and Bexhill, which includes Hastings Borough Council, Rother District Council, East Sussex County Council, SEEDA and more than 30 other partners.

This approach is ground breaking in combining an iterative process of community consultation and sustainability appraisal with the development of a special master-plan covering the two towns led by internationally recognised architects, MBM.

Government commitment has been given for initial funding for three years as part of a 10 year programme. This involves 'joining up' Government assistance and funding from six Government Departments.

The Five Point Plan

The Task Force has drawn together a group of five inter-linked regenerative themes that, together, aim to tackle the serious problems faced by the economy and the people of the area. This has become known as the 'Five Point Plan' for Hastings and Bexhill.

The five themes are:-

1. Urban Renewal
2. Education
3. Enterprise
4. Broadband
5. Transport



Within the five themes, the Plan identifies key areas of change that would stimulate the area with the following changes expected:

- Development of a University Centre project, involving the acquisition of town centre sites and buildings;
- New students at the University from September 2003. The University Centre, which will be under the wing of the University of Brighton, will specialise in art and design, IT and business;
- Development of an Enterprise Gateway to include incubation space designed to support new and small businesses in the local area;

Hastings – at the heart of the major regeneration Five Point Plan created by the SEEDA-led Task Force. It will transform the town centre buildings and homes, create new university provision, support local businesses, open Broadband Internet access and improve transport links.



- Task Group of all key local stakeholders established in April to determine a delivery plan to roll out Broadband - identifying local needs and local opportunities. The intention is that every business, every school and resident will be able to have Broadband access, either directly or near to their homes or places of work - making Hastings and Bexhill the country's first e-Community;
- Development of a New Learn Direct Centre and e-learning courses;
- 'Shop Front' centre opened in Hastings town centre to showcase the regeneration initiative;
- 50 satellite communication linkages to key businesses and community locations across Hastings and Rother by September 2002 for those areas that cannot be accessed by ADSL or fibre connections;
- Acquisition programme of key sites in Hastings and Bexhill to be brought forward for development during 2003;
- Refurbishment will commence on a £2 million plus programme of housing improvements in the Ore Valley by Spring 2003;
- Seafront environmental improvements to start Autumn 2002;
- Final report of South Coast Multi Modal Study now submitted to the South East England Regional Assembly. Following consideration by the Regional Assembly in November, the report will be forwarded to the Minister for final decision.

2. The Hastings Fishing Fleet

The Hastings Fishing Fleet is the largest shore based fishing fleet in the country. In recent years, the fishing industry has suffered a sharp decline. Restrictions on fishing quotas, increased overheads, the high value of the pound and a lack of investment due to low market prices have left the fishery fighting for its survival. These factors, coupled with an ageing shoreline and infrastructure plus increased crime and vandalism, have meant intervention has become necessary for the future economic viability of the Hastings fleet.

To this end, SEEDA has allocated the sum of £284,000 through the Fisheries Regeneration Initiative. The Hastings programme, 'Keeping Afloat,' addresses the issues facing Hastings fishery through a series of five inter-related projects.

The projects address three broad objectives:

1. To maintain and enhance the viability and sustainability of the Hastings fishing fleet by upgrading operational infrastructure, promoting diversification and improving marketing;
2. To improve the security of the Stade and reduce the adverse impact of crime;
3. To improve the quality of the environment and promote the visitor potential of the Stade. 'Keeping Afloat' is being delivered by the Hastings Regeneration Partnership, which contains representation from the public, private and voluntary community sectors. The beneficiaries will include Hastings based fishermen, local related businesses, residents of Hastings and visitors to the area.

Kent Coalfields

The Kent Coalfields Regeneration Programme provides SEEDA with its largest derelict land reclamation challenge involving the recovery of more than 175 hectares (430 acres) of brownfield industrial land in East Kent on four former colliery sites.

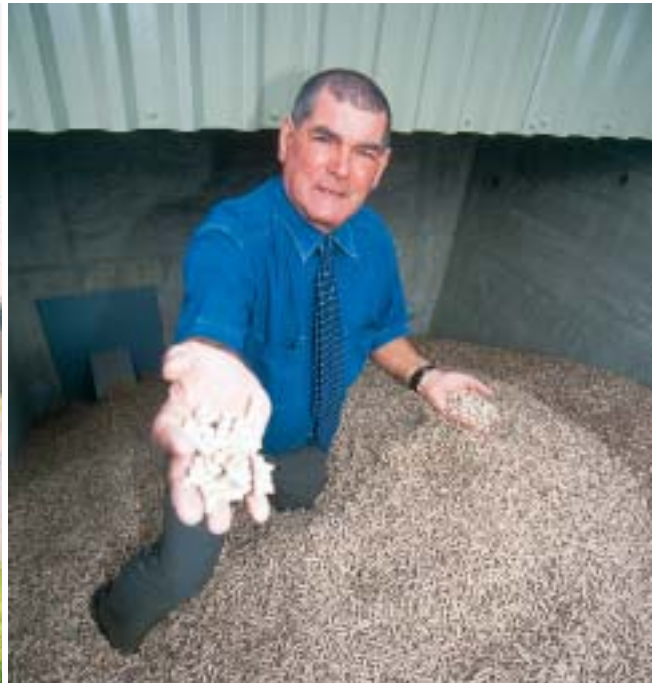
SEEDA is leading this major strategic regeneration programme jointly with English Partnerships, managers of the National Coalfield Programme. The Programme commenced in 1998 and is due for completion in 2007. On completion, the Programme will have delivered over £35 million of public sector investment, recovered over 175 hectares of derelict industrial land and created up to 1,500 new jobs to boost the East Kent economy.

SEEDA's investment has already resulted in the following:

- Betteshanger (112 hectares) – Comprehensive refurbishment of former administrative office building to create 550 square metres of new office space for small expanding businesses in East Kent. Once planning permission for comprehensive regeneration is granted, a two year site works programme will create a new country park of 80 hectares and a new business development platform to support up to 22,500 square metres of new business development. Total public sector investment is approximately £18.8 million;
- Snowdown (41.3 hectares) – A detailed feasibility study has been undertaken to assess appropriate scale of development. A planning application for the comprehensive regeneration is expected to be submitted in spring 2003. Complementary investment in Aylesham will provide 950 square metres of new incubator workshop units and create up to 50 new local jobs;

One of SEEDA's priority regeneration areas - the Betteshanger Colliery, within the former Kent Coalfields.

One of SEEDA's sustainable development programmes - the wood pellet renewable energy boiler supplies the Betteshanger Colliery administration building with heat and hot water.



- Tilmanstone - Comprehensive regeneration of the site was completed in 2001 to create development platform for a new 15,000 square metre food processing factory and over 500 new local jobs. This included the recovery of 10 hectares of derelict industrial land and a total public sector investment, of £4.95 million;
- Chislet - Land purchase of 4 hectares of former derelict industrial land to unlock a total site area of 12 hectares. Comprehensive

redevelopment works are due for completion in spring 2003 creating a new development platform of up to 25,000 square metres for expanding businesses in the Canterbury area. Investment by SEEDA will total £1.45 million, with private sector investment of £2.5 million.

Community Regeneration Forum groups have been established that have a pivotal role in expressing the views of the local community to directly influence the nature, scale and context of the regeneration programme for each site.



SEEDA Headquarters

Cross Lanes
Guildford
GU1 1YA
England
Email: info@seeda.co.uk
Tel: +44 (0) 1483 484200
Fax: +44 (0) 1483 484247

Chatham Maritime Office

The Observatory
Brunel
Chatham Maritime
Kent ME4 4NT
England
Tel: +44 (0) 1634 899900
Fax: +44 (0) 1634 899901

SEEDA is also represented with its partners in Brussels

Brussels Office

South East England House
35 Square de Meeus
1000 Brussels
Belgium
Tel: 00 322 504 0720
Fax: 00 322 504 0722

For more information, please visit SEEDA's website www.seeda.co.uk

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