

Notes from the business owners forum held on 24 October 2018

Query	Answer
Meeting organisation	
Notice of future meetings	At least two weeks' notice will be given for future forums.
Location	It was agreed that Kensington Chambers was the best location for future business owner events.
Time of day	It was agreed the forums will take place between 3pm and 4pm.
Next Forum	The next forum date will be announced shortly.
Topics of forum	It was clarified that this forum is specifically for business owners enquiries. Any general enquiries can be sent to futurehospital@gov.je , but these events are for neighbourhood and business owner specific enquiries only.
Timeline	
When is the build due to start?	Subject to planning application approval, the Future Hospital team can start demolition and building work on Block A once properties in Kensington Place have been acquired, and Westaway Court in early 2019. Physical works would begin at St Elmo in late 2018.
Properties	
When will negotiations start?	The project team will move forward on discussions concerning the purchase of properties as soon as planning and political decisions have been confirmed. We anticipate acquiring properties in early 2019.
What can hotel owners tell staff about prospects for employment for 2019 season?	The project team acknowledged the current uncertainty for property owners and tenants in the Kensington area. It's hoped that the assurance review and planning decision will be published in mid-November.
Traffic	
Is the project team monitoring roads around People's Park when events are being held?	The project team is aware that the roads to the west of the Future Hospital scheme are busy when there are events in People's Park. The Deconstruction and Construction Environmental Management Plan will have a section describing impacts of the scheme on

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<p>Will there be more congestion in Kensington Place due to the hospital?</p>	<p>traffic management in the area and will outline the measures that will be taken by the contractor to address any additional hazards arising as a consequence of site activities.</p>
<p>Will there be a contact for traffic feedback?</p>	<p>All impacts of the scheme were assessed as part of the Environmental Impact Assessment that forms part of the Planning Application. It is proposed that Kensington Place is closed to through traffic but access to premises is retained (with prior agreement of the contractor). Consequently, in some parts of Kensington Place, there is likely to be a reduction in overall traffic but an increase in HGVs. South of the car park exit, there will be an increase in traffic owing to cars from Patriotic Street Car Park travelling south to Lewis Street rather than going north on Kensington Place.</p>
<p>Has the traffic impact been surveyed since Gaspe House was built?</p>	<p>Prior to the start of any physical works, the contractor will appoint a community liaison officer and will publish a telephone number that will be answered at all times of the day and night.</p>
<p>How many more vehicles will pass through Kensington Place due to the construction?</p>	<p>The additional traffic generated by the development of Gaspe House was taken into account as part of the transport assessment.</p>
<p>How many more vehicles will pass through Kensington Place due to the construction?</p>	<p>The number of trips related to construction traffic was estimated as part of the transport assessment carried out for the planning application. It will vary throughout the construction period but is likely to peak at 84 vehicles a day when the basement and foundations are being built.</p>
<p>Block A</p>	
<p>How many short stay spaces will be available to the public?</p>	<p>Plans for Patriotic Street multi-storey car park are currently being developed and these will include the allocations for long and short stay parking. The transport assessment indicated that 89 car parking spaces will be provided for patient parking.</p>
<p>How many disabled parking spaces will be in Patriotic Street Car Park?</p>	<p>Disabled spaces in Patriotic Street Car Park will increase from 6 spaces to 22.</p>
<p>Construction</p>	

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<p>Where will the construction workers park? When will the workers arrive and leave the site?</p>	<p>Construction site workers won't be permitted to park on site or in Patriotic Street multi-storey car park to reduce the possible impact on the surrounding parking area. The workers will arrive early in the morning and leave in a staggered manner. This means that some workers will leave at 3 pm and others will leave at 6 pm. This will reduce the possible impact of congestion in the neighbourhood.</p>
<p>How long will business owners have to deal with disruption?</p>	<p>If plans are approved in November and the project starts as planned, over the next eighteen months, the existing buildings in Kensington Place will be demolished, and Block A will be built in their place. The buildings will be demolished behind a sheeted scaffolding to ensure that there is minimal disruption to the neighbouring area. The disruption will be further minimalised once the structure is complete since the building will be made water-tight and works will proceed within it.</p>