

## Cliftonville Community Regeneration Forum

Cliftonville Community Regeneration Forum is an umbrella body of community groups working primarily in the Cliftonville and Antrim Road areas of North Belfast. Their proposed social enterprise project is to build a small community enterprise centre comprising of 8 small business units and a two-story building for office/retail use near to the recently regenerated Girdwood site.

The facility will engage with three key groups: women living in poverty, long term unemployed males and young people in disadvantaged families. The purpose of the facility will be to help encourage the growth of micro-enterprises as well as provide incubation units for local people looking to establish small businesses and move into the labour market.



### What support has NBEI provided?

Cliftonville Community Regeneration Forum approached NBEI for assistance to help them complete a **Business Plan** and **Economic Appraisal** for their proposal to build a 6,500 square foot enterprise centre on Cliftonpark Avenue. NBEI responded though an investment to complete this **feasibility work** in conjunction with Belfast City Council

This feasibility work was then used to seek support from Belfast City Council's Belfast Investment Fund to move from Level 1 to Level 3 in this process. It would also help enable the project to become listed by the Department for Communities (DfC) as a live or an emerging project within their Department

Prior to approaching NBEI, CCRF were successful in securing ownership of the site which was transferred to them from the Northern Ireland Housing Executive. A planning application for a similar development lodged in 2013 which was subsequently approved in 2015

### How has NBEI support helped and who has benefited so far?

- Moving forward, the NBEI feasibility work has provided the project with a list of options that set out how CCRF could potentially deliver the enterprise centre. In the past the group had received some basic technical assistance to help develop the concept but never a green book economic appraisal—a prerequisite for leveraging capital funding and investment from statutory agencies;
- This demonstrates the value of NBEI support, as the delivery team were to forensically examine the project and diagnose exactly what technical support or documents were required to help move the concept to the next phase;
- Working alongside relevant stakeholders and capital funders such as Belfast City Council was also useful as it positions the project in direct contact with potential investment streams.