

Kingsbridge News

A Newsletter to update Kingsbridge Estate residents on the options appraisal project – Oct 2021

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Update and looking ahead to the Fourth Round of the Consultation

The third round of consultation for the Kingsbridge Estate finished over the summer and more than 77% of you gave your feedback on the architects' proposals. Thank you to everyone who spoke to us. A report on the results of this third round of consultation can be found on the website: <https://kingsbridgeproject.uk/> If you would like a paper copy, please let us know.

The next round of consultation (our fourth) is expected to get under way before the end of October 2021. During this upcoming round of consultation, the architects will be presenting all the options for change and show which of the options will now need to be set aside and which options will continue to be developed further. This decision on which options are still possible and which are not has been arrived at through resident feedback and detailed testing on whether the options can be afforded, how environmentally friendly they are, whether they deliver any economic benefit to the local area and whether they can be achieved in terms of planning and construction. This testing is called 'viability testing' and has been carried out by consultants independent of One Housing.

The architects, One Housing and various other consultants are now working hard to add more detail to those options that are still possible before we present them to you for your feedback. This detailed work includes consulting legal professionals to understand how the possible options for change could affect leaseholders both financially and in relation to their rights as homeowners. This work can take time, so we thank you for your patience, and would like to reassure you that we are working hard behind the scenes, even though it may feel as if things have gone quiet occasionally.

When we present these options to you, we will be asking for your views on the options themselves, the way the impact you, and if you have any preference for which option you would like to see taken forward to be developed in more detail.

All residents will have information on the financial impact (if any) of the options on themselves and the affect they could have on their living circumstances and conditions before they are asked to vote in support of any specific option or choose between them.

Site visits

There are many examples of regeneration projects on the Island itself and in Tower Hamlets.

We would like to offer to arrange for you to be able to visit some other regeneration projects so you can get a sense of what modern refurbished and newly built properties are like.

Other One Housing residents from our Island projects have been on similar visits and they can be really helpful in understanding what a finished project can

look like, and what you might like to see (or not) in any regeneration of the Kingsbridge Estate.

If you would be interested in joining us on these visits, please contact Ceire or Ayla on our details below.



Next steps

Again, we would like to thank you for your patience in waiting for the fourth round of consultation to begin, it is due to start before the end of October 2021. Before it is launched, we will advertise face to face events around the estate, in addition to regular drop-in sessions on the estate.

In the meantime, if you would like to have a face to face or telephone conversation with Ceire or Ayla to discuss the project, please do contact us and we will be pleased to meet with you. Contact details overleaf on page 4.



Contact information

Please contact the project team to discuss the project, it would be great to hear from you:

One Housing

Ayla Cakirca

acakirca@onehousing.co.uk

020 8821 4811

077 8832 0214

Ayla has recently joined the Regeneration Team from the Community Safety Team but has been with One Housing for two years. Alongside Ceire, Ayla will be your main point of contact for the project.

Some of you may have already seen and spoken with Ayla on the Island.

Ayla is looking forward to meeting residents at future events.

Ceire Sheehy

csheehy@onehousing.co.uk

020 7428 4275

0796 411 5146

Architects

Haworth Tompkins

Ken Okonkwo

Kingsbridge@haworthtompkins.co.uk

020 7250 3225

New Mill Consultants and Mike Tyrrell

Christine, Rob and Ifte from New Mill Consultants are the independent advisors. They are available to speak to any residents and we have provided the contact details for all three advisors below. They will also be present at the drop-in service that will be provided on the estate in the next round of consultation. All three are also available to carry out home visits if that is best for you.

Christine Searle: 0776 442 1981 or

Rob Lantsbury: 0796 153 2761 or
Rob.lantsbury@newmillconsultants.com

Ifte Ahmed: 0794 656 6401 or
ifte@bia-consultants.com

Freephone:

0800 0304 588

Resident Advocate

Mike Tyrrell is the resident advocate that has been appointed to the project to support residents and represent their views and opinions. Mike can be reached on 0795 822 5416 or
mike@puttingresidentsfirst.co.uk

If you face any barriers that make sharing your opinion difficult, please make any of the project team aware of this and we will do all we can to support you.

Ifte from New Mill consultants speaks Sylheti, Bangla and Hindi. If you need translation in any other language, or know a neighbour that does, please let us know.

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