

## HEREFORD ESTATE BULLETIN

**APRIL 2016**

Many of you came to the Community Discussion for the New Build Homes chaired by Councillor John Pierce on Saturday 19<sup>th</sup> March 2016.

It was a very useful discussion which provided an opportunity for a full and frank exchange of views. Following the event, we wanted to provide all residents with a brief summary of the points covered. Your views matter to us and we hope that you will continue to be involved in the design and delivery process.

### **Topics Discussed**

- Residents present felt they could have been consulted much earlier in the process.
- Residents stressed that though they understood the scale of housing need in the borough, they believed the site was not suitable as there would be a loss of green space, trees and views.
- Officers explained that the council is determined to tackle the housing crisis in Tower Hamlets and that it has therefore embarked on new build proposals across the borough for which there was Council Cabinet approval in late 2014 and community consultation since the summer of 2015.
- The scheme's effect on property values on the estate.
- Anti-social behaviour and how this may be affected with the new build?
- A further workshop was offered for residents to contribute ideas for estate environmental improvements, such as landscaping.

### **Comments on Scheme Designs**

- Early proposals have been scaled back in size to reduce the number of new homes from 48 homes to 38 – directly responding to residents' request to protect green space, trees and views.
- To meet residents' preference in making the buildings smaller, the re-provision of pram stores will no longer be possible. Car spaces will be re-provided when the garages are demolished and the area will be improved with landscaping.
- Residents were concerned about the proposal for roof terraces on the new blocks – Having looked into alternatives however, these will be necessary to provide shared space for the new homes rather than depending on the Estate's communal space.
- Whether the relocation of access routes to the existing blocks could improve the access arrangement of the estate.

### **Estate Wide Concerns**

- It was asked why the Council is proposing new build when some residents felt it had not invested sufficiently in the existing homes and estate.

Officers advised that over the next year, they will be carrying out a survey of all the buildings on the Hereford Estate to produce a five year works programme. This will include windows, balconies, stairways, external panels and walkways, as well as external painting and decorating, subject to survey.

- Hairline cracks were reported in Westhope House and Kinsham House. Officers have confirmed that there were no structural concerns and that the foundations to these buildings are stable.
- Residents suggested that they didn't report instances of anti-social behaviour for fear of retaliation and because no action seemed to be taken when they had. Residents were encouraged to report any incidents so they could be tackled.

Residents continue to have a number of queries and points of clarification on this scheme. These will be addressed at the next workshop which will also cover landscaping issues.

You will be invited to this event in the next few weeks once a date and venue have been agreed.

If you would like to get in touch with Tower Hamlets Homes regarding these proposals, please contact Pamela Da Costa  
(email: [Pamela.DaCosta@THH.org.uk](mailto:Pamela.DaCosta@THH.org.uk)) or Laura Duncan  
(email: [Laura.Duncan@THH.org.uk](mailto:Laura.Duncan@THH.org.uk)) on 0207 364 5015

To get in touch with the Project Team, please contact Yasmin Ali on 0207 364 5015 (email: [council.newbuild@towerhamlets.gov.uk](mailto:council.newbuild@towerhamlets.gov.uk))

You can also find further information about this and other new build schemes the council is delivering on our website at:  
[http://www.towerhamlets.gov.uk/ignl/housing/affordable\\_housing.aspx](http://www.towerhamlets.gov.uk/ignl/housing/affordable_housing.aspx)

It is important that you understand the contents of this letter. If you require a further explanation, and/or an interpretation facility, please contact the office shown overleaf as soon as possible.

আপনি যে এই চিঠির বিষয়বস্তু বুঝতে পেরেছেন সেটা খুবই গুরুত্বপূর্ণ। আপনার যদি আরো ব্যাখ্যার প্রয়োজন হয়, এবং/অথবা অনুবাদ সুবিধার প্রয়োজন হয়, তাহলে অনুগ্রহ করে অপর পৃষ্ঠায় উল্লেখিত অফিসকে যতো সম্ভব শীঘ্র যোগাযোগ করুন।

Bengali

یہ ضروری ہے کہ آپ اس خط کے مواد کو سمجھیں۔ اگر آپ کو مزید تشریح، اور/یا ترجمے کی سہولت کی ضرورت ہے تو، براہ کرم برائے صفحے کے پچھلی طرف دکھائے گئے آفس سے جتنی جلدی ہو سکے رابطہ قائم کریں۔

Urdu

WAA MUHIIM IN AAD FAHAMTO WAXYAABAHAA WARQADAN KU QORAN. HADDII AAD SHARAXAAD DHEERAAD AH IYO/AMA HAWL AF-CALIN AH U BAAHAN TAHAY, FADLAN SIDA UGU DEGDEGSIMAHAA LEH EE SUURTOGALKA AH U LA XIRIIR (XIDHIIDH) XAFIISKA WARQADAN DHABARKEEDA KU QORAN.

Somali

你對明白這封信的內容是非常重要，如果你需要進一步的解釋，和/或翻譯設備，請儘早與下頁提供的辦事處聯絡。

Chinese

ĐIỀU QUAN TRỌNG LÀ QUÍ VỊ HIỂU NỘI DUNG CỦA LÁ THƯ NÀY. NẾU QUÍ VỊ CẦN ĐƯỢC GIẢI THÍCH THÊM, VÀ/HOẶC MỘT PHƯƠNG TIỆN THÔNG DỊCH, XIN LIÊN LẠC NGAY VỚI VĂN PHÒNG GHI Ở PHÍA SAU.

Vietnamese