

What is the situation on Kingsbridge?

The consultation in the three distinct areas across the Island where residents will be making the decision on the future of their homes is continuing.

On the Kingsbridge Estate the consultation has reached what One Housing Call "Cycle 5", where at the end the final regeneration option will be put to residents in a vote in the Autumn 2022.

The summary of what is happening on the Kingsbridge Estate is:

- Ballot date – Autumn 2022
- Ballot result – Not applicable
- Architect – Haworth Tompkins
- Developer – To be confirmed if residents vote for redevelopment
- Homes to be demolished if residents vote for redevelopment – 134 homes
- Homes to be built if residents vote for redevelopment – up to 323 homes
- Planning application outcome due if residents vote for redevelopment – Autumn 2024
- Anticipated start on site if residents vote for redevelopment – Spring 2025
- Anticipated completion date if residents vote for redevelopment – Autumn 2029

At the moment the residents are being consulted on the full redevelopment option, which involves the demolition of all the blocks and construction of new homes. As part of this process One Housing are holding events on the Landlord's Offer document. This is the booklet giving residents the details of the preferred regeneration option and letting them know what to expect and the promises made by One Housing should residents vote in favour in a ballot later this year.

If residents eligible to vote, vote against the regeneration option, then the option of nothing

changes and the estate is simply maintained as it is.

The current design for the new homes is pictured below, and will be subject to further consultation if residents vote for the proposal in a ballot; but the architects must continue to meet the promises in the offer document.



The Independent Resident Adviser team are Christine Searle, Rob Lantsbury and Iftekhar Ahmed from Newmill. The Newmill team can be contacted on the following freephone number **0800 0304588**.

- Christine can be contacted at christine.searle@newmillconsultants.com or **07764 421981**.
- Rob can be contacted at rob.lantsbury@newmillconsultants.com or **07961 532761**.
- Iftekhar can be contacted at ifte@bia-consultants.co.uk or **07946 566401**.

What is happening on the other estates?

The residents at **Alice Shepherd House and Oak House** in Manchester Road, on the **St Johns Estate** voted in favour of redeveloping their homes earlier this year. The summary of what is happening is:

- Ballot date – March 2022
- Ballot result – 82% in favour, turnout 88%
- Architect – PRP
- Developer – To be confirmed
- Homes to be demolished – 84 homes
- Homes to be built – 347 homes
- Planning application outcome due – Autumn 2023
- Anticipated start on site – Spring 2025
- Anticipated completion date – Autumn 2029

Over the next couple of months, One Housing will work with the architects and other consultants, as well as colleagues in other departments at One Housing, to produce a detailed plan for the next steps which will cover important matters such as the detailed design and planning application process, ongoing resident engagement through the design work, phasing of the development works, permanent/temporary rehousing of households, and leaseholder negotiations.

The residents at **Kedge House, Winch House and Starboard Way** in Tiller Road, on the **Barkantine Estate** voted in favour of redeveloping their homes last year. The summary of what is happening is:

- Ballot date – May 2021
- Ballot result – 88% in favour, turnout 94%
- Architect – PRP
- Developer – To be confirmed
- Homes to be demolished – 72 homes
- Homes to be built – 278 homes
- Planning application outcome due – Winter 2022
- Anticipated start on site – Spring 2023
- Anticipated completion date – Spring 2029

At the moment the representative residents have been involved in interviewing the developers. Once the developers have been appointed residents will then work with the architects and the developers on the final designs which will go forward to be considered by the Council's Planning Committee later this year.

The consultation with residents is not over, there will be more exhibitions on design, as the designs are developed further taking into account the requirements of the Council's Planning department.

Where can I find out more about what is going on?

The minutes of the meetings of all the Resident Steering Groups are available on the 4EF website www.4estatesforum.org.uk.

The website has sections called "Alice Shepherd & Oak Houses", "Kedge, Starboard & Winch" and "Kingsbridge". If you click on those sections, three tabs appear for each of the three areas. If you click on them, you can find all the consultation information, newsletters and minutes for the meetings in that area.

The role of the 4 Estates Forum

The 4 Estates Forum (4EF) is an elected group of residents independent of One Housing Group with the aim of holding One Housing Group to account.

In the current consultation being undertaken in the three areas, we are not making any decisions on behalf of residents about their homes, our role is to make sure all residents' voices can be heard loudly and clearly and that any consultation is done properly, fairly and openly.

For more information, visit the 4EF website and find the whole story: www.4estatesforum.org.uk, or contact our Advisor, Mike Tyrrell at: mike@4estatesforum.org.uk.

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