



St Johns Estate April 2017

The newsletter of the 4 Estates Forum giving a resident viewpoint of the redevelopment proposals

STOCK CONDITION SURVEY NOW UNDERWAY

Hunters who have been appointed to carry out the Stock Condition Survey for the four estates (Barkantine, Kingsbridge, Samuda and St Johns) have now started work. They were chosen by a joint panel comprising the 4 Estates Forum, Tower Hamlets Council, Argent and One Housing Group (OHG).

The key points in the timetable are:

- Fortnight commencing 3rd April 2017 – Drop In sessions with residents
- Week commencing 10th April 2017 – Communal Assets Survey commences and there are 1,221 assets which will take up to four weeks
- Week commencing 17th April 2017 – Individual survey commences of around 240 properties which will take up to four weeks
- Fortnight commencing 8th May 2017 – Mid Survey reports to residents which will be part of regular TRA meetings
- Fortnight commencing 5th June 2017 – Workshops to be held on each estate on the final report to residents.

The mid survey report for your Estate will be given at the next meeting of the St Johns Tenants & Residents Association on:

**Monday 22nd May 2017
7 to 9pm at St Johns
Community Centre**



CONSULTATION UPDATE

In the April edition of this newsletter we reported that a draft set of consultation principles was presented to Argent and OHG in February. As at the beginning of April we are still awaiting a response from them on the document.

The draft set of consultation principles is available for you all to read on the 4 Estates Forum website. You can find the website at:

www.4estatesforum.org.uk

It is broken down into three sections:

- Overall decision making
- Engagement
- Developing Proposals

We understand that there are no real disagreement with the principles with regard to Engagement and Developing Proposals.

However, Argent and OHG have concerns with the estate representatives' key issue of a ballot and have raised questions about the timing and details of how a ballot is conducted. They feel that a simple yes/no ballot doesn't always give the best outcome when considering a complex issue. They do agree that an independent means of gathering people's views and gauging support needs to be included in the process but they are considering proposing alternative options to the ballot the 4EF are asking for. We will be consulting residents about this fully, along with any alternative proposals from OHG/Argent about resident involvement in how decisions will be made.

NEIGHBOURHOOD PLAN



The Isle of Dogs Neighbourhood Planning Forum is a resident led body that has the statutory power to write a Neighbourhood Plan for the Isle of Dogs. They were officially recognised on the 5th April 2016 by Mayor John Biggs but they are an independent resident led body that has its own powers granted through the 2011 Localism Act. The Neighbourhood Plan can set legal policies that will guide development for the next 15 years and its main objective will be to ensure that development in the area is sustainable, that it works for residents today as well as in the future.

One part of the proposed Neighbourhood Plan is the section on estate regeneration. The whole of the proposed plan can be accessed via their website:

www.isleofdogsforum.org.uk

This is about estate regeneration policy generally, not just OHG/Argent proposals, but all social landlords, including OHG, will have to take account of finally adopted policies and recommendations.

The consultation period formally ended on the 19th April 2017 but they know people need some more time to comment so they are keeping open the consultation and will accept comments until early May.

ST JOHNS TRA MEETING

The St Johns TRA meets monthly and over the next year it is important that Residents work together to ensure they are properly consulted on these proposals. Please do your best to get to the TRA meetings. If you would like to discuss any particular TRA issue, please do not hesitate to contact Maggie Phillips on 07910 416868.

INDEPENDENT ADVISOR

The 4 Estates Forum has a part time Independent Advisor, Mike Tyrrell. Mike can be contacted at mike@4estatesforum.org.uk.

4 ESTATES FORUM WEBSITE

Have you visited the 4 Estates Forum website? The website can be found at:

www.4estatesforum.org.uk

The website contains: all the newsletters issued by the 4 Estates Forum for each estate; minutes of the 4 Estates Forum; and Argents and OHG's joint response to a series of questions asked by the residents of the Kingsbridge Estate.

The results of the Stock Condition Survey will also be posted on the website. Therefore please check the website for any updates.



Published by the 4 Estates Forum
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