

REGENERATION NEWS

Issue 13, June 2019



NEW HOMES BUILT FOR PENNETHORNE HOUSE RESIDENTS



The first new homes for residents of Pennethorne House have been completed. They have been delivered as part of the first phase of new properties to facilitate the Winstanley and York Road regeneration scheme. The new homes in Rowditch Lane, Battersea, consist of six 2-bedroom and 3-bedroom houses.

The Regeneration Team wrote to all Pennethorne House residents with a 2 or 3-bedroom need at the end of 2018 and asked them to express an interest in the new houses. A large number of responses were received. The properties were allocated under the Winstanley and York Road local lettings plan in accordance with the Council's Allocations Policy.

Shereena Miller and her three children are one of the six families from Pennethorne House who will be moving into their brand-new home in Rowditch Lane in the coming weeks. Shereena, 32, told us:

"I had been living in a block of flats in York Gardens for the last 7 years with my three children. Our flat was old and quite difficult to maintain. This new home has really given us an opportunity to start afresh. There is a lot of space for the kids to play, I have my own little garden and a driveway to park my car. It is perfect for us."

The remaining residents at Pennethorne House will be moving to the new-build properties at Shuttleworth Road and Gideon Road, which are expected to be delivered in Autumn 2020. Residents of Pennethorne House are being contacted by their case officers to discuss their preferences for these sites, so that allocations to these properties can be made.

Taylor Wimpey



MEET THE CONTRACTOR

Interview with Matthew White,
Community & Liaison Manager on Phase 0

What works are Midgard carrying out for the regeneration scheme?

Our role in the overall Winstanley and York Road development is to construct Phase 0. Phase 0 comprises the construction of two apartment blocks delivering 139 homes, a school and Church, a new road and a MUGA (Mixed Use Games Area). We started on site in December 2018 and expect to complete the works by September 2020.

What are Midgard's goals and responsibilities whilst working on the project?

Our goal at Midgard is quite simply to deliver sustainable and integrated structures. 'Plan Safe Work Safe' is our health and safety vision that everything that we plan will be organised to be safe, without risks to health, and that everyone living and working for, with and around us is protected from harm. We are working in partnership with Wandsworth Council's Work Match team who will be recommending potential candidates to support Midgard in the construction of Phase 0. Whether you already have construction-related skills or want to learn a new trade, please contact Jason Obahiagbon at Work Match (**email Jason.Obahiagbon@richmondandwandsworth.gov.uk, call 0208 871 5191 or drop in to Work Match at 2 Bramlands Close, SW11 2NR**) to find out more about working with Midgard on Phase 0.

What is your role for Midgard?

My role is to be a main point of contact for local residents and to liaise with them about the works taking place. I will be arranging coffee mornings where residents can find out up to date information on the scheme and meet the site team. I will also invite clubs and other established organisations in the Winstanley and York Road community to get involved.

If you wish to find out more on the progress of the development, please contact Matthew White on **07909 744 088** or **matthew.white@midgard.ltd.uk**

JRL
MIDGARD
PUBLIC SECTOR



WORK MATCH COMING SOON TO FALCON ROAD

Wandsworth Work Match will soon be opening a new flagship office at 100 Falcon Road, Battersea. The new centre will be the hub of Work Match's Advice and Guidance services and will also host Work Match training courses. It will also be a base for Work Match partner employers to screen candidates for

vacancies, and selected partners will be invited to bring their services to the office to make even more employment support accessible to local residents.

The facility will include three 1-2-1 rooms for private consultations with Work Match employment advisers, a job-search facility for residents to make applications for work, and two well-equipped training rooms. The new Falcon Road office is expected to open by mid-June.

GET ACTIVE

BATTERSEA

Saturday 13th July, 14:00 - 19:00
York Gardens, Battersea (SW11 2UG)

For more information contact Rahul Prashar on
(020) 8871 6802 or winstanleyyorkroad@wandsworth.gov.uk

www.wandsworth.gov.uk/winstanleyyorkroad



COMMUNITY VOICES:

Katherine Low Settlement,
108 Battersea High Street

Katherine Low Settlement is a much-loved, busy charity that has been serving Battersea and the wider Wandsworth area since 1924. Our aim is to empower communities in our neighbourhood to reduce poverty and isolation. We run a range of our own projects to support people of all ages and refugee communities. Each week we also use our centre as a local hub for 45+ other charities and community groups, supporting more than 1100 people.

Our Love to Learn project seeks to empower the education of refugee children, whilst also giving their families the support they need to transition into life in the UK. We organise 1:1 homework sessions and communal homework clubs for refugee children and provide advocacy where refugee parents can receive advice around housing, health, immigration and education matters. We also run free ESOL (English for Speakers of Other Languages), maths, and childcare courses.

Through our Elder's programme we work with our members to support their wellbeing and physical health. Alongside our regular activities which include chair exercise classes, a sewing group and lunch club, we also offer special extras such as trips and events. Our Elder's dance group was delighted to attend and perform at the Christmas lunch and carol concert organised by the Council's Regeneration Team in York Gardens Library and Community Centre.

Having served the communities of Battersea and Wandsworth for nearly a century, we feel strongly about maintaining access to hubs for people to come together and receive the services they require whilst integrating with their community. No matter what changes and improvements are made in the area through the regeneration, we feel that they should be community-led to meet the needs of local people.



To get involved in any of the groups at KLS, please email or call us at info@klsettlement.org.uk or **020 7223 2845**. If you would like to support us, we have plenty of volunteering opportunities available and you can become a monthly donor through our website www.klsettlement.org.uk

CONSTRUCTION GATEWAY PROJECT

The Winstanley and York Road Regeneration LLP (the joint venture partnership between Taylor Wimpey and Wandsworth Council for the regeneration of the Winstanley and York Road estates), together with Wandsworth Council, the Battersea Power Station Development Company, and contractors Mace Ltd and Sir Robert McAlpine Ltd, has secured part of the Government's £22m of funding towards 26 national construction project hubs aimed at training 1,000s of workers to tackle skills shortages in the construction industry.

The awarded CITB Construction Skills Fund will be used locally to deliver the 'Construction Gateway' Project which aims to train 400 learners new to the industry to be 'job ready' for construction employment, with 30% going into construction jobs which are held for at least 3 months.

Training will take place at the Battersea Power Station Site Training Centre, the Battersea Power Station construction site and on the Winstanley and York Road estates. WYR LLP will provide a site for the scaffolding training infrastructure that will form part of the project. Staff based in the Council's Work Match service will be responsible for delivering the project.

For more information, visit Work Match at their new flagship office at 100 Falcon Road or call 020 8871 5191.



Funded by



SPOTLIGHT ON: THE OFFSITES

The Winstanley and York Road regeneration is on course to start the next phase of the development on the main site with the demolition of Pennethorne House in late 2020, early 2021. Secure tenants and resident leaseholders in Pennethorne House who have not been allocated a property at Rowditch Lane, will be moving to the new-build properties at Shuttleworth Road and Gideon Road.

Shuttleworth Road

Estimated delivery date – Autumn 2020
71 residential units in total



Location from Pennethorne House

Driving – 6 mins
Walking – 12 mins

15 x 1 bedroom
39 x 2 bedroom
9 x 3 bedroom
8 x 4 bedroom

Case officers from the Regeneration Team are contacting Pennethorne House residents to register their interest in these sites, so that allocations to these properties can be made.

Gideon Road

Estimated delivery date – Autumn 2020
18 residential units in total

Location from Pennethorne House

Driving – 7 mins
Walking – 25 mins

4 x 1 bedroom
11 x 2 bedroom
1 x 4 bedroom (house)
1 x 5 bedroom (house)
1 x 6 bedroom (house)



ASSEMBLE & JOIN

COMMUNITY MICRO-MANUFACTURING

Look out for an exciting new project to get involved in! As part of the summer programme of activities, we will be running a series of workshops to design and make items for the community, using a CNC wood router. Assemble & Join is a community engagement project aimed at creating fun, creative experiences for all who attend.

Come and make a birdbox, a personalised table tennis bat, or put together a planter. If you're a local resident, business, school or community group, you can book to attend a workshop for FREE.

Look out for more details, coming soon. For more information about the project and to see updates please visit our website www.assembleandjoin.co.uk

YOUR LOCAL COUNCILLORS

The Winstanley and York Road estates are in Latchmere ward. You can raise any issues with your local councillors:

Cllr Tony Belton, Cllr.T.Belton@wandsworth.gov.uk, 020 7223 1736

Cllr Simon Hogg, Cllr.S.Hogg@wandsworth.gov.uk

Cllr Kate Stock, Cllr.K.Stock@wandsworth.gov.uk

You can also contact the Cabinet Member for Housing, **Councillor Kim Caddy**, at Cllr.K.Caddy@wandsworth.gov.uk or leave a message on 020 8871 6041.

GET IN TOUCH

Phone: 020 8871 6802

Email: winstanleyyorkroad@richmondandwandsworth.gov.uk

Office: 10 Lavender Road, SW11 2UG.

Monday - Thursday, 9.30am-12pm and 2pm-4.30pm

www.wandsworth.gov.uk/winstanleyyorkroad

www.winstanleyyorkroad.co.uk



**HAVE
YOUR
SAY!**

**Taylor
Wimpey**

THE BRIGHTER BOROUGH
Wandsworth