

Q4 2024 & Q1 2025 NEWSLETTER

# Atheldene Regeneration Project



Dear Residents and Stakeholders,

We would like to continue to apologies for any inconvenience caused over the last period.

Phase 1, like all projects when working through the completions & handover it's been an extremely busy period, however we are pleased to inform you that most of the new home-owners have moved into the 3 main apartment blocks A,B & C, and that works to Blocks D, F & E are currently targeted to complete Spring 25, with the final 6 houses in blocks G & H completing late Summer 25.

Phase 2 works for the NHS are now progressing well and are estimated to be completed by Autumn 25, when Brocklebank will decant and move into the new center.



## On Site Activities

### PHASE I:

#### **Block D (8 x apartments):**

- Utility connections have now been finalized.
- The new external brickwork walls have been completed and preparation for the paving is currently being undertaken.
- The fit out of the units is now progressing to different stages, from electrical and plumbing works to decorations.



#### **Block E & F. (15 x houses):**

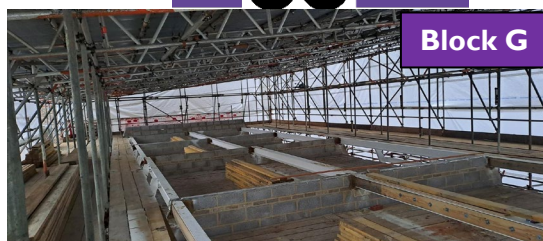
- Block E & F, external works are coming to a completion and await the final utility connection via Thames Water.
- The internal fit out of the units are progressing at different stages and the first plot in block F, is being prepared for the new home-owner to move in before Christmas.



## PHASE I

### **Blocks G & H (9 x houses):**

- Block G, plot 1 is now occupied, plot 2 continues to be used as a Show House and the remaining 4 plots have been fitted with a scaffolding roof and are currently having their roofs fitted.
- Internal fit off these units is planned to commence in early next year.
- Block H, The external façades have been completed and roofing is currently being undertaken, which is planned to be completed by the end of this year.



## PHASE 2:

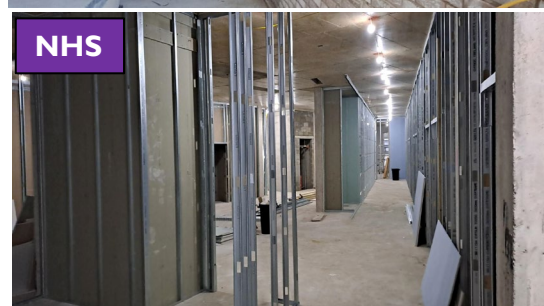
### **Health Centre ph2a:**

- The external scaffolding has been completed and wrapped in plastic sheeting.
- Works to the façade are currently being undertaken, brick & stonework are progressing up to the first floor.
- The NHS fit out works have recently started and are underway, with the new stud partition wall currently being erected.



### **New Affordable Rent Apartments ph2b:**

- Following the granting of planning permission, the design team have been engaged and have started the complex design, once concluded it will be submitted to new government building control body for their approval and sign off, the team is currently planning to have this process completed by Mid 2026.



## SITE LOGISTICS:

Steve our Logistic Manager and his team, work to ensure that no deliveries are made during the school drop off and pick up time slots and ensure that there is always a presence in on the surrounding roads.

- Although deliveries for ph1 have eased off, there are unfortunately still a few utilities connection which still need to be undertaken, the permits and permissions for these works are put together directly between the utilities & LBW highways, however Steve will always be part of the process.
- Due to the location of ph2, corner of Garratt Lane & Swaffield Rd the council have not permitted any delivery/off-loading zone on either of these roads & have insisted that all deliveries are made via Farlton, Atheldene & Oakshaw Roads.

### **New Pavement works;**

- Now that most of the works on phase I are coming to a completion, a programme of works is currently being drawn up with LBW highways team with a view to starting soon, these works will ensure that all of the pavements adjacent to the new building will be lifted and relaid, bringing them back to the same standard they were before the development started.



## Management Trainee Programme

### We're looking for:

Candidates interested in Site Management

School and college leavers

Driving licence preferable

Candidates should be willing to travel to Head Office (Loughton) and sites across London and the South East

Available to start in September 2025

Our **Building Your Future** Management Trainee Programme gives trainees:



A Degree Apprenticeship in Construction Management whilst working towards a Trainee Site Management role



Rotations in four business departments: Commercial, Pre-construction, Production, Technical and four mini taster departments



The opportunity to earn a competitive salary while you learn



21 days annual leave plus bank holidays and study leave entitlement



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**Deadline:**  
Sunday 16th  
February 2025



## Work Experience Placement



Higgins Partnerships' Garratt Lane project hosted a local Wandsworth resident from the Wandsworth Work Match Jobs Fair for a one-week work experience placement.

During the candidate's placement, she completed the Higgins Partnerships Skills Builder Work Experience Programme where she enhanced three Essential Skills: Speaking, Listening and Teamwork. Due to the candidate's interest in project management, she had the opportunity to shadow our commercial and project management team on-site. The candidate had the opportunity to also gain a site tour as well and see how the various teams work together on-site. The candidate's

placement provided her with the opportunity to see what it is like to work on a site as she has never worked on a construction site before. The experience provided her with the experience she was looking for and the site team really enjoyed hosting her on site.

Join us for two weeks for an onsite insight into the Construction world.



Insight in to the range of construction careers



Shadow an experienced professional



Build three essential skills



Improve your CV



Discover future opportunities with Higgins

To apply please send your CV to:

**CSR@higginspartnerships.co.uk**

**Please include 'Work Placement' in the subject line.**

**Candidates must be:**

- Aged over 18
- Available for the full 2 week placement
- A resident of the boroughs listed
- CSCS card preferable



## Contact Details

Key personnel and their contact details

**Steve Prater**  
Logistics Manager



## CHRISTMAS SHUTDOWN PERIOD

Last working day 23<sup>rd</sup> December.  
First day back 2<sup>nd</sup> January.

## SITE WORKING HOURS

07.30 – 18.00 Weekdays  
07.30 – 13.00 Saturdays



07730 821470



[garrattlane@higginspartnerships.co.uk](mailto:garrattlane@higginspartnerships.co.uk)



**Emergency out of hours contact**

**0871 750 3001**

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