

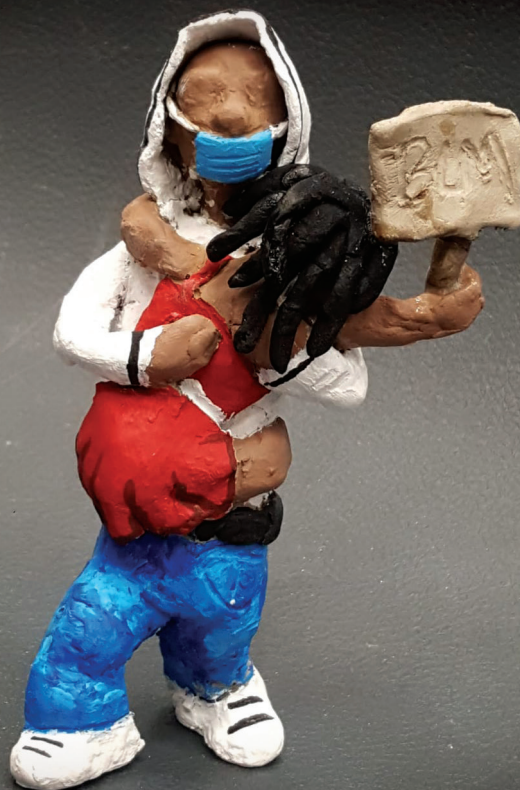
ACTON  
GARDENS

LONDON W3

# NEWS ABOUT THE REGENERATION OF SOUTH ACTON

April 2021

Issue 30



Welcome to the thirtieth edition of the Acton Gardens newsletter. Here you'll find updates to keep you involved and informed throughout the regeneration of South Acton.

#### In this issue:

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# PHASING UPDATE

## Phase 6.0 (Central Square and Hawthorn)

Phase 6 provides 308 new homes, featuring a podium courtyard design. Kelton House and Joyce Court (two blocks closest to Bollo Bridge Road) are now fully built and occupied.

The Community Centre, which forms part of the phase, has been put to excellent use during the pandemic by facilitating an emergency food hub for local people, free hot meals, art packs and educational worksheets for children.

In Phase 6.1, both Sainsbury's and Acton Town Dental Practice have remained open throughout the lockdown periods. To the relief of those in need of a trim, Aziz Barber's is due to re-open this month, which is in line with government guidance. We are pleased to announce that an enthusiastic and passionate operator has been selected for the corner café.

At Phase 6.2, negotiations in relation to the GP Surgery are progressing, and subject to NHS fit-out programme, it is envisaged the Health Centre will open in early 2022. Cybertots nursery are currently undertaking their fit out and are scheduled to complete the nursery around Easter. Finally, interest continues to be received for the remaining retail units.

## Phase 7.1 (Boreal)

Phase 7.1 is made up of 246 new homes and is now complete. Davenant Way and Rossetti Avenue are now also complete, providing two improved streets.

## Avenue Park

Phase 1 of Avenue park is due to commence in easter 2021 and will include equipment for toddler and junior play.

## Phase 7.2

Phase 7.2 is the next major phase in the Acton Gardens development to come forward with the planning application submitted to Ealing in January 2021. We are hoping to go to planning committee in May 2021. The planning reference for the main Reserved Matters application is 211783REM. More information regarding the application and ways to comment can be found on Ealing's Planning Portal, when searching for the application use the planning reference above.

Phase 7.2 is located to the north of Avenue Road, with the completed Phase 7.1 to the east and Acton High Street to the north. Proposals include 185 new homes, including Active Living accommodation for over 55's and the site wide energy centre.





### Phase 8.1 and 8.2

Phase 8.1 and 8.2 acquired planning consent on the 17th June 2020. Phase 8.1 and 8.2 will deliver 336 new homes combined, with 161 in Phase 8.1 and 175 in Phase 8.2. Phase 8.2 will start first, and construction works are currently expected to commence in Easter 2021.

Phase 8.2 is located to the east of Central Plaza on the site of Barwick House, Carisbrooke Court, the South Acton Working Men's Club and Brouncker Road. Phases 8.2 will begin construction of the new road which will eventually connect Strafford Road to Avenue Park Road. Phase 8.1 will shortly follow Phase 8.2 and will provide a courtyard block style podium. Phase 8.1 is located on the site of Ludlow Court and Carisbrooke Court.

### Phase 9.2 (Lindley)

Phase 9.2 secured planning permission in December 2018 for 203 new homes, set around a raised podium garden, together with a small new commercial unit at ground floor overlooking West Park. Construction is progressing well with the first block scheduled for completion in Summer 2021 and the final blocks are due to be handed over at the beginning of 2022.

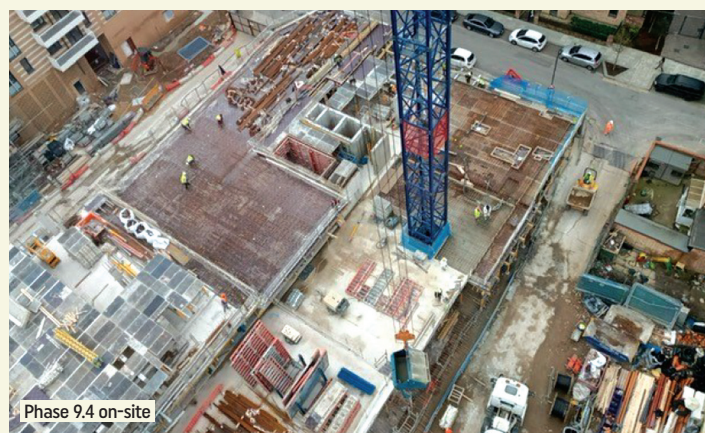
The Sales Launch on the 13th February 2021 was a success, with a show apartment now open on Enfield Road (appointment only).

### Phase 9.4

Phase 9.4 was granted planning permission for 209 new homes on 18th September 2019. The phase is situated on the southern corner of Enfield Road and Bollo Lane. After a brief period of demolition works being put on hold due to COVID-19, works have recommenced and full construction began in October 2020. The aim is for final completion in Autumn 2022. Construction started on site in October 2020 with the frame now coming out of the ground.

### Phase 9.3, 9.5 and 9.6

Phases 9.3, 9.5 and 9.6 are split into two main sections. Phase 9.3 is located to the north of Enfield Road. Phase 9.5 and 9.6 are located further east, lying to the north of Osborne Road and to the west of Berrymede Junior School. The assembly of the Planning Application for phases 9.3, 9.5 and 9.6 has commenced with the aim to submit the application in Summer, to have a decision by Autumn 2021 and to commence construction in 2022. The appointed architect for this phase is 'Pollard Thomas Edwards', and residents will soon be invited to join meetings and give their feedback on the proposed design.





# PLANNING APPLICATION UPDATES



## Phase 7.2 Planning Application Submitted

Following on from the online public consultation events held in November last year, Acton Gardens has now submitted the reserved matters planning application for phase 7.2, which is proposed to be built where Frampton Court, 98-100B Avenue Road, Cheltenham Place blocks 6 and 8 and Belgrave Close currently stand.

If you would like to look through the full planning application or submit any comments, just search for the following reference 211783REM on Ealing Council's planning application portal: [www.pam.ealing.gov.uk/online-applications/](http://www.pam.ealing.gov.uk/online-applications/)

## Phase 9.3, 9.5 and 9.6 Consultation Starting Soon

We will soon start consulting with residents, neighbours and local stakeholders on the plans for phases 9.3, 9.5 and 9.6 of the South Acton regeneration project.

These phases are proposed to be built on the site of the Enfield Road houses, Jerome Tower and Doyle House.

If you would more information about these phases, please get in touch with us using the details at the back of the newsletter.



## ACTON GARDENS COMMUNITY BOARD



The Acton Gardens Community Board is currently full as three resident board members were elected at the Annual General meeting in December. Two residents were re-elected onto the board and one resident was newly elected. A huge congratulations to Matthew, Natasha and Sally, and thank you to everybody who voted using our online poll.

Our next Community Board meeting is on Monday 14th June 21 (between 6pm-8pm). To attend as an observer please contact Eve on: [y@lqgroup.org.uk](mailto:y@lqgroup.org.uk)



# COMMUNITY CHEST



Acton Gardens is committed to supporting the vibrant and thriving local community and has set aside a funding pot to support community activities throughout the lifetime of the regeneration of South Acton.

## Community Chest Success Stories: Stay Active 4 Life



Stay Active 4 Life applied to the Community Chest last March to run a range of appropriate physical activity and social support classes to encourage South Acton residents to take part, improve their physical and emotional wellbeing and increase confidence and reduce the risks of isolation and frailty.

With the arrival of the national lockdown, Stay Active 4 Life moved their community classes online and delivered over 540 sessions of live Strength & Balance Level 1, Strength & Balance Level 1 and Zumba Gold classes on Zoom.

The classes helped participants maintain their independence, minimise inactivity, prevent frailty, build confidence, make friends and above all have fun. The exercises also improved participants strength, flexibility, stamina and energy levels whilst also helping to control their weight and stress levels.

Diana started attending weekly Zumba classes with Marilyn after her mother recommended them.

Diana said "I suffer from depression and find the physical activity helps bring me out of my low mood. The variety of moves and the uplifting music help brighten my spirits and seeing Bella, Marilyn & Aran's dog, always cheers me up".

When we went into lockdown classes started up online and having something to get up for each weekday has been a total lifeline. The activity of Zumba leaves me feeling revitalised, challenged both physically and mentally, and seeing Marilyn's positivity and watching Bella with her tail wagging makes me feel that life is good".

**If you know of a local organisation or project that could support the South Acton community, please get them to contact us to see how they could apply for Community Chest funding.**





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## ACTON GARDENS COMMUNITY CENTRE UPDATE

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Since the last newsletter, Acton Gardens Community Centre has remained closed, however this has not stopped the centre from playing a major part in the community through various projects, activities, and programmes.

Just before Christmas we partnered up with Acton Gardens to deliver some festive joy by distributing over 700 hampers to families, kids, and a number of local organisations, including the local school.



As part of our continued commitment to support residents of Acton Gardens, we have re-purposed the community centre into an emergency food and relief hub since March 2020.

This has allowed residents to pick up vital relief packages from the centre ensuring greater food security for households experiencing any difficulty. We have carried on with emergency relief through the current lockdown.



## Virtual Community Centre

We've also launched our virtual community centre with various activities such as kids dance classes, embroidery, holistic support and dance fitness classes taking place online throughout the week.

Check out [www.theagcc.co.uk](http://www.theagcc.co.uk) for more details.





Following the government's recent announcement, we are delighted to announce that the centre will begin the process of reopening its doors this month.

As we look to rollout projects and activities from the community centre, we are asking residents to engage with us and help shape their community by being part of the Acton Gardens Steering Group.

This Group will provide strategic direction for projects and activities at the centre. Do also check out the Digital Connect Flyer for information on how else you can have an input.

We will also be welcoming back the community table tennis and boxing clubs every Thursday from 5pm to 7pm at the community centre. Keep an eye on our website and social media for more information.

### Finally, are you looking for a space to bring your team back to work after lockdown?

Acton Gardens Community centre boasts a modern 23 desk capacity, well-equipped co-working space with access to reliable internet service, storage, kitchen facilities and access to a botanic terrace.



**ACTON GARDENS** | COMMUNITY CENTRE

**ACTON GARDENS  
DIGITAL CONNECT**

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## WE WANT TO HEAR FROM YOU!

We are working to roll out a project call "Acton Gardens Connect" which aims to keep local residents connected digitally by enhancing their skills and access to online services.

Please help us understand your needs by filling out the survey using the link below or scanning the QR code: <https://bit.ly/3qAALEB>

COMPLETING A SURVEY ALSO ENTERS YOU INTO A PRIZE DRAW WITH A CHANCE TO WIN £50 'ONE4ALL' VOUCHER



**ACTON GARDENS** | COMMUNITY CENTRE

ACTON GARDENS STEERING GROUP

## WANT TO SHAPE YOUR COMMUNITY?

**ONLY QUALIFICATION REQUIRED:  
PASSION TO DEVELOP ACTON  
GARDENS**

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Getting involved in the Acton Gardens Steering group is a great opportunity for you to represent residents' interests and to shape some of the projects and activities in the community centre.

Steering group members meet quarterly (currently online) and work with Acton Gardens Community Centre using their knowledge and experience in the decision-making process.

If interested, please contact  
maryam.hamedi@mhdt.org.uk  
Subject: AG Steering Group



**STARTING 15TH APRIL 2021**

# COMMUNITY TABLE TENNIS & BOXING

**THURSDAYS | 5 - 7PM**

ACTON GARDENS COMMUNITY CENTRE

FREE TO ATTEND

REGISTER BY CONTACTING US USING THE DETAILS BELOW OR SCANNING THE QR CODE

INFO@ACTONGARDENS.COMMUNITY  
INFO@JASONROBERTSFUNDATION.ORG

02080755240

Jason Roberts  
FOUNDATION



SCAN ME



**ACTON GARDENS** | COMMUNITY CENTRE  
WWW.THEAGCC.CO.UK





**ACTON GARDENS** | COMMUNITY CENTRE

# ACTON GARDENS COMMUNITY CENTRE OFFICE SPACE HIRE FEATURES INCLUDE

Unlimited hours per month / Fast, reliable internet  
Use of Hot Desk / Fixed Desk / Storage included / Kitchen facilities  
Free access to terrace / Free tea, coffee and biscuits

\*Subject to Terms and Conditions. Contact us for more details  
Tel: 020 8075 5240 and Email: [info@actongardens.community](mailto:info@actongardens.community)

[www.actongardens.community](http://www.actongardens.community)

UNIT A MUNSTER COURT  
BOLLO BRIDGE ROAD  
W3 8UU



# BOLLO BROOK YOUTH CENTRE

**Bollo Brook Youth Centre reopened for one-to-one sessions for the most vulnerable young people in November, offering art psychotherapy sessions and supporting young people to complete their Bronze Arts Awards (equivalent to a 3 grade at GCSE).**

We have also continued with our busy virtual schedule, working with renowned artist Sarah Staton to design a sculpture for the Acton Storms Tanks, established film makers to create a series of short films representing young people's lived experiences (which filming starting in the next few weeks), recording new episodes of our popular podcast, and making a new radio show for Westside Radio showcasing music made with young people, to name but a few of the projects.

Two young people from the centre are permanent members on Ealing's Race Equality

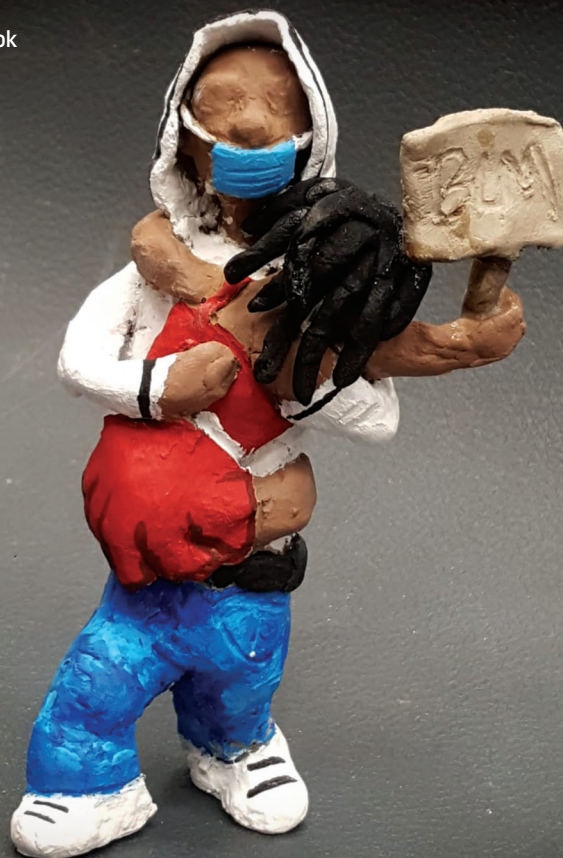
Commission, as well as chairing a parallel youth commission into the nature and impact of structural and societal racism in the borough. If any young people are interested in getting involved, they should contact Ami on [kouroumaa@ealing.gov.uk](mailto:kouroumaa@ealing.gov.uk).

In January, with the fresh restrictions in place, we restarted food distribution from Acton Gardens Community Centre, overseen by AJ (16), with the help of other young people, including Jennifer (15), Kelly (12) and Zaki (14).

Working with local residents, Berrymede Junior School, the staff at the Community Centre and our staff, they have organised packages for around 75 people, twice a week.

**Bollo Brook Youth Centre  
– Colin Brent**

A clay model representing a Black Lives Matter protestor, made by a young person at Bollo Brook Youth Centre as part of their arts programme





# BOLLO BROOK PARK

**NOW OPEN**

## **The transformed Bollo Brook Park is now open for local people and families to enjoy.**

Bollo Brook Park is located between Berrymede Junior School and Bollo Bridge Road and offers a range of sports, health and wellbeing activities for local residents of all ages and abilities.

The park has been significantly improved, and now offers a floodlit multi-use games area (MUGA), children's play area (including an interactive games arch that is the first of its kind in London), exercise equipment including a dedicated 'senior fitness' unit, an astro-turfed activity area and a footpath circuit for walking and jogging with timber distance markers.

Bollo Brook Park was designed in consultation with local residents, and both Berrymede Infant School and Berrymede Junior School have been involved throughout the project, as well as Bollo Brook Youth Centre.

The motif cast into the concrete of the performance area stage was designed by pupils from Berrymede Infant School, while a new mural that will be installed later this year has been designed by Berrymede Junior School pupils and members of Bollo Brook Youth Centre.

The transformation of Bollo Brook Park has been funded by Acton Gardens (who have also contributed to future maintenance of the park), with project management by Ealing Council's Leisure and Parks Service.





# CHRISTMAS HAMPER PROJECT



The Acton Gardens regeneration team secured £7,000 from the Countryside Communities Fund in December to deliver over 700 Christmas hampers to residents and their families across Acton Gardens and the South Acton Estate.

The regeneration team met with volunteers from the local community to assemble the bags at the Acton Gardens Community Centre.

Hampers for families and sheltered residents were packed with a range of items including hot chocolate, coffee, honey, snacks, mince pies and fresh fruit including apples, oranges and even pineapples. Children's Christmas goody bags filled with sketchpads, activity books, pens, pencils, toys, games and chocolates were also put together.

The bags were distributed by the Acton Gardens regeneration team, local volunteers and staff from Cultivate London by hand – using vans, wheelbarrows and foot power to the following local organisations:

- Berrymede Junior School
- Berrymede Infant School
- South Acton Children's Centre
- Bollo Brook Youth Club
- United Anglo Caribbean Society
- South Acton Sheltered Schemes
- Housing for Women (refuge accommodation and specialist support for women and their children)



## NEW CINEMA FOR OLD ACTON HIGH STREET LIBRARY



Acton Arts Project (a Community Interest Company made up of local residents) recently won the bid to turn the old Library building on Acton High Street into a two-screen cinema. The group raised £115,000 to get the project through the design, planning and legal stages after establishing the building as an Asset of Community Value.

Because of Covid-19 restrictions and its effect on film releases, Acton Arts Project have decided to put together a pop-up cinema which will be a simply constructed screening area with socially distanced, flexible seating. There will be a bar and cafe run by local traders and the group are looking forward to welcoming the community back into the building for Covid safe film screenings.

Acton Arts Project hope to begin construction of the pop-up cinema soon. To get updates on the project just visit their website:

[www.actonartsproject.com](http://www.actonartsproject.com)

# CONTACT THE TEAM NOW

## ACTON GARDENS REGENERATION TEAM AND EALING COUNCIL REGENERATION TEAM

**The Acton Gardens and Ealing Council Regeneration teams are available to speak with you on the phone or over email.**

Due to current Government guidance, the L&Q office remains closed and we are no longer holding face to face drop-ins.

Any inquiries can be directed to the regeneration team.  
**See contact details in the table below.**

TEAM	CONTACT
<b>LB Ealing staff:</b> Leon Joseph Kuldip Mann Amar Sokhi	<b>020 8825 6402, 020 8992 2017 or 020 8825 5987</b>
<b>L&amp;Q (Acton Gardens) Regeneration staff:</b> Eve Mouser Smith	<b>EMouserSmith@lqgroup.org.uk or 020 8189 2648</b>
<b>L&amp;Q Neighbourhood team:</b> Rudie Danso Nadine Oforu-Adjei Phillippe Greaves	<b>0300 456 9998</b>



## INDEPENDENT RESIDENT ADVISOR

Chris McConnachie is your Independent Advisor for South Acton. Chris is available to all residents living on the South Acton Estate. You are welcome to contact ETC Partners for confidential, impartial, independent advice and information regarding your options for a future home as part of the regeneration development.

You can also contact Chris on:

**Phone:** 0300 008 0015  
**Mobile:** 07730624344  
**Email:** southacton@etcpartners.org.uk

Please take care and stay safe everyone.


**Chris McConnachie,**  
Independent Resident Advisor



**ACTON  
GARDENS**

LONDON W3

**L&Q and Acton Gardens:**

 0300 456 9998

 yoursouthacton@lqgroup.org.uk

 1st Floor, Unit B, Donne Court,  
Bollo Bridge Road, Acton W3 8YG

 [www.youractongardens.co.uk](http://www.youractongardens.co.uk)