



NEWS ABOUT THE REGENERATION OF SOUTH ACTON



Nov 2020
Issue 29



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

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PHASING UPDATE

Phase 6.1 (Central Square)

Phase 6.1 is now fully built and occupied. The Community Centre and youth club, which both form part of the phase, have been put to excellent use during the pandemic by facilitating an emergency food hub for local people.

It has been confirmed that the flex unit will be occupied by a barber who is due to open later this year and we are still looking for the right tenants to occupy the café unit.

Phase 6.2 (Hawthorn)

Phase 6.2 has 160 new homes and the two blocks closest to Bollo Bridge Road (Kelton House and Joyce Court) are now occupied. Devlin House and Akenside Court have been completed internally.

We are now working on the groundworks to the north and north east boundaries and we will be working on resurfacing the public footpath which runs along the north boundary with Berrymede School.

Phase 7.1 (Boreal)

Phase 7.1 is made up of 246 new homes and is now complete, with all blocks now fully occupied.

A public consultation on the upgrade of Avenue Road Park, led by Ealing Council's Parks department took place in January 2020, with a further design and feedback session with residents held in October 2020. It is anticipated that phase 1 of works to the new Avenue Park Road will commence in early 2021.

Phase 7.2

Phase 7.2 is the next major phase in the Acton Gardens development to come forward for a planning application. 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.



Phase 6.1 Food Donations at Bollo Brook youth centre during lockdown



Phase 6.2 overlooking Bollo Brook Park (CGI)



Phase 7.1 (Boreal) overlooking Avenue Road Park



Phase 7.2

Planning design has commenced and is in the process of designing around 170 homes, including an Active Living scheme for residents aged over 55 and the site wide energy centre. A planning application is due to be submitted in early 2021. More information about the public consultation event can be found on page 4.

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 and the scaffolding on Osborne road is on track to come down early 2021.

Phase 9.4

Phase 9.4 was granted planning permission for 209 new homes in 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.

Phase 8.1 and 8.2

Phase 8.1 and 8.2 acquired planning consent on 17th June 2020. Phase 8.1 and 8.2 will deliver 336 new homes, with 161 in phase 8.1 and 175 in phase 8.2. Phase 8.2 will commence first, and construction works are currently expected to start at the beginning of 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 Trafford Road to Avenue Park Road. Phase 8.1 will 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 Looking north along Hanbury Road (CGI)



Phase 9.4 Looking south along Bollo Lane (CGI)



Phase 8.1 Looking north from Avenue Road Park (CGI)



Phase 8.2 Looking East from Central Plaza (CGI)



PHASE 7.2 ONLINE CONSULTATION EXHIBITION

TUESDAY 24 NOVEMBER 2020

We are holding an online exhibition on the design proposals for the next phase of the regeneration programme. This new development at phase 7.2 is proposed to be built where Frampton Court, 98-100B Avenue Road, Cheltenham Place blocks 6 and 8 and Belgrave Close currently stand.

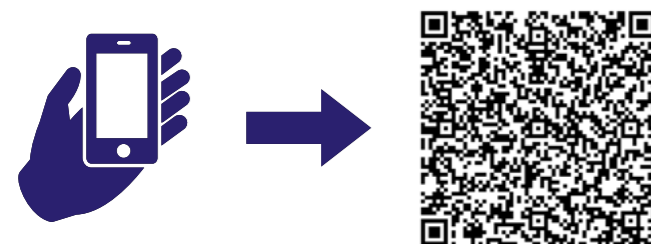
The online exhibition will be available on:

Date: Tuesday 24 November 2020

Time: 19:00 - 20:30

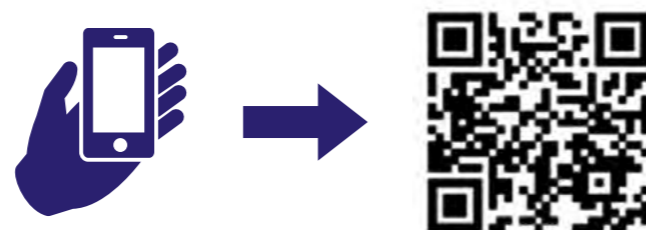
If you would like to join the online exhibition, please contact us on yoursouthacton@lqgroup.org.uk or **0208 189 3685** to receive the meeting link.

Or scan the code below using the camera function on your smart phone to go straight to the meeting:



During the online exhibition there will be an opportunity to ask questions and give your comments to the design team.

There is also an online feedback form that you can complete at any time. Just go to the website above or scan the code to fill in the form and give us your comments on the designs. This feedback form can also be posted to you if preferred.



<https://www.surveymonkey.co.uk/r/VKS2KT>

You will also be able to see the exhibition boards displayed on the construction hoarding walls opposite Barwick House and the Acton Gardens Community Centre behind Bollo Bridge Road at a time that suits you.



IF YOU HAVE ANY QUESTIONS ABOUT THE EXHIBITION, PLEASE CONTACT US ON:

T: 0208 189 3685 **E:** Yoursouthacton@lqgroup.org.uk **W:** www.youractongardens.co.uk

We look forward to seeing you there.

COMMUNITY CHEST

About the 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.

COVID 19 UPDATE

The Community Chest is still very much open and we are looking for digital and socially distanced projects that will support residents and local people.

There is currently no deadline so we will review applications as they are received.

For more information about the Community Chest and how to apply, please go to: www.youractongardens.co.uk/community-chest and click on 'Acton Gardens Community Chest guidance for applicants'.





ACTON GARDENS COMMUNITY BOARD

In line with current guidelines, the next Community Board meeting will be held online on 14 December via Microsoft Teams.

We are reviewing government advice constantly and hope to meet face to face with our Board members as soon as guidance allows us to do so. Until then, we would like to thank all Board members for their ongoing support and participation.



VOTE FOR YOUR NEW COMMUNITY BOARD MEMBERS

We have three Community Board member vacancies this year and have received applications from six residents. To vote for your new resident Board members, please go to www.youractongardens.co.uk. As we have three vacancies this year, please vote for three applicants. Voting closes at 17:00 on 2 December 2020 and the results will be announced at the online Annual General Meeting on 3rd December.

Statement 1 – Eva

“The strength of the team is each individual member. The strength of each member is the team.”

For the past 10 years, I have had the luxury of working in both the start-up and global arenas of executive life. At my core, I function in order and consistently improving processes to help departments reach their maximum potential and output. I am a big-picture thinker with the ability to quickly analyse a situation and apply creative thinking when problem-solving.

I am very passionate in the mission of regeneration of South Acton and would like to become even more engaged in the community I live in. I feel like I have a strong sense of what it is you do, what the board requires and how I can help.

We need to help each other, work collaboratively, behave with integrity, and always strive to communicate in a timely, open, honest, and fair manner. The best way to succeed is to embrace the unknown.

I believe in the power of being bold. Given autonomy will allow us to succeed in the team and their goals as well as the overall mission. I focus on impact. Strength + experience = impact.

I would like to support and represent all the residents ensuring their voices are listened to and actioned. Since working from home becomes a norm, why not take this opportunity to integrate and get to know the neighbours and our South Acton better?

Statement 2 – Cleo

I would like to support and represent all the residents ensuring their voices are listened to and actioned. Since working from home becomes a norm, why not take this opportunity to integrate and get to know the neighbours and our South Acton better?

Statement 3 – Alexandre

I recently moved to Acton Gardens and I am really enjoying the area. I have several high-level ideas already on how to improve the area and make it even more attractive to live in. Especially

with the pandemic hitting the dynamic of cities, I think there are opportunities for areas like Acton Gardens to grab attention from Londoners who are planning to move away from central London and attract further neighbourhood merchants for Acton Gardens to become a dynamic residential area. Overall, I consider myself as a tech savvy person, and I believe I can help with modernising processes and providing pragmatic feedback and advice. I have enough time to attend meetings, review literature and other communications but also reach out to communities.

Statement 4 - Sally

I've been on the Community Board for the last three years - for the last two I've been Vice Chair. I've lived on South Acton Estate for 24 years, I know many residents and my three children have gone or go to school here. My family and I moved into phase 5.2 of Acton Gardens May 2018, so I've experienced the moving process and new properties with L&Q.

We've watched South Acton evolve through the regeneration process and continue to watch it become Acton Gardens. I've loved becoming more involved and gaining more knowledge about the whole area and the changes that are happening, and being able to advise other residents.

I work locally, at South Acton Children's Centre, engaging with local families through outreach work. Some of the families that I work with are some of the most hard to reach, and by being able to bridge the gap between 'you' and 'them' I have shown to be a valuable member of the board. I've facilitated housing and independent advice sessions with families within my sessions. Even during the current pandemic, I continue to work with families; I just moved my sessions online! I have excellent communication skills; I'm warm, friendly and approachable, a face that's well known in the community.

Being voted back on the board would be a fantastic opportunity that'd enable me to continue to work alongside the board, in order to be a voice for local residents, and the housing trust to help to discuss any issues arising in the community. I hope you'll consider me to continue be a Community Board Member.

Statement 5 - Matthew

I have lived in Acton Gardens since May 2019 and really like the area. It's friendly, green, and easy to get everywhere in London.

I have taken a keen interest in the Acton Gardens development by attending previous community meetings, reading the meeting minutes and keeping up to date with plans.

I would like to join the Community Board to help make a true positive difference for the community at Acton Gardens and ensure the area continues to be a great place for everyone to live.

My work is in digital communications and I hope this is a skill I can bring to the Board to help residents be better equipped with information about where they live. Flexible working allows me to be available for the Community Board's meetings and easily work the responsibilities around my schedule.

Statement 6 - Natasha

I have lived in Acton Gardens formally known as South Acton Estate for 22yrs and I am a mother of 2 boys who both attended the Berrymede Schools. I also work on the estate at the South Acton Children's Centre. I have been on the Community Board for the last 4 years and I have been the Chair for the last 2 years. I moved into phase 3.2 in 2017 so I have also experienced the moving process.

My job involves a lot of parent contact and I have developed a good rapport with many of them. They often seek advice from me about many different topics including the regeneration. I have advised where needed and also signposted them to the right person for additional help. I pride myself to be friendly and approachable, I also have excellent communication skills.

Being on the board has helped me to gain more knowledge of what is happening within our community and also give suggestions on what would help the community to thrive.

The opportunity to be voted back onto the board would enable me to work in collaboration with the Housing Trust and act as a voice for the residents by commenting and discussing any issues which may arise in the developments and that will directly affect future outcomes in the community. I hope that you will consider my application to remain as a Resident Board Member.

ACTON GARDENS COMMUNITY BOARD ANNUAL GENERAL MEETING

This Year's Community Board Annual General Meeting will take place online via Microsoft Teams. The AGM is a great opportunity to look at the achievements of the Community Board and regeneration project over the past year and find out which new Board members have been voted in by residents.

**We would love for you to join us on:
Thursday 3 December at 18:00-20:00**

Please contact the team on **02081892648** or email **y@lqgroup.org.uk** to be sent a link to the meeting.



BOLLO BROOK PARK OPENS AT ACTON GARDENS

Ealing Council, L&Q and Countryside and have officially opened Bollo Brook Park, a transformed public open space at Acton Gardens.

Bollo Brook Park now offers a range of sports, health and wellbeing activities for local people of all ages and abilities. The park was previously just mown grass with no features, but now offers a floodlit multi-use games area, 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.

A performance area has also been created, with a stepped terrace providing informal seating around a small stage area. The motif cast into the concrete 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.



ACTON GARDENS BLOOMS WITH FREE GARDENING KITS FOR RESIDENTS

Over the summer, Countryside teamed up with Cultivate London to donate free gardening kits to residents across South Acton and Acton Gardens.

Around 90 residents picked up their gardening starter kits of pots, seeds, compost and hemp sacks and received advice from Cultivate London on how to best care for their new plants.

Auberon Bayley from Cultivate London commented:

"I hope that a silver lining from the recent threat to our health, economy and restrictions to our lives is that we have seen the potential for plants to enhance our living space. What we wanted to do with the growing packs was give people a simple selection that can get you started on a windowsill, balcony or garden."

The project was funded by the Countryside Communities Fund, which has been set up to support local charities and groups, food banks and others providing essential local services in locations where Countryside operates across the country.



ACTON GARDENS COMMUNITY CENTRE

Since been used as a re-purposed community relief hub during the Covid-19 pandemic, the team have been excited to reopen the doors to the Community Centre. Since reopening, the team have worked diligently to ensure the facilities were ready for safe public use.

We have implemented various measures throughout the centre to ensure that we comply with government guidelines including floor stickers, signage and hand sanitisers stations. There has been a positive return hire rate for previous centre users and we have experienced a promising level of new users.

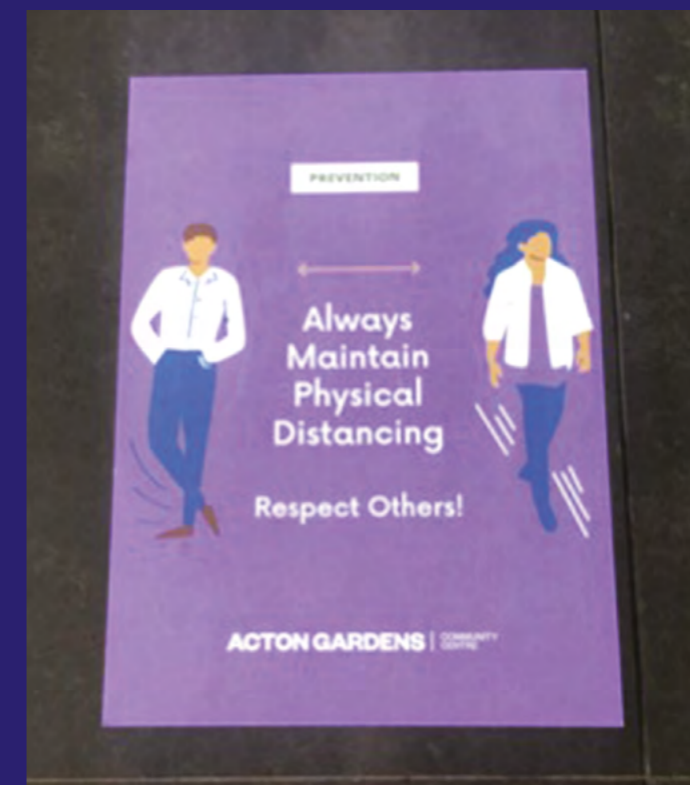
In our bid to reintegrate our services with the community, we have and continue to host the 'Community Table Tennis' project, which is delivered Thursdays between 5pm – 7pm in partnership with the Jason Roberts Foundation. The project has been engaging with a high participation rate. In commemoration of Black

History Month, we have been celebrating recent prominent black personalities, including Acton Garden's own Abdullahi Ali – amongst others. We have also hosted a Half-Term of free dance activity classes here at the centre, which has been well attended by local children.

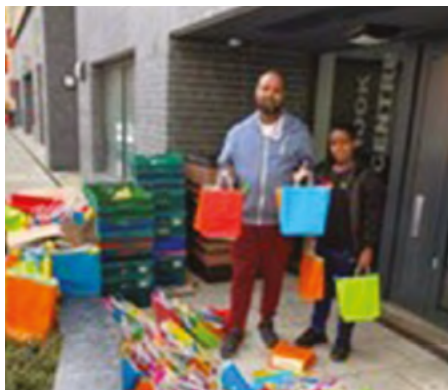
We want to take this opportunity to thank the community for their wonderful support over the last few months, and we hope to be able to welcome many more of you to the centre again very soon.

Please contact our team or check our website **www.theagcc.co.uk** for more information on our projects and activities, or for general information and advice.

We wish you and your loved ones a very safe and warm winter season.



Health and safety messaging implemented around our various offices



★ ★ ACTON GARDENS ★ ★ GOODY BAGS FOR CHILDREN AND OLDER RESIDENTS

Over summer, Acton Gardens delivered hundreds of goody bags to young children and sheltered accommodation residents with gifts including activity packs, sweets, toys, mugs, biscuits, jams, tea bags and sunglasses.

The goody bags for young children were distributed from Bollo Brook Youth Centre with the support of Acton Youth Association. Their support on this initiative was invaluable and we hope the young children enjoyed all the items that were included in the bags.

Afternoon tea gift bags for sheltered accommodation residents were delivered to their front door with the help of Ealing Council's caretaking service. Some of the sheltered accommodation residents have been particularly affected by the lockdown restrictions so we hope they enjoyed their treats.



L&Q DIGITAL EMPLOYMENT SUPPORT SERVICE

If you live at Acton Gardens or South Acton and would like support with employment and training, L&Q's employment support service can help. The team have re-shaped their service in response to the Covid-19 restrictions so they can work with clients digitally.

E-Employment Support – our experienced Employment Support Officers now provide one to one employment advice, support and guidance over telephone and email.

We offer FREE 1:1 support including:

- Help with job applications – do together online
- Interview skills – mock interviews together
- CV skills/writing – create CVs together
- Training courses – online sessions
- Job searches – tailored to your goals
- Confidence building

E-Learning – during the pandemic, the team have also designed sessions and webinars, including top tips to make yourself more employable and help and support with well-being and anxiety.

For more information please contact Sabrina George on:

Email: SGeorge@lqgroup.org.uk
Phone: 0300 456 9998 x3337
Mobile: 07815 428 329



BOLLO BROOK YOUTH CENTRE

Since the last newsletter, Bollo Brook Youth Centre has remained closed for activities, but this hasn't stopped staff from engaging with young people – well over 200 in the last three months – on a range of different projects.

These have included the continuation of our Bollo Speaks podcast in collaboration with the School of Oriental and African Studies. Shorter versions of these are now being sent to all MPs and members of the House of Lords as part of the university's Corridors of Power programme.

Amongst other things, young people have also performed live at a virtual Notting Hill Carnival event, taken part in webinars with figures from creative industries (including the legendary Kwame Kwaten), made short videos for Ealing Council promoting safety around Coronavirus, and worked with our fashion tutor, Pascal, to create mood boards.

As a response to the death of George Floyd and the Black Lives Matter movement, young people from the youth centre hosted an event, Community Speaks, in partnership with local

groups including Descendants, WAPPY and Delve, to look at the under-representation of BAME people in the arts and positions of power in Ealing.

This included moderating a panel debate with Leader of the Council, Julian Bell, and can be watched here:

<https://www.youtube.com/watch?v=KFOA4W3w96k&t=1198s>



CHRISTMAS AT ACTON GARDENS

The annual Christmas lights switch on event will not be taking place this year due to ongoing social distancing restrictions.

We will be sad to miss this big date in the Acton Gardens calendar but will still be making sure the Christmas tree is lit up outside the community centre for all residents to enjoy over the festive period.

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
LB Ealing staff: Leon Joseph Kuldip Mann Amar Sokhi	020 8825 6402, 020 8992 2017 or 020 8825 5987
L&Q (Acton Gardens) Regeneration staff: Keisha Samuels Eve Mouser Smith	KSamuels2@lqgroup.org.uk or 020 8189 3346 EMouserSmith@lqgroup.org.uk or 020 8189 2648
L&Q Neighbourhood team: Rudie Danso Nadine Ofosu-Adjei	0300 456 9998



NEW INDEPENDENT RESIDENT ADVISOR

Chris McConnachie is the new Independent Advisor for South Acton following Keith Mann's retirement in September.

Chris will be available at the resident drop-in surgery on:

**Tuesday 8th Decemebr 2020
2pm – 6pm**

Acton Gardens Community Centre, Munster Court,
Bollo Bridge Road
(entrance round the back of Sainsbury's)

You can also contact Chris on:

Phone: 0800 374864

Mobile: 07730624344

Email: chris.m@pep.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

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