



Tustin Estate newsletter

November 2020

Welcome to the latest edition of the Tustin Estate monthly newsletter from Southwark Council.

Work continues to engage with residents of the blocks and houses, the school and the businesses as part of the consultation on the future of the estate.

Which Option will be voted on in February 2021?

As you know in the preferred option survey that was that was carried out in September, the preferred option across the estate was Option 4, which was demolition and rebuild of the low-rise homes on the Tustin Estate.

In most blocks there was a clear majority for demolishing them and replacing them with new homes.

However in Manor Grove there was no clear majority.

Therefore in order to get on with delivering what the majority of residents on Tustin Estate want, in the February 2021 Residents Ballot the option that will be put to residents will be:

- The demolition and replacement with new homes of Bowness House, Heversham House, Hilbeck Close, Kentmere House & Ullswater House
- Retention of the houses in Manor Grove with improvements to the tenanted homes
- New houses in between the houses and on Manor Grove itself
- A new park in the centre of the estate
- A new Pilgrims' Way School
- New shops on the frontage of Old Kent Road.

A 'no' vote in February 2021 will mean that the option to maintain and repair the homes and the estate, will be taken forward.

If residents vote yes on the proposal, when will this happen?

If residents vote yes in the Resident' Ballot in February 2021, the draft timetable to deliver the residents choice will be:

- **Secure design team, build contactor and planning permission – spring 2021 to summer 2022**
- **Phase 1 – Autumn 2022 to Autumn 2024**
 - Demolition– Ullswater and Hillbeck.
 - Build and re-provide 200 homes.
 - Rehousing of residents
- **Phase 2 – Winter 2024 to Autumn 2026**
 - Demolition and rebuild Bowness and Kentmere & Heversham
 - Build new homes and school
- **Phase 3 – Winter 2026 to Autumn 2028**
 - Demolition of school
 - Build new homes

You can be assured that the consultation on the design of new homes will continue during this period.

Get involved in the designs for the new Tustin.

There was a recent workshop on design that was organised by the architects, Common Grounds about shared spaces and over 55's housing.

We have sent you the presentation that was used, but to see the video of the presentation, and hear the discussion go to the new Tustin

Website. The website can be found at <https://tustin.estate>. If you haven't already registered on the website, you will need to do this. Please let us know if you need assistance accessing the website.

To hear more about the designs, ask questions and share feedback before the option is finalised this December, please do use the Tustin Community Website.



Right now there a series of questions on the website for residents to comment on. Please use this QR code to go straight to the questions.



The Tustin Team will also be in touch with you via telephone to go through your feedback on design.

You can also get in touch directly with the Design team by emailing commongrounds@dshha.co.uk.

From Friday 20 November 2020 you will be able to visit the 'Box behind Bowness' which will have a model of the proposals in the box and you can write your comments on the latest designs on the estate!



The Tustin Website

Common Grounds have developed a website for the people of Tustin Estate.

The website will:

- collect local histories from residents
- supports skills and training
- share information

The website can be found at <https://tustin.estate>

Tustin Community Association

The Tenants and Residents group for the Tustin Estate is called the Tustin Community Association (TCA). They have been established for many years and work on behalf of residents on many issues. They meet on the third Thursday of each month at 7pm by Zoom.

Andrew Eke is Chair of the Tustin Community Association. The contact details for the TCA are:

- Telephone: **07464 867739**
- Email: **tustintca02@hotmail.com**
- Address: Residents Hall, Windermere Point, London SE15 1DY

The Tustin Resident Project Group

The Tustin Resident Project Group meets monthly, and oversees the project from a resident perspective working with Southwark Council. We are keen for more people to get involved. If you are interested in joining the group, please contact Neal Purvis on Freephone **0800 073 1051** or at **neal.purvis1@btinternet.com**

Contacting Southwark about this project

The project team working with the community on any plans for the low rise homes on the estate can be contacted on **020 7732 2886** or email **tustin@southwark.gov.uk**

Languages – do you need an interpreter or translator?

We will arrange for an interpreter to talk with you and translate documents where necessary.

Please contact the project team to ask for this service.

The Independent Tenant and Homeowner Advisor

Neal Purvis from Open Communities is the Independent Tenant and Homeowner Advisor. If you have any questions contact Neal on Freephone **0800 073 1051** or at **neal.purvis1@btinternet.com**



Resident Services Officer for the Tustin Estate

Andrew Johnson is the Resident Services Officer for the Tustin Estate. You can contact Andrew on 07535 541329 and his email address is **andrew.johnson@southwark.gov.uk**

All repairs for the Tustin Estate should be reported by calling **0800 952 4444**.

Coronavirus

From Thursday 5 November, England moved into a new period of national restrictions, until Wednesday 2 December. This means that once again, we should all stay at home as much as possible and work from home if we can.

While this is hard for everyone, it is really important that we stick to the rules, so together we can reduce the

number of people who are catching the virus, protect our families, friends and neighbours, and save lives.

The laws that the Government is introducing for this period mean you should only leave your home for specific purposes. These include to:

- Attend school, education or childcare
- Exercise outdoors or visit an outdoor public place
- Attend medical appointments or for any medical concerns or emergencies, including a booked Covid-19 test, or avoid harm or injury (such as domestic abuse)
- Go to work if you cannot work from home
- Shop for basic necessities like food and medicine
- Visit members of your support bubble, care for vulnerable people, or volunteer

Many businesses, such as pubs, non-essential shops, cinemas, leisure centres, museums and hair and beauty salons, will be closed from Thursday. Full details of the restrictions, which are still emerging and will be voted on by Parliament this week, can be found at www.gov.uk/coronavirus

Help us Keep Southwark Safe



If you think you have any of the COVID-19 symptoms you and anyone

living with you should self isolate immediately and book a test by calling 119 or visiting www.nhs.uk/coronavirus.

Symptoms include:

- A high temperature
- A new, continuous cough
- A loss or change to your sense of taste or smell

If you have symptoms you and anyone you live with must stay at home and self-isolate until you get your results. It is now a legal requirement to self-isolate if you've had a positive test or if you've been told to self-isolate by the national test and trace service.

If you think self-isolating could be difficult for any reason support is available. Visit the council's website for more information

www.southwark.gov.uk/coronavirus

Local Police Sessions

PC Imogen Thomas and PCSO Felix Adeyanju make up the local Old Kent Road Ward Police team. Their weekly drop in sessions at the Ledbury TRA Hall are suspended for now.

They have requested that any crime must be reported if it is an emergency to 999, and for non-emergencies to 101.

The team can also be contacted by emailing oldkentroad.snt@met.police.uk or by telephone on **020 8721 2436**, or they can be tweeted at [@MPSOldkentRoad](https://twitter.com/MPSOldkentRoad)

UPCOMING EVENTS

If you cannot make any of the meetings, there will be other opportunities to share your thoughts, feedback and questions. We can also share the audio file and meeting notes with you via email or for the notes only via letter. Please email tustin@southwark.gov.uk or call the Tustin Team on **020 7732 2575**.

Equalities, Health and Cost Benefit Workshop

Wednesday 25 November, 6pm – 7:30pm

This session will look at the final option to understand the opportunities and benefits of this option and steps to make sure the proposals meet equalities and health objectives.

Access Via zoom & via telephone

Zoom, Login using:
Meeting ID: 819 2165 9187
Passcode: 228395

Telephone

, Please call using:

- 020 3481 5240
- 020 3901 7895
- 01314 601 196
- 020 3051 2874
- 020 3481 5237

Design and Council Commitments Meeting

Wednesday 2nd December, 6pm to 8pm

This session will look at the final option - the design, the sustainability objectives and the council's commitments to resident's so you can have your say on these issues before this option is confirmed and put to residents in a Ballot in February 2021.

Access Via zoom & via telephone

Zoom, Login using:
Meeting ID: 812 6091 4537
Passcode: 694050

Telephone

, Please call using:

- 020 3481 5240
- 020 3901 7895
- 01314 601 196
- 020 3051 2874
- 020 3481 5237

