



## July 2022 Newsletter

# CENTRAL HILL

## WELCOME

**Welcome to your July edition of the Central Hill Newsletter.**

Inside this edition, you will find:

- Our Summer Work Experience Programme
- Resident Engagement Group (REG) update
- Health Impact Assessment
- Central Hill Resource Centre Opening
- Roman Rise Update
- Drone Survey Update
- Key Contacts

We'd love to hear from residents about what information and articles you'd like to have in your newsletter. Please email [centralhill@homesforlambeth.co.uk](mailto:centralhill@homesforlambeth.co.uk).

We want as many residents as possible to get involved in our employment and support programme, so in this issue we are focusing on an exciting work experience programme running for all ages during August and sharing more information about our Job Hub:

- **August** - Eight two-week work experience opportunities at our consultants' offices in central London where you can develop your work experience, skills, and confidence in areas such as Administration, Urban Design, Architecture, Planning and Engineering – see inside for more details

### JOB HUB

If you'd like support and early access to local jobs and training opportunities, help with job applications and interviews then please contact us or pop in:

**Where:** Central Hill Resource Centre, High Limes, Hawke Road, SE19 1EX

**When:** Mondays between 12 noon and 3pm

**Email:** [employability@homesforlambeth.co.uk](mailto:employability@homesforlambeth.co.uk)

**Telephone:** 07588 659 610

**Photo above from left to right –**  
Eamonn Lorimer, HFL Social Investment Programme Co-ordinator with Angee Villegas, Central Hill resident and REG member and PRP colleagues



HOMES FOR  
LAMBETH

# UPDATE

## Resident Engagement Group (REG) Update

We are really pleased to announce that your new Resident Engagement Group (REG) held its first Meeting on 4 July 2022. **Thank you** to everyone that has come forward to join the REG so far.

### Where is the REG at now?

The REG is still in its early days, and we are keen for more residents from Central Hill to join. The REG wants membership to remain open with no maximum number of members and there will not be an application form to join the group. We want to keep things simple, making it really easy for anyone to join.

Here is a summary of what was discussed at our recent meetings:

#### REG Workshop One - 6 June 2022

- At the first REG workshop on 6 June, we had 5 residents attend with PPCR. We discussed the role of the REG to act as a sounding board, as well as some key issues on Central Hill estate.
- Those present agreed how often the REG would meet, requested a senior member of staff from Homes for Lambeth attend the second workshop and requested clear masterplan timescales at a future meeting.

#### REG Workshop Two - 13 June 2022

- At the second workshop on 13 June, 8 residents attended along with Naz Hafezjee, Senior Programme Lead for Homes for Lambeth.
- We discussed wanting the REG to be a sounding board in developing, promoting, and supporting events, wanting closer dialogue with the community, and REG support to better engage with residents on regeneration issues.
- The REG were also keen to ensure that the wider resident voice is at the forefront of the masterplan and pleasingly all 8 residents present agreed to being part of the REG.

#### First REG Meeting 4 July 2022

- At the first REG meeting on 4 July, 6 residents attended.
- PRP, the design architect attended to present feedback from the Meet the Team events and present the masterplan timeline.
- There was also an introduction to the Health Impact Assessment workshop, and it was agreed there would be a resident-only workshop session as part of this process.

## Still not too late to get involved!

We are pleased that the REG has a nice mix from across the estate, with tenants, leaseholders, residents in temporary accommodation, and those renting privately, all being part of the new group. There is also a good mix of residents who have lived on Central Hill for many years and some newer residents, as well as good representation from the Central Hill Estate Residents Association (CHERA). It is important that the REG is representative of the community at Central Hill to ensure as many views as possible are taken into consideration. Whether you are for regeneration or against, please come forward.

### If you are interested, please come forward. Everyone is welcome!

PPCR, your independent tenants and leaseholder's advisors, are supporting the REG and will ensure all newcomers are brought up to speed. Please contact Mo or Pamela at PPCR to find out more or for an informal chat (contact details can be found on the back page).

#### Dates of future REG Meetings

The REG has agreed to meet on the first Monday of the month unless it falls on a Bank Holiday.

- Monday 1 August 2022, 7pm at the Central Hill Resource Centre
- Monday 5 September 2022, 7pm at the Central Hill Resource Centre
- Monday 3 October 2022, 7pm at the Central Hill Resource Centre

## Our Summer Work Experience Programme

### Come and work for one of our consultants this August

Working with our consultants PRP, LDA, Lichfields, and Stantec, we are pleased to be offering eight two-week work experience placements at their offices in central London this August. These placements will let people from Central Hill gain experience working in an office environment and develop your skills and confidence in

areas like Administration, Urban Design, Architecture, Planning and Engineering.

The consultants will provide equipment, training, and support including covering reasonable lunch and travel costs, so residents get the most out of their placement, which includes an insight into the workings of an office, developing a project, software skills, working in teams and confidence building.



LDA DESIGN



We have summarised in the table below the current placements available. Please contact Eamonn asap if you're interested in any of these opportunities. Email: [employability@homesforlambeth.co.uk](mailto:employability@homesforlambeth.co.uk) or by calling **07588 659 610**

Company	More about the company	Specialism	Opportunity	Objectives for the placement
<b>PRP Architects</b>	PRP offers a full range of design and building services including masterplanning and urban design, landscape and development consultancy.	Architectural Services	2 placements offered: <ul style="list-style-type: none"> <li>A placement in the Urban Design/ Masterplanning Team</li> <li>A placement in the Architecture Team</li> </ul>	<ul style="list-style-type: none"> <li>Develop an understanding of the different aspects of urban design within a multidisciplinary practice</li> <li>Gain an insight into how urban design, masterplanning &amp; placemaking is done internally and externally</li> <li>Develop software skills</li> </ul>
<b>LDA Design Services</b>	LDA Design is an employee-owned consultancy of urban designers, landscape architects and planners working together to connect people and place through landscape.	Landscape Design	2 placements offered: <ul style="list-style-type: none"> <li>A placement in the Landscape Architecture Team</li> <li>A placement in the Urban Design Team</li> </ul>	<ul style="list-style-type: none"> <li>During your placement you will likely be part of projects across our Landscape Architecture and Urban Design Teams, working on projects at varying scales from civic space design, mixed use developments, strategic infrastructure projects and masterplanning.</li> <li>Where possible we will arrange for you to visit one of our working construction sites</li> </ul>
<b>Litchfield</b>	Lichfields is a multi-award winning, sociable and supportive planning, economics and urban design consultancy.	Planning Consultant	<ul style="list-style-type: none"> <li>Two placements in the Planning Team</li> </ul>	<ul style="list-style-type: none"> <li>Experience practical planning work first-hand</li> <li>Get a feel for the industry and an office environment</li> <li>Explore different sectors of the planning profession</li> </ul>
<b>Stantec</b>	Stantec plan, design, deliver and manage the development and infrastructure needed to support the creation of sustainable, healthy and prosperous communities.	Technical Services including: <ul style="list-style-type: none"> <li>Structural Engineering</li> <li>Sustainability</li> <li>Highways and Transport</li> </ul>	2 placements offered: <ul style="list-style-type: none"> <li>A placement in the Engineering Technician Team</li> <li>A placement in the Administration Team</li> </ul>	<ul style="list-style-type: none"> <li>Develop an understanding of the different aspects of administration required within a multidisciplinary engineering and consultancy firm, including marketing support.</li> <li>Gain an insight into how marketing is produced internally.</li> <li>Develop software skills</li> </ul>



**Angee Villegas, Central Hill resident and Resident Engagement Group (REG) members**

Angee, a young resident of Central Hill, worked at architecture firm PRP's offices in central London earlier this year as part of our ongoing work experience programme. We interviewed Angee to find out how she enjoyed her work experience.



**1. How long lived at Central Hill?**

Just under 2 years.

**2. How did you get to know about the Homes for Lambeth work experience programme?**

I spoke with Eamonn in the Homes for Lambeth Employment Team. He explained that they had an opportunity to work at PRP's offices in the Marketing Department. It matched my interest in learning more about digital marketing and photography.

**3. Were you interviewed for the role?**

Yes, but I was supported and guided through the entire process, so it didn't feel scary.

**4. What made you want to work in the Marketing Team at PRP?**

I love photography and I wanted to do work experience to see what it's like to work in an office environment. I also wanted to learn more about digital marketing and social media. PRP were also willing to work with me to suit my family circumstances.

**5. What were you responsible for at the PRP offices?**

I helped develop press releases and social media posts. I learnt different graphic programmes, expected standards of a professional digital marketing team and about company branding.

**6. Would you recommend work experience to other residents at Central Hill?**

Most definitely. It's a great way to gain valuable work experience and learn more about how a professional working environment operates. The PRP team were very friendly, patient with me and kind.

**7. What are you planning on doing next and how will you put your new skills to use?**

I'm planning on launching my own business at some point and will use the digital marketing experience to develop catchy social media posts. I'm also speaking with Homes for Lambeth about attending an IT training course and have recently joined the Central Hill Resident Engagement Group (REG).

To find out more about our work experience opportunities please contact Eamonn on email [employability@homesforlambeth.co.uk](mailto:employability@homesforlambeth.co.uk) or by calling **07588 659 610**

## Independent Health Impact Assessment Update

Thrive, a specialist wellbeing consultancy, has been commissioned by Homes for Lambeth to undertake an independent Health Impact Assessment (HIA) of plans to regenerate Central Hill. This assessment will be used to inform future masterplanning work so we can make sure whatever we do here has a real and positive impact on the physical and mental health of the Central Hill community.

### The HIA process includes:

- Collecting information on the current health, mental wellbeing, and equality needs of residents
- Holding workshops to gather the views and experiences of residents, voluntary sector groups and providers of health and social services
- A review of published research on possible impacts of regeneration
- Production of a report and recommendations to ensure that the physical and mental health of the community is properly addressed

The HIA proposal was presented to the Central Hill Resident Engagement Group (REG) on 4th of July. The REG welcomed this approach and the opportunity to discuss the health implications of regeneration for Central Hill.

**Tony Coggins, Director at Thrive said *“Often Health Impact Assessments are commissioned after the masterplans have been developed, making it difficult to make significant changes. So, we are delighted that Homes for Lambeth have commissioned this independent piece of work so early in the process with the express view to ensure the masterplan maximises positive impact on the community's physical and mental health.”***

The first workshop will be held on 27 July with the Central Hill Resident Engagement Group (REG) and the second on 28 July with service providers such as Primary Care, Mental Health Trust, Lambeth Health and Social Care, and other voluntary organisations. Both workshops will consider the “impact of the current housing situation on health and mental wellbeing of residents.” We will then review the feedback to identify emerging themes which will then be the subject of further workshops in August.

The final report is due to be completed in September in time to inform the masterplan options, ensuring that it maximises positive and minimises any negative health, mental wellbeing, and equality impacts.

## Resident Updates

### 1. Central Hill Resource Centre

We are pleased to announce that the Central Hill Resource Centre will open on Monday 1 August at 10am. The Centre is opening in partnership with Lambeth Council and will ensure that residents can chat with Homes for Lambeth and Lambeth Council officers, for example the Resident Engagement Officer, Surveyor and Housing Officer, about any issues you may have.

We look forward to you visiting us in the newly refurbished Resource Centre space. The address is: **Central Hill Resource Centre, High Limes, Hawke Road, SE19 1EX.**

### 2. Roman Rise

We are aware of the fly tipping issue at Roman Rise and are in the process of cleaning up the site now that the travellers who had settled here in late June have moved on. Unfortunately, they have left a lot of rubbish behind which we will be clearing up.

Our contractor (MyCo Ltd) has made the site secure and will be assessing the rubbish over the next week to ensure that any contamination is safely dealt with, and the debris is sent to the correct tips. We expect the site to be fully cleared by 29 July 2022.

We expect to start works in late September 2022. More information about the construction programme will be provided in the next resident newsletter.

### 3. Drone survey

On the 21 June 2022, a resident newsletter was hand distributed to all homes on the Central Hill Estate. In this newsletter, we let residents know that drone surveys would be taking place to assess the condition of the roofs. Please accept our apology for not providing more notice of these surveys and if this item was lost amongst other articles in the newsletter.

The reason for using drones is that it is quicker and safer than the alternative – which would be people accessing and walking on the roofs. As per the follow up e-newsletter sent to residents on the 1 July 2022, the drone was only capturing downward video of the roofs and did not capture images inside the homes, ensuring your privacy. We can confirm that the drone survey is now complete. Thank you for your understanding.



## KEY CONTACTS

### Masterplan Enquiries

For all general enquiries about the masterplanning process please contact David Kamau, Resident Engagement Officer on:

Email: [centralhill@homesforlambeth.co.uk](mailto:centralhill@homesforlambeth.co.uk)

Telephone: 07888 606 231

### Job Hub

If you'd like support and early access to local jobs, training and work experience opportunities, help with job applications, CV writing and interview skills please contact Eamonn on:

Email: [employability@homesforlambeth.co.uk](mailto:employability@homesforlambeth.co.uk)

Telephone: 07588 659 610

### PPCR

PPCR your independent advisors hold monthly drop-ins between 3pm and 7pm on the first Monday of each month (except Bank Holiday Mondays). The next PPCR drop in will be held on Monday 1 August 2022 between 3pm to 7pm at the Central Hill Resource Centre, High Limes, Hawke Road, SE19 1EX. To speak with your independent advisors please use the contact details below:

Mo Ali

Email: [Mali@ppcr.org.uk](mailto:Mali@ppcr.org.uk)

Telephone: 07940 431 503

Pamela Kovachich

Email: [Pkovachich@ppcr.org.uk](mailto:Pkovachich@ppcr.org.uk)

Telephone: 07966 595 527



### Relocations

To speak to a relevant officer about moving home, please use the contacts below:

#### Secure council tenants

Paul Gordon, Resident Decant Officer

Email: [Pgordon@lambeth.gov.uk](mailto:Pgordon@lambeth.gov.uk)

Telephone: 020 7926 0385

#### Homeowners

Keith Richmond, Buyback Team

Email: [buybacks@lambeth.gov.uk](mailto:buybacks@lambeth.gov.uk)

### Housing and Repairs

Repairs should be reported by:

Logging in to your Tenant Portal

Alternatively, you can report repairs by telephoning:

Telephone: 020 7926 6000

Tenancy and estate issues should be reported to Dominic Boisson on:

Email: [DBoisson@lambeth.gov.uk](mailto:DBoisson@lambeth.gov.uk)

Telephone: 07960 699 865

## Translations

This newsletter can be translated into the following languages:

- Arabic
- French
- Polish
- Portuguese
- Somali
- Spanish

Please call 020 4526 9331 or email [translate@homesforlambeth.co.uk](mailto:translate@homesforlambeth.co.uk) for more information.



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