

Happy New Year:



We would like to wish all Avenue Road Estate residents a Happy New Year!

Planning Status Update:



Bellway Homes submitted the planning application for the Avenue Road Estate regeneration scheme last year in October 2022.

The latest update on the planning status is that the council have successfully achieved planning approval from their cabinet at a special planning committee meeting on Thursday 26th January 2023.

In order for development to progress, the Greater London Authority (GLA) have to also provide approval for the scheme, and a decision on this is expected in the coming weeks.

The GLA is governed by the Mayor of London and part of their responsibility is to provide additional funding to landlords/councils for estate regeneration projects which will involve the future demolition and re-provision of social homes.

Once a decision has been reached from the GLA, the council will write to residents to update you on the full planning status of the scheme and the next steps.



Weekly Coffee & Chat Session

Meet your Allocation & Decant Officer:



In preparation for the regeneration, Waltham Forest Council have appointed Michelle Carroll who will be the dedicated Decant & Allocation officer for the Avenue Road Estate.

Michelle will be responsible for working with residents around the rehousing strategy to ensure that each household will be housed suitably in a home that meets their needs as part of the regeneration process.

In the coming weeks, Michelle will be contacting those residents who will be in the first phase of the regeneration to assess your housing and medical needs. This includes Blackthorn Ct, Gean Ct, and Mulberry Ct (north) residents.

She is also available to meet at the weekly project shops on Thursdays (see *Project Shops*)

Project Shops:




**Weekly on Thursday's
10am-4pm (closed for lunch between 1-2pm)
Portacabins on the estate (by Mulberry Ct)**

You can pop in on Thursday's at the Project Shops to find out more about the redevelopment of the Avenue Road Estate and speak with the council's regeneration team.

NewmanFrancis ITRA



For independent advice & information about the Avenue Road Estate regeneration, please contact:

 **0800 644 6040 (Freephone)**

 avenueroad@newmanfrancis.org

Coffee & Chat with the Independent Advisors (ITRA)



Weekly on Wednesday's

3pm-6pm

Portacabins on the estate (by Mulberry Ct)

You are welcome to drop in on Wednesday's to speak with NewmanFrancis, the Independent Tenants' & Residents' Advisors (ITRA) to find out more about the regeneration process and your rights and options.

The Coffee & Chat sessions run weekly on **Wednesday's, 3pm-6pm** at the Portacabins on the Estate by Mulberry Court.

Contacts:



- **Dianne Obichere: Senior Regeneration Manager**
dianne.obichere@walthamforest.gov.uk
- **Tenancy Management Team:**
tenancy.management@walthamforest.gov.uk
- **Place Management Team:**
placemanagement@walthamforest.gov.uk
- **NewmanFrancis Independent Tenants' & Residents' Advisors (ITRA):**
0800 644 6040
avenueroad@newmanfrancis.org

Avenue Road Webpage:



You can find out more about the regeneration by visiting our project website, and view the latest plans via the below link or scanning the QR code:

www.newavenueroad.co.uk



ITRA Update:



NewmanFrancis are your Independent Tenants' & Residents' Advice Service (ITRA).

Our role is to provide independent and impartial advice and support. We are here to help you understand the regeneration process and how you will be impacted by any changes to your estate.

We are also based on your estate every Wednesday, 3pm-6pm at our coffee & chat sessions (Portacabins by Mulberry Court)

Over the coming months we will be carrying out a short feedback survey to find out your thoughts about the regeneration process, our service, and the communications which you receive (i.e. newsletters).

If you would like to find out more, please get in touch with us by calling **0800 644 6040** (freephone) or email us at avenueroad@newmanfrancis.org



How to report a repair or communal area issue:



Morgan Sindall Property Services are responsible for resolving any repair issues for council homes in the London Borough of Waltham Forest.

To report a repair, please call: **020 8496 4197** or email wfhrepairs@morgansindall.com

You can also find out more and subscribe to email newsletters online at:

www.walthamforest.gov.uk/avenueroadestate

