

# CLAPHAM

M A G A Z I N E

FOUR



AUTUMN EDITION

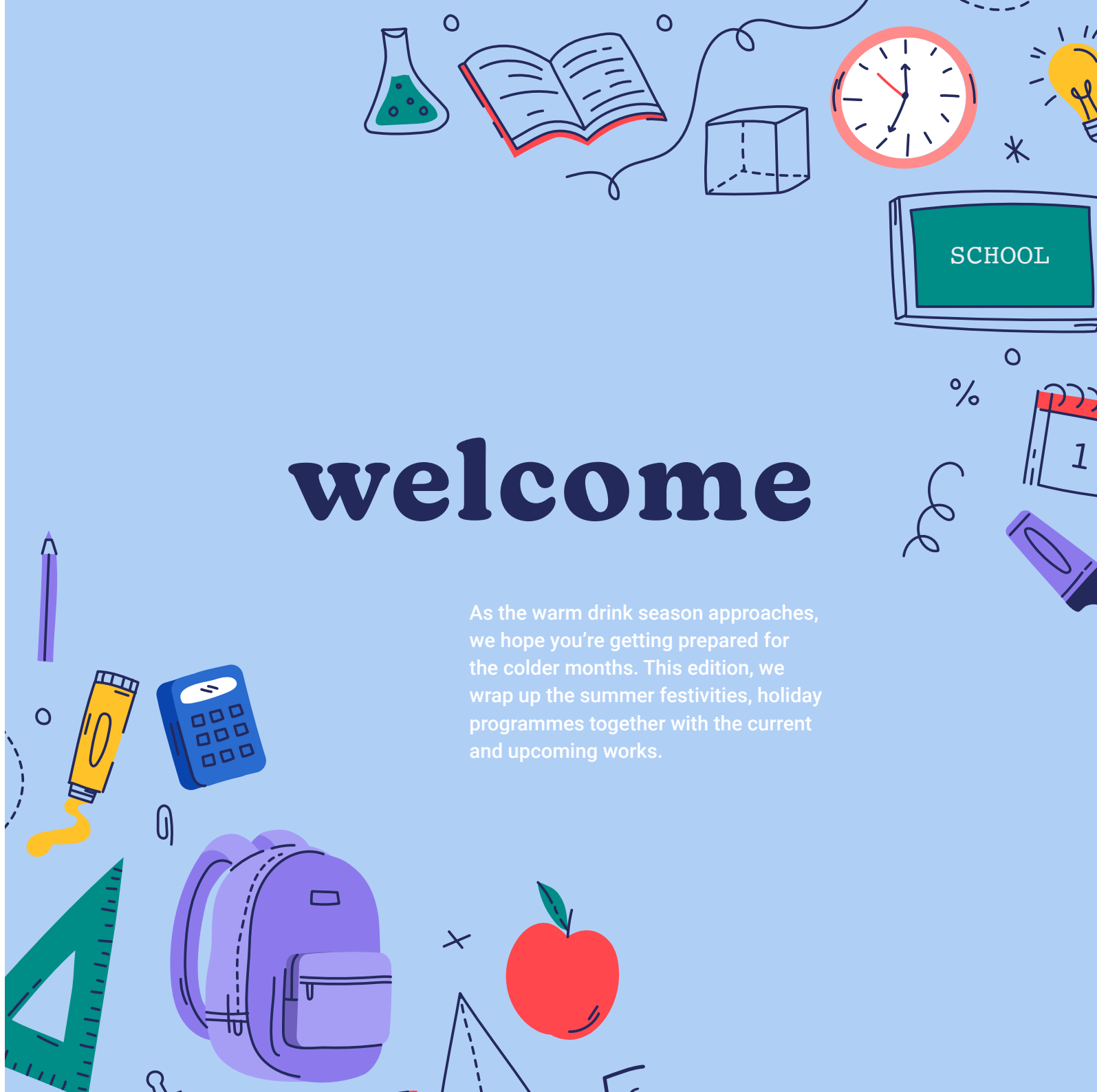
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# welcome

As the warm drink season approaches, we hope you’re getting prepared for the colder months. This edition, we wrap up the summer festivities, holiday programmes together with the current and upcoming works.



# Tribute to the Queen

We join with residents in expressing our sorrow at the passing of Her Majesty The Queen. Our thoughts are with all The Royal Family at this difficult time.

The Queen has been our monarch throughout MTVH's existence, and since the establishment of founding organisation Metropolitan in 1959. The continuity she has provided has been a source of strength to so many.

Below is a picture of the Queen with Nighat Khan, a Clapham Park resident who was invited to the Palace in 2019 to meet the Queen, as part of the International Women Celebrations. Nighat was honoured for her commitment in celebrating faith and belief groups to promote community cohesion.



Her Majesty opening Mendip and Pennine House in Edmonton, North London



Her Majesty opening Sky City in Wood Green, North London, in 1981



# The Clapham Park Regeneration Brainery

The Regeneration Brainery delivered a 5-day inspirational careers programme in July across London with multiple delivery partners that included Lloyd Banking Group, Hyde Housing, Levitt Bernstein and Octopus Real Estate for young people across Clapham Park and Lambeth. It was designed to increase aspirations and knowledge of careers in the built environment for young people aged 14 – 21 years.

Through collaborative working with MTVH and prior engagement with local schools, colleges, and universities, 23 local young people and 2 Regeneration Brainery Ambassadors took part in the London Brainery with all participants completing the full week programme with a retention rate of 100%. All the participants have reported having increased confidence and awareness about career pathways in the built environment and have developed new skills and knowledge that will help to broaden their professional network and achieve their career aspirations.

All participants have been offered a work experience placement in the specific area of the built environment in companies that they are most interested. We are so proud of all the young people that took part in the programme, as we continue to support and watch them develop a career in the built environment.





# Clapham Park Fun Day

## The Clapham Park Fun Day was the perfect opportunity for Countryside Partnerships to meet the Clapham Park community and discuss the planned regeneration.

Josh Chambers, Assistant Development, Manager and Sue Saunders, Community Liaison, Officer joined MTVH colleagues and volunteers on the day to share information about the early stages of the development.

We quickly learned from our conversations that this yearly event is very popular, with families with young children to senior residents all enjoying the activities, lovely weather and sharing food which was a great way to bring people together.

It was fantastic to meet so many people including a 95 year old gentleman and his daughter who cares for him. Historically he was a caretaker on Clapham Park. They will be moving into a new home in the coming months.

We talked to the local authority youth group 'Fight for Change' about what they would like to see in their area, a member of the 'Agnes Garden Friends Group', who asked for some materials for a project and a planner who worked on the project and was pleased to see the plans will soon be delivered, to name a few.

Many young families who live locally who wanted to see what will be happening in their area and we were able to use a 3D model to explain the proposals.

We hope that some of those who we met will be a part of consultations as work progresses. The event was a great introduction to this lively area and we are looking forward to working with MTVH in partnership to ensure community cohesion.





**We've once again worked in partnership with our fantastic residents and local organisations to put on a great event. This year's event was an opportunity for the Countryside team to meet the community, introduce themselves and listen to what mattered to residents. The MTVH Empowering Futures Team utilised the opportunity to connect residents to partners delivering key services to the community.**

We had great support from our housing colleagues who turned up in full force as well as the support of key partner organisations.

We made some environmentally friendly changes by ensuring drinking water was supplied in biodegradable cartons. Nigerian Jollof rice, jerk chicken, burgers, and veggie fare was available for all, which was kindly subsidised by Countryside. Hot drinks and cakes were supplied by our over 50s group.

Local residents who run their own businesses had the opportunity to have a stall and sold their wares. Our local Gardening group used the opportunity to sell some bargain plants to raise funds.

We had the obligatory bouncy castle and the MTVH Housing team were kept very busy trying to shepherd small energetic children. We had our drumming session which some of our colleagues took to like ducks to water. We also

had our own local young carnival group Mas Africa Kids, showing off their moves and costumes. Not to forget Knights Youth awarding with medals and trophy's winning boys and girls for most recent football tournament by the new Mayor of Lambeth.

Our new Mayor of Lambeth Cllr Pauline George did us proud making her way from stall to stall, chatting with everyone. She was especially keen to talk with the Young Advisors from Fight 4 Change and was later encouraging local councillors and our own Jane Long to dance to the beats!

The day finished with performances from the Brixton Chamber Orchestra with the whole crowd gathered around enjoying the vibe.

Special thanks to our Empowering Futures team who played an absolute blinder in making all this happen.









# Summer Holiday, Activity and Food (HAF) programme

We had a fun packed 6 weeks this summer with our Summer HAF programme.

**Our key focus alongside Lambeth is to ensure we are positively engaging with young children.**

Throughout the six weeks holiday we delivered fun packed activities to enable young children to enjoy their time off school. This included the following:

- Football in the park
- Visits to the cinema
- Go ape course
- And many more... Not forgetting fulfilling meals to keep the children happy.

Exceed Reading Stars worked with 50 young people across MTVH's Lambeth site. The young people enjoyed sports activities, learned about the importance of using their voice to make positive changes and were spoilt with a weekly trips to places like the Go Ape obstacle course, local cinema and a kick about in the local park.



The young people had the opportunity to meet successful black celebrities like rapper and comedian Micheal Dappa and successful entrepreneur and business owner Prince Cofie Owusu who visited the sessions to speak about their successes, their journey, how to focus and how to make a plan. The young people also learnt how to play chess where they were taught about the importance of thinking before making a move and the importance of having a plan or a strategy.



# Energy saving

Heating and hot water accounts for approximately 55% of a household's energy bills, according to the Energy Saving Trust (April 2020). Heating also accounts for the highest proportion of UK household carbon emissions.

You can potentially save £75 a year by efficiently utilising your thermostat, programmer, and thermostatic radiator valves. Programme or time your heating for when you need it, ensure that your heating is switched off at times when you might be home and do not need the heating to be on.



Lower your thermostat temperature - Energy Savings Trust estimates your annual heating bill increases by about 10% for every degree you turn the thermostat up. Try setting the room thermostat to 18°C and then turn it up by one degree each day until you find a temperature, you're comfortable with. You can save up to 300kg of annual carbon emissions for every degree the thermostat is turned down.

You can reduce your heating costs by ensuring each radiator in your home is able to circulate heat properly by ensuring they are unobstructed e.g. moving furniture away, not using cabinets to disguise them, and making sure they're not covered by curtains.

Other ways in which you can reduce your energy bills include keeping your curtains closed to retain heat that may be lost through the windows, close doors to retain heat, not heating rooms you don't use, switching appliances off standby, turn off the lights when not required, set your washing machine cycle to a lower temperature setting and avoid using a tumble drier.

For more information on ways to save on energy bills, please visit <https://energysavingtrust.org.uk/>. The government has announced a cost of living support package to help households with rising energy bills in these unprecedented times.

## This support package includes:

- Energy Price Guarantee will reduce the unit cost of electricity and gas so that a typical UK household will pay no more than £2,500 a year on average on their energy bill until April 2023 from 1st October 2022.
- £400 Energy Bills Support Scheme discount on the energy bill this autumn for customers in Great Britain.
- £150 Warm Home Discount on winter electricity bills for eligible low-income households.
- £650 Cost of Living Payment for those on means-tested benefits.
- £300 Pensioner Cost of Living Payment for those in receipt of the winter fuel payments.
- £150 Disability Cost of Living Payment for those qualifying.

For more information on support available, please visit <https://helpforhouseholds.campaign.gov.uk/>





# Men's health and wellbeing

The men's health and wellbeing project is an initiative funded by Lambeth Public Health Team to address high levels of men's suicide in the borough.

The aim was to create a safe space for men to talk about issues affecting their mental health and identify barriers to accessing services.

Every Thursday we have men from Clapham Park and surrounding areas getting together to play board games, do some sports activities and talk about societal and cultural expectations, impact of unemployment and worries about the cost-of-living crisis. Some of the challenges that were raised in the last few sessions include, stress, anxiety and depression, the negative effects of social media on men and their self-esteem, childhood trauma, anger problems in ourselves and those close to us, money management, debt and unemployment.

Our aim is to bring in specialists to our weekly sessions to address the issues that are raised. We have a qualified counsellor at every session leading the conversations and supporting the men. We also have access to various support services that can help our men access the right services.

We are also on the lookout for local residents who would like to access training to become local mental health champions, who will be accessible by the community for basic advice, support and knowledge of local support services.

Date to remember: On 6th of November we will be having our monthly Barber and BBQ sessions from 6:30 – 9:00pm

If you are interested in joining us at the Men's health and wellbeing sessions or booking a session with the counsellor, please contact **Wahid on 07717720584.**





# Sparkling Futures

As, part of MTVH’s new Sparking Futures initiative, a programme to support young people 16 – 30 years old back into sustainable employment and a follow up of the release of MTVH’s Housing Futures report, we hosted the Lambeth Employment and Housing event.

We welcomed our contractors Stack London, Kind & Co, Countryside alongside other organisations that included Construction Youth Trust, Greggs, The Prince’s Trust, Pinnacle, City Gateway, Love London Working and Southbank College at the Clapham Park Cube. The event was aimed at young people aged 16 – 30 years old to help them access training and employment opportunities.

MTVH’s colleagues from So Resi spoke to young people about how shared ownership is making home ownership possible for many people up and down the country. In attendance was HSBC Banking who delivered a session on finance aimed at understanding moving out costs.

As part of the event, a round table discussion took place with a serial entrepreneur, Kazadi Mwamba, and Joy Nwadu, 22, a young homeowner, who shared their stories about starting a business and becoming a homeowner.

Working alongside young residents of Clapham Park, we were able to create an event that was tailored to the needs of young people to support them to build knowledge around entrepreneurship, training, employment and homeownership.

Similar events have been held in Brent and Derby to increase the knowledge of more young MTVH residents.



# Lambeth Contractor’s Challenge

Throughout August, MTVH and our development contractors in Lambeth, Kind & Co, Countryside and Stack London have participated in the Lambeth Contractors Challenge. The programme aimed to engage younger Lambeth residents by providing real-life exposure to opportunities in construction on local developments.

The programme was developed and commissioned by Lambeth Council’s Economic Inclusion Team and coordinated by Construction Youth Trust. Our developers have supported an employment fair, sites visits, and workshops that allowed young people to try different practical trades at Clapham Park and Ashmole. MTVH is proud to continue to work alongside our partners and Lambeth Council to provide young people to gain real life skills and experiences about working in construction.

For more information about this and the Sparking Futures initiative, please contact **Kelly Thomas** on **07738 714 182**.





# Keith Shaw House and Donna Mews update

Clapham Park D01 flats and houses have made significant visual progress over the last quarter. The stunning characteristics of the Brickwork have almost reached their climax on the 6-story flats of KeithShaw House, along with the equal beauty of the stonework that surrounds the window. Although the scaffold covers most of this beautiful detail, its characteristics are evident to see.

The House 1 9 Donna Mews, named after the impeccable Donna C Hendry, are also visible from the street level and the higher levels of scaffold have been struck, allowing the contracting detail of the brickwork to peak through to be midst. These 9no townhouses boost a mix of light and dark brick combination with the continuation of stonework from the flats detailed also.

The hard landscaping to the rear of the development has taken shape and gives a fresh new perspective to the area to accompany the new development and use of the previous developments.

We are very much excited to see all the progress on site, and hope our residents enjoy their new homes. Internally we are entering into the final phases of work and will soon commence kitchen and bathroom installations in various areas.



# General Housing update

## Ward Panel

The panel decided on the following new promises;

- Parcels thefts / burglary
- Fireworks / ASB
- Brixton Triangle (installation of railings)
- Designing out crime / Countryside contact for Cllrs
- Women's Safety

Although Thornton SNT has merged with part of Brixton Hill SNT following the ward changes, their email remains as **SNTLX-.Thornton@met.police.uk** but it is likely to change to Clapham Park to reflect the change.

## Tressider improvements

As part of our commitment to residents in our existing homes, we're happy to confirm the completion of the window replacement project at Tressider House.

Although part of our regeneration redevelopment plan, investment in the block was vital in supporting resident's ability to keep and maintain warm homes, especially in light of the current cost of living crisis.

We carried out an in-depth survey with residents to understand their concerns and created a plan of works to improve the block, with window replacement being the highest priority.

These works will help our existing and future residents of Tressider House, in the final years of its existence, live in homes that are warmer and drier.

## Cost Of Living

All at MTVH are aware of the impact being had as a result of the current economic crisis. In October the rise in the price of the fuel cap, the pressures on supply due to the conflict in Ukraine and

recent decisions impacting the economy has seen everyone having to make changes and consider the impact it may have.

To compound concerns, we head into the festive period of Christmas, which is a time for families and friends to come together and celebrate.

There will be pressure on some and all of our residents. We've already seen an increase in calls asking for information and support for food and heat.

We know better days are ahead but in these times we like to suggest:

- Watch your fuel consumption carefully to reduce cost
- Look for and use any offers and discounts available by retailers
- Review your own spending habits and find ways to make saving
- Keep an eye out for residents you know who may need support or help during this time.



# Upcoming works

## The transformation begins

It is likely you've seen an increase in workers on site as well as key equipment being delivered. This has been preparation for the imminent demolition work.

We will be starting with demolition at Poynders Parade and Clarence Crescent, which will make way for 500 new homes, a new multi-use games area and open space. The map below illustrates the locations of the forthcoming sites where construction will be taking place over the coming months and the proposed location of the main site office set up.

To maintain the working hours, there may be occasions when we will require a period of up to one hour before and one hour after normal working hours to start up and close down activities. Our approach will be to ensure minimal disruption to our neighbours and this has been agreed with Lambeth Council.

As a reminder, we had to close the post box on Poynders Parade so your nearest remaining post boxes are therefore situated at Thornton Road and Atkins Road. The multi-use games area also had to be closed for the meantime, as a brand new one will be delivered within the finished development.

The Sport England basketball court within the Cube and the games area on New Park Road and Agnes Riley Gardens remain open to the public.

Finally, we do appreciate that the construction will create change in your neighbourhood and we would like to thank you for your understanding during this time. Our neighbours are extremely important to us. With that in mind, we want to hear from you, if you have any matters you would like to raise regarding the work being carried out, then please contact [claphampark@secnewgate.co.uk](mailto:claphampark@secnewgate.co.uk) and one of our experienced team will get back to you.



### What we are doing to minimise disruption for our neighbours:

- The normal working hours during construction will be 08:00 to 18:00 hours Monday to Friday and 08:00 to 13:00 hours Saturdays. No Sunday or Bank Holiday working will occur unless by agreement.
- All working areas will be kept in a clean and tidy condition daily.
- Office, stores, and workshop areas will be non-smoking. Specific areas within the temporary construction compounds will be equipped with containers for smoking waste.
- Site accesses, accesses to site compounds and roads in the vicinity of site access points will be inspected weekly and maintained and kept clean as required.
- Waste will be managed effectively and in accordance with current legislation and best practice.
- Deliveries and traffic movement will be kept minimal and use main roads as much as practicable.
- We will ensure that Construction Traffic Routing Signs are in place, prior to works starting, and that these are maintained in good and clean condition throughout the duration of the works.
- Low emission vehicles will be used and any plant equipment will be fitted with catalysts, diesel particulate filters, or similar devices, where practicable.
- All vehicles will comply with exhaust emission regulations for their class.
- Mechanical road sweepers will be used on public roads at road crossings, construction compounds and other works accesses, to keep roads clear of tracked out mud.
- We will monitor dust emissions daily. In the event that visible dust emissions cross sensitive site boundaries works, will be suspended immediately until conditions change and / or dust suppression is implemented.
- Only plants conforming to relevant national, EU or international standards and directives, will be used.
- Loading/unloading areas will be located away from residential properties and shielded from properties where practicable








### We want to hear from you!


Do you have a story you'd like to share with your neighbours? Would you like to make a contribution? We're interested in hearing about activities for children and adults. We'd love to shine a spotlight on events in the community!


Tell us if there's something you'd like to see more of in the pages of @ClaphamPark by contacting Avril Branche at **Avril.Branche@mtvh.co.uk** or on **07701 388 385**.




**THE OFFICE IS OPEN:**  
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