

Minutes: Resident Steering Group Meeting

Date of meeting	Wednesday 15 January, 6pm	
Topic	Exmouth Estate Residents Steering Group (ERSG) Meeting	
Location	Exmouth Estate Community Hall	
Present for Residents	Present for Four / Swan/ IRLA	
Steve Willmot (SW)	Ian Simpson (IS) (Chair)	
Barbara Holland (BH)	Jeremy Arnold (JA)	
Joe Holland (JH)	Caroline Richardson (CR)	
India Cummins (IC)	Abdullah Hussain (AH)	
Danny Appleton (DA)	Elaine Navin (EN)	
Russell Bamber (RB)	Lois Blair (LBL)	
Victoria Bamber (VB)	Maharun Hussain (MH)	
Gareth Haddow (GH)	John Morris (JM)	
Chris Kilby (CK)	Four Communications (FC)	
Foddy Savva (FS)	Naushabah Khan (NK)	
Rothna Begum (RBM)	Sarah-Jane Sewell (SS)	
Ann Ahern (AA)	Levitt Bernstein (LB)	
Eric Wright (EW)	Mark Keagan (MK)	
	Patricia Calvino (PC)	
	Barton Willmore (BW)	
	Greg Pitt (GP)	

ITEM	DETAIL	WHO
1. Welcome and Introductions	<p><u>Welcome and Introductions</u></p> <p>The Chair (IS) welcomed everyone to the meeting and opened proceedings</p>	
2. Minutes	<p><u>Minutes</u></p> <ul style="list-style-type: none"> SW asked whether the minutes of the RSG be included on the Swan website. JA said it would be beneficial to develop a glossary of terms for legal and architectural terminology for the members of the group to use. 	

	<p><i>Previous Minutes</i></p> <ul style="list-style-type: none"> • Page 1; Name spelling changes to be made and Ann Ahern to be added as noting her apologies. • Page 3; clarification in second paragraph (residents may be a member of both the ERB and the ERSG). • Page 3; clarification in third paragraph (breaches in the code of conduct will be considered by the Chair and Swan Housing’s Head of Resident and Community Engagement). • Page 4; RB asked whether the Council be involved in the public foot path. JA confirmed Swan own the footpaths and this will be an ongoing conversation. • Page 4; RB asked for clarification over where the public realm would be included. JA confirmed within the red line area. • Page 5; AA asked if Swan’s contracting arm is a public company. JA confirmed that for several years, Swan have approximately 100 people working in the contracting arm which is wholly owned by Swan. • Page 5; RB asked for clarification regarding the “wider priorities”. LB explained that the purpose of the ERSG meetings is to define what those wider priorities are. <p><i>Code of Conduct</i></p> <ul style="list-style-type: none"> • Confirmation that all but AA have signed the Code of Conduct <p>ACTIONS</p> <ul style="list-style-type: none"> • LB to gather a glossary of terms on an ongoing basis. (Action #1) • Four to gather actions in a summary table at the end of the minutes on an ongoing basis. (Action #2) • Anyone who did not receive an email regarding the previous minutes should speak to the Chair (Action #3) 	<p>LB</p> <p>Four</p> <p>Everyone</p>
<p>3. Matters Arising</p>	<p><u>Matters Arising</u></p> <p><i>Compulsory Purchase Order (CPO)</i></p> <ul style="list-style-type: none"> • SW asked about the potential of a CPO. The Chair noted that a CPO is always a possibility in regeneration. • GP said no CPOs have been discussed with the Council at this time. The Chair noted that in practice, good consultation means this is not likely to happen. <p><i>Consultation next steps</i></p> <ul style="list-style-type: none"> • NK outlined the upcoming door knocking and consultation event on 6th and 8th of February. Leaflets 	

and posters will be circulated. NK asked if the Group could promote the event additionally to Residents.

- JA confirmed the event will be in the old hair dressers and Swan will ensure it is made safe and tidy and will then be used to the RSG following this. Swan will set up a web page with all of the information on so it is open and transparent.
- RB asked where the web page will be. CR confirmed it will be on the Swan website.
- VB asked if the invitation will be included on notice boards. NK confirmed they would be.

- JH asked if there be local meetings for specific residents. NK said that at this stage the drop in will be open to everyone and if there are specific concerns they can be dealt with there.
- JA said this is a chance to raise those initial concerns to feed them into the design process. Then the RSG will look at these concerns before they go to the public consultation in April, where proposals will start to be formed. There is a third consultation at the end of the year which will go out to the wider community with firmer proposals for people to see and comment on. The initial consultations open up the discussions and show residents the three stages of the process.
- JH stated his unhappiness with the process, stating he had concerns about construction traffic and pollution impacting Summercourt Road.
- The Chair asked where the leaflets were being distributed for the consultation event. NK confirmed it will be distributed to the entire Estate and that there will be further door knocking where there will be one to one conversations with residents.

Meeting format

- JH questioned the purpose of the meetings if facts and designs are not being shown. The Chair said the project team need to know the community first before developing plans.
- MK said each meeting will have a different focus and agenda and that the project team need to have these meetings to influence the designs. JA said that these meetings will help test different issues early on, and will help to highlight where sessions may need to be held with different groups of people.
- EW said Swan are planning to build 250 new homes, which the community do not want. JA said Swan need the opinion of the whole estate as NK has explained, and need to be given the time and a chance to move through a process. JA encouraged patients.

	<ul style="list-style-type: none"> • JH said the people directly affected by the development need to be consulted before the wider Estate. <p><i>Tree Planting</i></p> <p>DA asked if there be new tree planting to replace those lost through development. MK said this is all part of the process and that the team need to find out from residents the best way to make use of those spaces.</p> <p><i>Notifying Residents</i></p> <ul style="list-style-type: none"> • GH noted that at a previous meeting on Anti-social behaviour hosted by Swan Housing, only 7 people attended and asked how the project team plan to engage with everyone. NK said that door knocking will take place across four days and that the team will review what works and what doesn't and amend for next time. NK noted the importance of residents to engage with the process. • RBM asked if door-knocking is taking place before or after the pop up exhibition. NK confirmed it would take place after as there is limited before but doing it after it allows the team to provide feedback and give residents more information. • RBM said there were residents who didn't receive the leaflet and said it need to be translated to Bengali. NK confirmed everything for this process will be translated to Bengali. 	
<p>4. Design Proposals (Levitt Bernstein)</p>	<p><u>Design Proposals</u></p> <p><i>Summercourt Road Green</i></p> <ul style="list-style-type: none"> • JH said there is nothing else that can go in the space at Summercourt Road Green. • RB asked whether just the residents of that should be asked about all they think that can be done there and if residents wanted the trees leaving there, would Swan respect that. JA said Swan would take residents' concerns into consideration as we move through the design process. CR said all of the concerns of residents are really useful and all of comments will be captured as part of this process. • JA asked who uses the space and what for. VB said it is used as an access point and also for dog walking, and that only residents in that block can access it. <p><i>Resident Likes and Dislikes</i></p>	

- LB said we make the Multi Use Games Area (MUGA) a space a better use. AA said parents don't like their children going there on their own.
- VB asked whether a football pitch be incorporated into the community centre. AA said footballs hitting against gardens and windows are anti-social.
- RBM said the MUGA is so run down and only basketball can be played there and that it would be better as a multisport space that is locked at the end of the day to protect it. RB questioned where the space would go.
- JH said there is not a children's play area but consideration needed to go into its location. RB said it may cause more anti-social behaviour (ASB). IC said it was important that changes are not implemented just for fear of ASB.
- LB said it all comes down to quality of design such as how it may be lit and that good design prevents ASB. Space will be designed to be open and friendly for all to use.
- RB said the lighting isn't looked well-maintained now and questioned why it would be in the future.
- GH said that as more people utilise the space for recreation, it will deter ASB and noted there could be a programme to train up young people to be gym instructors and utilise it more.
- IS asked if more homes could be built on top of the sports space. LB said there are examples of how things can be done differently and use more intelligent ways of utilising the space.
- JA said that in a previous scheme, the MUGA was built on top of a community centre and it wasn't just used by young people, for example there was walking football for the over 55s
- RB asked who would be responsible for looking after this space if it was under the flats. CR said this was something to be considered in the future and that in other developments, Swan looks after the facilities.
- LB if it comes out as a good thing, it will be included if it is a priority asset for the community.
- FS asked whether the existing trees on the Estate could be moved to different areas and questioned that even if well lit, the areas could still attract unwanted ASB.
- JA said that sometimes putting gates up creates antisocial behaviour and there will need to be some compromise. JH cautioned against removing the gates which he said has prevented ASB.

Green Spaces

- IC said that the whole community benefit from the trees absorbing carbon from the road pollution. JA said that the team could be look at better species of plants that

could help pollution. CK said that in other areas green walls are used which are more efficient at taking pollution out of the air.

- IC said that mature trees cannot just be replaced with saplings.
- LB said Swan want this to be a green development, which is a priority for everyone and that there are different ways that buildings can be used and built to help protect people from pollution.
- EW said residents love having the green spaces, even just walking through it utilises the space.

Building Heights

- IC asked how 250 homes are fit into a space we don't have and asked whether the project is restricted by the heights of nearby buildings. JA said the project is restricted to an extent, but anything proposed to the planning authority has to sit within their policy.
- RB said that the Council offices will be going 8 storeys high next door doubted that Swan would want to build anything shorter. LB cautioned that no decisions have been made, and that these considerations needed to be worked out.

New Green Spaces

- RBM said a green area with benches is great for older people, which for some people, would be peoples only way of meeting new people and enjoying community.
- JA said the main green space is important, but enhancements that are added and respected will be important for the community.
- EW said all the green spaces near The George is beautiful and said he would hate to see it go and end up looking like the rest of Commercial Road.

Building Heights

- FS asked how Swan would determine building height. JA said it would need to be appropriate to the environment and that the team would need to consider the impact on surrounding residents.
- BW said there is not a one-size-fits-all option for heights and that a large number of different assessments would need to be undertaken to prove to the Council and GLA, and also to the wider community, that it is appropriate and would work.
- JH said that if Swan were looking to incorporate 250 additional units, then block would have to go taller than 8 storeys.

	<p><i>Parking</i></p> <ul style="list-style-type: none"> • SW asked if 250 additional units means 250 more cars, and questioned the ability to provide more parking. RB said the needs of current residents needs to be considered. JA said Swan would not be allowed to build new parking spaces for existing residents and there will be a conversation about parking as part of the process. • VB questioned whether all current parking bays would still be there after the changes. AH said that anyone with a parking permit already is likely to keep it. <p><i>Trees</i></p> <ul style="list-style-type: none"> • IC said that a lot of trees have been cut down over the years apparently in error and asked if residents can have a commitment from Swan that no trees will be cut down in error. • RB noted that NE UK previously said they would donate 10 trees to the estate and asked if this had been pursued. • EN said Swan do not want to be cutting down trees and that trees should only be cut down if they are causing a danger. • IC said there has been a survey of all the trees on the Estate conducted. JA said that if anyone has any information they think is helpful (like the tree survey) please do share with the Group. 	
5. AOB	<p><u>AOB</u></p> <ul style="list-style-type: none"> • RB asked whether ERB meetings could be moved so they are not on consecutive weeks. CR said the team will look at the calendar and see what is possible. • It was agreed that LB would issue the topic schedule to the group. • JA asked if members could read the minutes before the meeting to clear any issues ahead of time. 	Swann LB

	Action	Who
1.	LB to gather a glossary of terms on an ongoing basis.	Levitt Bernstein
2.	Four to gather actions in a summary table at the end of the minutes on an ongoing basis.	Four Communications
3.	Anyone who has not received emails from the IRLA should make themselves known as soon as possible to the chair.	All
4.	LB to issue topic schedule for future meetings	Levitt Bernstein
5.	Swan to consider the future dates of the meetings	Swan
6.	The minutes of the meetings are read before the next meeting	All

Meeting closed at 20:32

Signed by the Chair:

Date: