

BULWELL & BULWELL FOREST AREA 1 COMMITTEE - 20 NOVEMBER 2013

Title of paper:	Environmental Submissions From Nottingham City Home (NCH)	
Director(s)/ Corporate Director(s):	Report of Chief Executive , Nottingham City Homes	Wards affected: Bulwell and Bulwell Forest Ward
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Other colleagues who have provided input:	Housing Patch Managers: Luke Walters, Beverley Rankin, Garry Handley, Gill Hames, Sheryl Fraser, Paula Richards, Jo Matthews	
Relevant Council Plan Strategic Priority: (you must mark X in the relevant boxes below)		
World Class Nottingham		
Work in Nottingham		
Safer Nottingham		x
Neighbourhood Nottingham		x
Family Nottingham		
Healthy Nottingham		
Leading Nottingham		
Summary of issues (including benefits to citizens/service users):		
<p>This report informs the Committee of the schemes requested by residents of NCH properties, residents living within the environment of NCH properties and NCH Staff, from the Housing Revenue Fund</p> <p>To provide extra security and safety and wellbeing to the residents of Bulwell and Bulwell Forest.</p> <p>This report proposes that the Area Committee approve the schemes.</p>		
Recommendation(s):		
1	That the Committee consider for approval the schemes listed in Bulwell Ward (Appendix 1) and Bulwell Forest (Appendix 2).	

1. **BACKGROUND**

1.1 The funds available for Area Committee are outlined in the table below

Ward	NCH Properties Per Ward	Budget Allocation 2012-13	Actual budget (including carry forward from 2011-12)
Bulwell	2585	£78,032.18	£78,032.18
Bulwell Forest	672	£19,326.72	£19,326.72

1.2 The proposed schemes must fit at least one of the following criteria;

- Improve Security of Tenants & Leaseholders (eg door entry, lighting, fencing, garage sites).
- Improve the Environment for Tenants & Leaseholders (eg dealing with graffiti, reducing anti-social behaviour, parking issues, drying area resurfacing).
- Improve Spaces for Tenants & Leaseholders (eg installation of community facilities or areas on land under NCH management).

2. **REASONS FOR RECOMMENDATIONS (INCLUDING OUTCOMES OF CONSULTATION)**

2.1 Suggestions for schemes have come from a number of sources including tenants, leaseholders, tenants and residents groups, elected Members, Local Area Group meetings, Ward walks, Housing Patch Managers and Neighbourhood Development Officers

3. **OTHER OPTIONS CONSIDERED IN MAKING RECOMMENDATIONS**

3.1 A number of schemes have been submitted; however the available funding does not cover all of the proposals in all wards. The Housing environmental schemes suggested but not submitted in this report will be carried forward for 2014-15 for consideration.

4. **FINANCIAL IMPLICATIONS (INCLUDING VALUE FOR MONEY/VAT)**

4.1 Nottingham City Homes has provided quotations for the proposed works via an agreed competitive tendering process.

4.2 Our contractors are procured based on value for money, quality of works and health & safety. The process of procurement, which was completed earlier, last year for the next few years has been completed for the delivery of environmental schemes throughout the city.

- 4.3 Thomas Bow won the contract for ground / general building work and Rushcliffe Fencing won the contract for fencing and gating works. These are both local contractors employing local people; including apprentices.
- 4.4 Where we are unable to use one of our procured contractors we will obtain 3 quotations to ensure we get value for money. All our schemes have to adhere to financial regulations and this requires us to obtain 3 quotations for any schemes with a value over £500.00.

5. RISK MANAGEMENT ISSUES (INCLUDING LEGAL IMPLICATIONS AND CRIME AND DISORDER ACT IMPLICATIONS)

- 5.1 To ensure local development in decision-making the Area Panel has been actively involved in the process. Ward members and local tenant and resident groups have also been consulted.
- 5.2 The programme will enable a series of improvements to take place that will improve security, spaces and the environment for local people.
- 5.3 The funds available are limited and are targeted at the most vulnerable tenants in the area within the criteria set out at section 1 of this report.

6. EQUALITY IMPACT ASSESSMENT (EIAs)

- 6.1 This report does not include proposals for new or changing policies, services. However, these proposals aim to improve the quality of lives and wellbeing for residents.

7. LIST OF BACKGROUND PAPERS OTHER THAN PUBLISHED WORKS OR THOSE DISCLOSING CONFIDENTIAL OR EXEMPT INFORMATION

- 7.1 None

8. PUBLISHED DOCUMENTS REFERRED TO IN COMPILING THIS REPORT

- 8.1 None

Bulwell Ward

Location	Details of proposal	Issues	Estimated costs	Estate star rating
Snapewood	Currently all the locks are different even areas where there are two gates that service one alley way have a different lock.	The area is prone to fly tipping which causes problems for services to clear as identifying the correct keys for the gates is a huge problem, which is also time consuming. By changing the locks to a suited system will allow all services easy access to clear and maintain the said areas. This will also improve the area and contribute to achieving a 4 star status for the estate.	£8531.52	3 Star
Hornbeam Gardens	White line parking bays	Around 16 – 24 Hornbeam Gardens there are currently no parking bays which leads to congestion when cars are parked in no specific location.	£1500	3 star
Utile Gardens	Create additional parking spaces on Utile gardens. Right Hand Side	The parking area is very limited for the amount of properties that it services, however there is scope to improve the parking facilities to accommodate the residents.	£29544.33 (£14772.17) Joint funding with NCC	3 Star
Courtleet Way / Willow Hillow Close	Courtleet Way and Willow Hill Close have a network of paths and walkways.	There is a problem in the locality of youths dealing drugs and using cycles / motorbikes to escape from police. The idea of bow top gating would slow the perpetrators down and with the bow top not give a congregation point for gangs to assemble. The pathways are also being used for joyriders on motorcycles.	£4246.00	3 star
Sandhurst Road	To install clearly visible signage at a suitable height (to be fitted on metal poles if feasible) for the bungalows on Sandhurst Road.	Tenants and residents support this proposal as they have stated that it is extremely difficult for agencies and emergency services to find specific properties in their area. The properties on Sandhurst Road are a mixture of 1 and 2 bedroom bungalows which predominantly accommodate	£2550.00	3 star

			elderly, disabled and vulnerable persons.		
Saxelby Gardens	The path situated between 17 – 18 Saxelby Gardens has a wooden fence which is prone to have the upright timbers being removed. A 1.8m high metal fence would deter unwanted visitors late at night.		The gap created by the removed fence panel is being used as a cut through which is unnerving to the residents as late at night males have been seen to using the path to urinate.	£1818.15	3 Star
Norwich Gardens	Norwich Gardens is an area of predominantly elderly and vulnerable people which is situated next to a park and play area		. Most areas on Norwich Gardens are not easily accessible by unwanted passers-by, however, there is an area between 18 and 30 Norwich Gardens that local youths are using as a cut through to the park. Residents have requested we erect a 12 Metre X 1.8metre high fence with a double gate (to allow access by the garden section) be erected to deter youths going on to the rear of the bungalows.	£2466.68	3 Star
Duchess Gardens	Duchess Gardens is an area allocated to elderly and vulnerable. (numbers 58 59 60)		The communal tarmac area for 58,59,60 and 61 Duchess gardens is in a poor condition and requires resurfacing. The main concern is of a Health & safety issue. There is slip hazards caused by loose stones and gravel which have been brought to the surface. Install Solar light to gable end.	£4718.97	3 Star
Duchess Gardens	The previous tenant at 11 Duchess gardens was unable to maintain his garden and came to an agreement with his neighbour at 12 Duchess gardens to take ownership and look after the garden.		The new tenant at 11 Duchess gardens is quite happy for the tenant at 12 Duchess gardens to keep the area of land marked However, this has left 11 Duchess gardens requiring a new gate a the front and rear of the property . It would also require a gate to the rear of 11 Duchess gardens Should this work be carried out to 11 Duchess Gardens the garden would be the same size as 10 Duchess gardens with the same gate layout	£1079.13	3 Star

Appendix 2

Bulwell Forest Ward

Location	Details of proposal	Issues	Estimated costs	Estate star rating
Colston Road	The caretaker of the site has requested that a section of metal fencing is removed and replaced with a metal gate.	The caretakers water source is in the block 67 – 81 Colston Rd but he has no access directly to the blocks across. Caretaker has to carry buckets of water around various blocks which is causing problems with the cleaning regime.	£3729.15	3 star
Flaxton Way	Resurfacing of communal parking area outside 38 Flaxton Way	There are several trip hazards caused by loose stones and gravel which have been brought to the surface by cars and construction vehicles as they drive across. This work is to be completed after the construction work on Duffield Court site has concluded.	£2581.69	3 star

Total Budget Available £19326.72

Proposals - £ 6310.84

Remaining Funds £13015.88