



# John Barker Place redevelopment update



**Welcome to our second update on the regeneration of John Barker Place. We're delighted to have started working on the development and wanted to update you on what you can expect to see happening next.**

We want to involve residents living across the Westmill community in helping to shape this new development so that it brings benefits to everyone. **We're inviting local residents to join a residents' steering group (RSG) that will work collaboratively with key stakeholders and residents in the area to develop a place that is good to live in.**

The RSG will also provide residents with a platform to contribute to proposals and to get involved in engagement events. You will receive support and training, and most of all, will be able to help make the area a positive, thriving place to live in with plenty of opportunities. Please drop an email expressing your interest and tell us what's important to you and your community to: [johnbarkerplace@settlegroup.org.uk](mailto:johnbarkerplace@settlegroup.org.uk)

In this edition, we hear from a resident who is looking forward to moving into her new home in Phase 1 of the development. There's also information on employment and apprenticeship opportunities, as well as updates on construction and how we plan to minimise disruption as much as possible. All updates will also be on our dedicated website page: [www.settlegroup.org.uk/jbp](http://www.settlegroup.org.uk/jbp)

**settle** 

## Regeneration update

Over the last two months, Jarvis Contracting, our development partner began preparing the site of the old playground for building work to start on Phase 1 of the development. Phase 1 will deliver 37 homes and two commercial units in Summer 2022. Phase 2, which is scheduled to begin in Spring 2022, will deliver 46 new homes in Autumn 2023.

We also have outline planning permission for additional new homes in a further third phase and will develop plans for these properties with residents during 2021.

In February, the hoarding was erected around the Phase 1 area and contractor compound. Over the next three months, construction work will progress on site.

## Upcoming work from March 2021 to May 2021

### March

- ▶ Foundation works begin for Phase 1
- ▶ Initial drainage works start in the Phase 1 area and contractor compound.

### April

- ▶ Erection of tower crane
- ▶ Closure of Western Road to allow drainage works to commence.

### May

- ▶ Phase 1 ground floor concrete pour
- ▶ Concrete frame for Phase 1 to commence.

## Employment and apprenticeship opportunities

Working with Jarvis, we will provide employment, apprenticeship and work placement opportunities for local residents throughout the development. To find out more, send us an email explaining the type of role you would be interested in and your experience to:

[johnbarkerplace@settlegroup.org.uk](mailto:johnbarkerplace@settlegroup.org.uk).

You can stay up-to-date with any potential vacancies here: [www.settlegroup.org.uk/jbp](http://www.settlegroup.org.uk/jbp)

## Regeneration timeline



## Minimising disruption



**Naturally, with all construction projects, sometimes it will be noisier on site, depending on the work that is being undertaken.**

As a Considerate Contractor, Jarvis will ensure there is minimal impact from the construction works to residents living nearby.

Working hours on site are normally between 8.00am - 6.00pm on Monday to Friday and 8.00am - 1.00pm on Saturdays.

Dust levels will be monitored at all times by Senior Site Manager, Chris and the site team. Dust control measures will be put in place, notably for the demolition work, which will be undertaken as part of Phase 2, scheduled for Spring 2022. A wheel wash will clean vehicles before they leave site and road cleaning will be arranged in the unlikely case that it is required.

## Your neighbourhood

### Jude's Story

The first two phases of the redevelopment of John Barker Place will include accommodation for residents of the nearby Westmill Lawns retirement living scheme and Freemans Close. Resident Jude is looking forward to moving into her new home in Phase 1 when it's completed in Summer 2022. You can watch Jude's interview in our new short film about work starting on the development of John Barker Place here: [www.settlegroup.org.uk/jbp](http://www.settlegroup.org.uk/jbp)



"I am excited about it. I am looking forward to living in new accommodation which will suit my needs better and I will be able to redesign how I'm living.

"At the moment I live on the first floor of one of the small blocks in Westmill Lawns and I have been here for 13 years. As I have gotten older the stairs have become a bit of a trial as there are no lifts in this block. I am happy that there will be a lift in the new development.

"There are some other people that I know in the scheme - residents, and it will be nice to keep in touch with them too.

"There's a feeling perhaps that the estate has been much the same for the last 15 years or so and it needs a little sprucing up. I think the redevelopment will make the immediate area look a lot better.

"I have been looking at the diagrams and computer images and it looks to me as if it's going to put a bit of a face-lift on John Barker Place. I hope that everyone will like it."



## Stay in touch

We will provide regular updates as the development work on John Barker Place continues and make sure there are ways for you to get involved and share your feedback.

Going forward a printed version of the newsletter will be delivered to residents on the local roads outlined on the map below.



If you don't live in these areas, but would still like to receive a print or digital version of the newsletter and monthly updates, please let us know by sending an email with your contact details to: [johnbarkerplace@settlegroup.org.uk](mailto:johnbarkerplace@settlegroup.org.uk)



You can keep up to date with the project by visiting our website: [www.settlegroup.org.uk/jbp](http://www.settlegroup.org.uk/jbp)



Send us any questions or input you have about this regeneration to:  
[johnbarkerplace@settlegroup.org.uk](mailto:johnbarkerplace@settlegroup.org.uk)



You can also call us on **0330 343 0016** if you want to talk through anything ask for **Tim or Anne**.