

Please complete this questionnaire and return it by Sunday 9 September 2018

- in the pre paid envelope provided or
- place it in the box in the at the Ledbury TRA Hall, Pencraig Way, Peckham, London SE15 1SH or
- complete it online at: www.southwark.gov.uk/ledburytowersconsultations

The independent firm of architects and surveyors (Hunters) we appointed to develop some options for the future of Ledbury Towers have now suggested four options:

- **A.** – A basic refurbishment of the towers to meet health and safety essential standards, paid for from the Housing Revenue Account.
- **B.** – A higher standard of refurbishment of the towers plus building new homes around them for local overcrowded families and other local residents in housing need; the additional refurbishment expenditure and the cost of the new council homes being partly met from the sale of new homes and partly from the Housing Revenue Account.
- **C.** – A mixture of refurbishment to the higher standard, and demolition of some, but not all, towers with a replacement of new homes for local overcrowded families and other local residents in housing need; the additional refurbishment expenditure and the cost of the new council homes being partly met from the sale of new homes.
- **D.** – Demolition of all four towers, and replacement with new homes; the additional cost of the new council homes, being partly met from the sale of new homes.

If options B, C or D are chosen, we will work closely with residents to develop detailed plans for the new homes.

Southwark Council's Cabinet will be considering a report from Hunters at the end of October 2018 on the future of the Towers. Before the Cabinet makes a decision, they want to understand the views of residents and former residents with the right to return about each of these proposals. We want you to let us know which options you prefer so your views are taken into account when the Cabinet makes the decision about the next steps.

There is a display in the Ledbury TRA Hall on the four options over the next two weeks. There will be an open meeting on Thursday 6 Sept 2018 at 7pm to hear about the options. Staff from Hunters will also be available at the Hall on the following days to discuss the options and answer any questions you may have:

- Thursday 30 August 2018 from 2pm until 8pm
- Thursday 6 September 2018 from 2pm until 7pm

The questionnaire needs to be returned by Sunday 9 September 2018. If you can not get out, please let your Resident Services Officer know, and they can collect the envelope from you to post into the box.

Overleaf you will find the 4 options set out. Please let us know how you would prioritise these options. Please do not tick or place a cross in any of the boxes. Please rate the options using the following:

- 1 (favourite option)
- 2 (next favourite option)
- 3 (next favourite option)
- 4 (least favourite option)

Your Name: «Name» Your Ledbury Address: «Ledbury_Address_1»

Your Current Address: «Current_Address_1»

Your Signature _____ Date _____

Please prioritise these options by rating them 1 (favourite option), 2 (next favourite option), 3 (next favourite option), 4 (least favourite option)

Priority

A. – A basic refurbishment of the Towers

The refurbishment works include at least the following:

- Permanent fire stopping, any fire risk assessment works required and installation of a sprinkler system
- Structural reinforcement works to all affected areas
- New kitchens, bathrooms and WCs.
- Making good cracks / gaps between external wall panels and intermediate cross-wall panels.
- Heating and electrical remedial works.
- Communal TV System
- Renewal of all service pipes, waterproofing to kitchens, WC and bathroom floors, renewal of existing soil stacks and renewal of communal cold water tanks.
- Improvements to ventilation to stairways and landings

B. – A higher standard of refurbishment of the Towers plus building new homes around them

This will include all of the refurbishment works set out in Option A plus building a number of new homes around the Towers. At least 35% of the new homes will be at council rents, and 50% of these will be offered first to Ledbury tenants in need of rehousing.

The homes built for sale will help Southwark Council pay for the following extra works to the Towers:

- Renew existing lifts and improve lighting to stairways and communal areas
- Provide improved insulation to flats and communal areas
- Repair/renew key building components such as roofs and windows
- Improve water pressure to upper floors
- Communal satellite and broadband

C. – Partial refurbishment to the higher standard, and demolition and replacement with new homes

This will include the demolition of some of the Towers; the Towers that remain will be refurbished as set out in Option A. The Towers that are demolished will be replaced with new homes. The number of refurbished and new homes at council rent will be at least the same number of council homes currently provided in the Towers. Examples of those options are on display in the Ledbury TRA Hall.

D. – Demolition of Bromyard, Peterchurch, Sarnsfield and Skenfrith Houses, and replacement with new homes

This will include the demolition of all four Towers. The four Towers will then be replaced with new homes. Examples are on display in the Ledbury TRA Hall. The number of new homes at council rent will be at least the same number of council homes currently provided in the Towers.

If Options, B, C or D are chosen, we will work closely with residents to develop detailed plans for the new homes.

We would really like to know the reason why you have chosen your option (to help inform the decision to be made), so please tell us here ...

Equalities information

To help us make sure we are meeting the needs of all of our communities living in the Towers, please complete the equalities information below. Completing this section is optional.

Why do we ask for this information?

It is important to us that we speak to as many people as we can that reflect the diverse communities in Southwark. This will ensure that everyone's needs are addressed through the plans we develop as a result of this survey.

Age

Are you...

- | | | | | | |
|-----------------------------------|--------------------------------|--------------------------------|--------------------------------|--------------------------------|------------------------------|
| <input type="checkbox"/> Under 16 | <input type="checkbox"/> 18-24 | <input type="checkbox"/> 35-44 | <input type="checkbox"/> 55-64 | <input type="checkbox"/> 75-84 | <input type="checkbox"/> 95+ |
| <input type="checkbox"/> 16-17 | <input type="checkbox"/> 25-34 | <input type="checkbox"/> 45-54 | <input type="checkbox"/> 65-74 | <input type="checkbox"/> 85-94 | |

Ethnicity

What do you consider to be your ethnicity? Please pick one section below and tick one box.

White or White British

- | | | |
|-----------------------------------|---|--|
| <input type="checkbox"/> British | <input type="checkbox"/> Welsh | <input type="checkbox"/> Gypsy, Roma or Irish Traveller |
| <input type="checkbox"/> English | <input type="checkbox"/> Northern Irish | <input type="checkbox"/> Other European |
| <input type="checkbox"/> Scottish | <input type="checkbox"/> Irish | <input type="checkbox"/> Other White (please specify if you wish): |

Black or Black British

- | | | |
|--|---|--|
| <input type="checkbox"/> Black British | <input type="checkbox"/> Nigerian | <input type="checkbox"/> Other African |
| <input type="checkbox"/> Caribbean | <input type="checkbox"/> Sierra Leonean | <input type="checkbox"/> Other Black (please specify if you wish): |
| <input type="checkbox"/> Ghanaian | <input type="checkbox"/> Somali | |

Asian or Asian British

- | | | |
|--|-------------------------------------|--|
| <input type="checkbox"/> Asian British | <input type="checkbox"/> Chinese | <input type="checkbox"/> Filipino |
| <input type="checkbox"/> Indian | <input type="checkbox"/> Pakistani | <input type="checkbox"/> Any Other Asian (please specify if you wish): |
| <input type="checkbox"/> Bangladeshi | <input type="checkbox"/> Vietnamese | |

Mixed Background

- | | | |
|---|--|--|
| <input type="checkbox"/> White & Black Caribbean | <input type="checkbox"/> White & Black African | <input type="checkbox"/> White & Asian |
| <input type="checkbox"/> Other mixed background (please specify if you wish): | | |

Other Ethnicities

- Arab
- Latin American (please specify if you wish):
- Any other ethnicity (please specify if you wish):

Disability and health

Are your day-to-day activities limited because of a health problem or disability which has lasted, or is expected to last, at least 12 months? Yes, limited a little Yes, limited a lot No, not limited

Please tick a box or boxes below which best describes the nature of your impairment(s):

- Hearing / Vision** (e.g. deaf, partially deaf or hard of hearing; blind or partial sight.)
 Physical / Mobility (e.g. wheelchair user, arthritis, multiple sclerosis etc)
 Mental health (lasting more than a year. e.g. severe depression, schizophrenia etc)
 Learning difficulties (e.g. dyslexia, dyspraxia etc)
 Memory problems (e.g. Alzheimer's etc)

If you wish to specify your impairment, please do so here:

Religion or belief

What is your religion or belief?

- Christian Hindu Buddhist
 Sikh Jewish Muslim No religion
 Other religion or belief (please specify if you wish):

Sex

Are you... Male Female

Gender reassignment

Is your gender identity the same as the gender you were assigned at birth? Yes No

Sexual orientation

Are you... Hetrosexual/straight Gay man
 Lesbian/Gay woman Bi-sexual

If you prefer to use your own term please specify this here:

GDPR Statement

We are collecting your personal data in accordance with our responsibilities under Section 105 of the Housing Act 1985. If you do not provide the personal information requested we may not be able to use the information you have given us. However the information you provide will only be used for the purposes of this consultation and only be accessed by the Ledbury and Consultation and Involvement teams. We will keep your personal data for one year after the decision on next steps and at the end of this period your personal data will be securely destroyed.

If you are concerned about how the council uses your personal data or would like to enquire about the personal information we hold on you, please contact us via dpo@southwark.gov.uk or on 020 7525 5000. More information about your rights is available on our website, or via the Information Commissioner (www.ico.org.uk).