

Great Places

Delivered to 77,000 homes in NewcastleGateshead

On the up!

Sunderland Road
area undergoing
improvements



Win!
A £100
shopping
spree

Newcastle: **Benwell & Scotswood | Elswick | Kenton | Byker | Walker | Walkergate | Fenham
Wingrove | Westgate | Blakelaw | Fawdon | South Heaton**

Gateshead: **Bridges | Deckham | Dunston & Teams | Felling | Lobley Hill & Bensham | Saltwell
Pelaw & Heworth | Windy Nook & Whitehills | High Fell**



Scotswood Winners: Glyn Jones, James Simmonds, Louise Stobbart (Manager), Thomas Stafford and Andrew Scandle

Wardens celebrate award wins

Scotswood and Benwell neighbourhood wardens have received a number of awards at a recent ceremony, proving that they are amongst the best in the North East.

At this year's Regional Warden Achievement Awards, held in Darlington, the Award for Excellence in Innovation went to the Scotswood Neighbourhood Wardens. The Scotswood Wardens won the award because of their imaginative work that has improved the local community.

The Benwell Street Wardens were also celebrating, having picked up the Award for Community Excellence. The award recognised the work of the wardens over the last year, including the successful junior warden scheme.

This follows their success last year in winning the Community Safety Award.

In addition, five wardens - Dave Armstrong, John Cook, Rebecca Neale, Glyn Jones and Andy Scandle - each won individual 'lifesaver' awards.

Both of the warden schemes are supported by Bridging NewcastleGateshead (BNG) in order to maintain a good quality of life for local people of Scotswood and Benwell through the regeneration.

Audrey Bushell is one resident who has benefited from the work of the wardens: "The Scotswood wardens have made a big difference in the area. They have helped in cleaning the area up and they have built a good rapport with local young people. They have also done the Neighbourhood Centre garden, which is just fantastic. If we need anything at all, they're always there to lend a hand."

Benwell Winners: Darren Boddy, Lee Richardson and Peter Thompson



Help STOP Anti-social behaviour

101 is a new 24-hour number provided by your police and local council to deal with community safety issues, including certain non-emergency crime, policing and anti-social behaviour.

Ring 101 to report:

- vandalism and graffiti;
- noise nuisance;
- threatening and abusive behaviour;
- abandoned vehicles;
- dumping and fly tipping;
- drunk and rowdy groups;
- drug related anti-social behaviour; and
- broken street lighting.

Calls to the service cost 10p from landlines and mobiles and will be recorded for training, quality monitoring and public safety purposes.

You should still dial 999 when there is immediate danger or you witness a crime taking place.



More homes snapped up in North Benwell

Eager buyers have snapped up former derelict properties in North Benwell that are being converted into five family homes.

The homes, which are based on Ladykirk Road, Canning Street, Fairholme Road and Farndale Road have been sold at affordable prices of between £80,000 and £105,000

The previously run-down properties have been completely gutted and are benefiting from rewiring, double glazing, plastering and painting. Improvements are also being made to the back yards. New

bathrooms and kitchens are being installed in the homes and buyers are being given a choice of styles, as well as being able to choose the tiles and floor coverings.

Anne Mulroy, Director of BNG commented: "North Benwell is an area clearly on the up, and the fact that these new homes have been snapped up so quickly proves that."

This scheme follows on from the success of the first phase which was completed in the area in 2006 when five converted homes were sold in the space of just one week.

Help to design your future neighbourhood

Planning Aid North and Gateshead Council are holding a number of events to help local residents to find out more about designing good neighbourhoods.

In 2006, Neighbourhood Action Plans were approved for Teams, Bensham and Saltwell, and Brandling in Felling. Gateshead Council will soon be moving to a more detailed stage of developing masterplans for these areas, for example, deciding how new buildings, spaces and streets should actually look and work.

This is an exciting phase in the process of improving neighbourhoods and local residents are being encouraged to get involved!

Drop-in to one of the events (dates below) where further information will be available and staff will be on hand to explain more about the next stages and to introduce the kinds of design issues that are important.

Further information is available from: Shaun Hanson (Planning Aid North) - 0870 850 9803

Felling (Brandling)

Tuesday 15th May
Brandling Community Centre
Anytime between 3:30pm - 7:30pm

Teams

Wednesday 23rd May
St Aiden's CE Primary School
Anytime between 4.00pm - 8.00pm

Bensham & Saltwell

Thursday 31st May
Gateshead Leisure Centre
Anytime between 4.00pm - 8.00pm

NewcastleGateshead... Work In Progress



Artists impression of the Expo

West Newcastle

- In December, children in Scotswood performed a specially written **Regeneration Nativity** for their parents. The performance celebrated the work the children carried out in summer 2006 learning about planning and regeneration in Scotswood and Benwell. The Regeneration Nativity proved so popular, a repeat performance took place on 29th January 2007.
- Around 450 responses were given as part of the recent consultation on a preferred option for the **Scotswood Benwell Area Action Plan**. Of those, the majority were in favour of the chosen option of Transformation.

The consultation took place between November 2006 and January 2007. Over the next six months, Newcastle City Council will consider making changes to the plan based on the feedback received in the consultation.

- Plans for a **Housing Expo** in Scotswood have been given the go-ahead by Newcastle City Council. The Expo will take place in 2010 and will see an exhibition of different types of housing which will attract national and international visitors to Scotswood. In total around 1,800 new homes as well as shops, public squares and a park will be built on the Expo site. In advance of the new homes being built, we have been improving homes that are next to the Expo site.
- The High Cross area was declared a **Neighbourhood Renewal Area** by Newcastle City Council in February. This means that Bridging NewcastleGateshead will contribute to the improvements in the High Cross Terraces and Billbrough Gardens. Work will start this autumn.

Regeneration Nativity

North Newcastle

- The revamped **Blakelaw Bunker** site was officially opened by Blakelaw Councillors Schardt, Lower and Keating. The opening was attended by residents of Central Blakelaw as well as council officers, Your Homes Newcastle staff and representatives from Bridging NewcastleGateshead. The site has been converted into a small park, whilst the front of Brockwell House now has a small seating area which is proving very popular.

East Newcastle

- A community engagement plan has been produced that sets out exactly what, how and when the **Byker Design Project** will communicate with, and involve, local residents. The plan also describes how local residents can have their say in decisions on the redevelopment of the area. For a copy of the plan, or for more information, contact Christine Earl on 0191 275 5600 email christine.earl@newcastle.gov.uk or Carole Yeoh on 262 1616 email carole.yeoh@newcastle.gov.uk

- Residents in **Walker Riverside** were able to have their say on a new town centre for the area at a wide variety of events taking place during February, March and April. The aim of the events was to get peoples' views on the new town centre for Walker which is called the Heart of Walker (HOW).

The Heart of Walker could include a new primary school, leisure facilities, shops, housing, offices a family pub and a public square. A fun day launched the events, which also included workshops looking at education, employment, sport, health and shopping opportunities in the area. In addition, a number of residents were able to take part in visits to Sunderland, North Shields and London to see what has worked well in other areas. Following these events, a new plan for the Heart of Walker will be put together.

Gateshead

- A **Relocation Information Booklet** has been delivered to more than 400 residents in Gateshead. The booklet gives information about the help available to residents who are moving because of property clearance. The booklet provides advice on finding a replacement home, arranging the move, getting the right financial advice and financial support where it is needed. The neighbourhood officer is also there to provide support.



Councillor David Napier (left) and Steven Donald, Environmental Health Officer (right) present landlord Russell Lowden with his licence

- Councillor David Napier has presented landlord Russell Lowden with his licence to rent out his **House in Multiple Occupation (HMO)** - the first landlord in Gateshead to get such a licence. This new requirement means that every property with three storeys or more, and home to five or more persons that form more than one household must be up to a proper standard and licensed.

Mr Lowden's property in Rectory Road not only meets the minimum standards but also Gateshead Council's 'Accredited Standard'. "I am proud to be the first landlord to be awarded a Licence. I think that licensing provides a way for the responsible landlord to demonstrate that he takes care of his tenants in a serious and proper manner" said Mr Lowden.

- Maxam clothes shop is the first business to relocate in advance of the exciting regeneration work in

The launch of HOW consultation



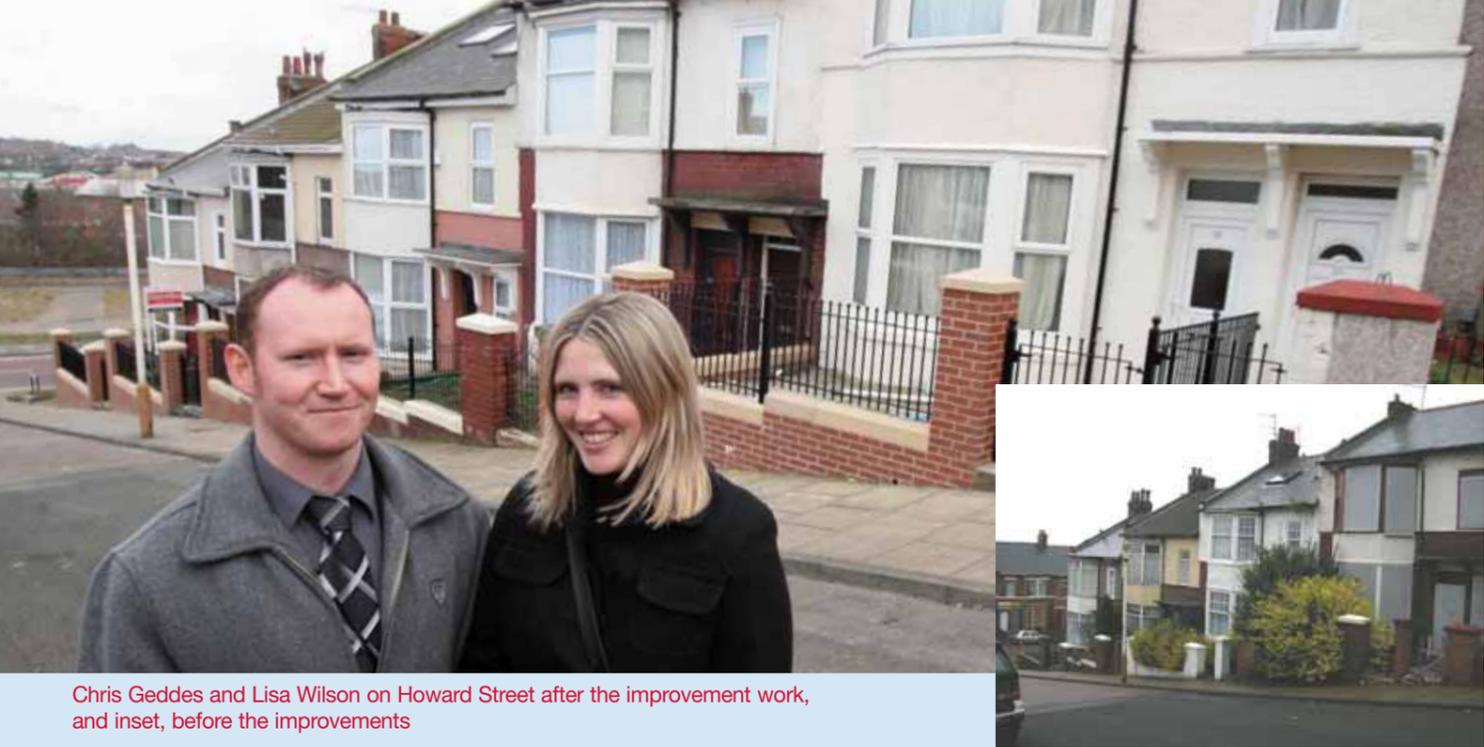
Bensham and Saltwell. The shop has moved from one block on Saltwell Road - to another block just a little further along the same road! Pat Hatfield, whose family has owned the business for around 34 years said: "I wanted to stay close to customers who have been using the shop for years. That said, I do understand the need for regeneration in particular the need for family accommodation. I love the idea of serving the local community and want to be here for the existing and the new residents that will be moving into new homes."

Of her new premises, Pat said: "The shop front looks really good and people living in the area have had no bother finding me - I am simply one block along from where I was before." For more information on relocation contact Deborah McKenna on 0191 433 2699.



The first commercial relocation in Bensham and Saltwell. Owner Pat Hatfield is centre.

- Jennifer Ward and Lynsey Ward are new **Neighbourhood Officers**, with Jennifer working in the Bridging NewcastleGateshead (BNG) area in Teams and Lynsey in the BNG area in Felling. Both Jennifer and Lynsey will be working with and supporting residents on a daily basis. Contact Jennifer on 0191 433 2242 or on mobile no 07879 662 509, or Lynsey on 0191 433 3020.



Chris Geddes and Lisa Wilson on Howard Street after the improvement work, and inset, before the improvements

INFOCUS

Sunderland Road area

The Sunderland Road area of Gateshead is benefiting from a vast amount of work which will improve the area for current and future residents. As well as improving existing homes and building new properties, there are also schemes in place which will benefit private rented properties. Read on to find out more about what's happening in the Sunderland Road area to make it a great place to live....

Howard Street, Block Improvement Scheme

Gateshead Council's Empty Property Officer has been working with Home Improvement Team staff during the work to properties in the Howard Street Block Improvement Scheme.

Lisa Wilson, from Gateshead Council's Home Improvement Team says: "The Block Improvement Scheme made financial help available to homeowners to carry out works that would improve the appearance of the terraces, making the street a more attractive place to live. Many homeowners took up the offer, and we are now

seeing a huge improvement in both the appearance of the street but also in the confidence in the area".

There was concern however, about the negative effect that a group of empty properties in the street was having on neighbours, and on everyone's perception of the area.

Chris Geddes, Empty Property Officer helped owners of some of the empty properties to bring them back into use and as a result, some of the owners chose to participate in the Block Improvement Scheme.

Garry Oxley who lives in the street says: "The empty properties were in a really poor condition and now look a lot smarter. I think that in their condition they would have prevented someone from wanting to move into the area. The street now looks great, much more attractive."

Mrs Bolton has lived in the street for 34 years and agrees with Garry, she says: "The empty properties were causing problems, they certainly have improved. It's much better to know that someone is living there too."

Sunderland Road Improvements

If your property is between 358 and 418 Sunderland Road you

should already have signed up to this year's Block Improvement Scheme. If you haven't, and you want to participate get in touch with the Home Improvement Team on (0191) 433 3943. Work should start on-site soon!

Selective Licensing

Selective Licensing requires private landlords to get a licence to rent out their property. Landlords without a licence would be committing a criminal offence, which could result in heavy penalties. The licence requires the landlord to be 'fit and proper' and to manage the property effectively.

Selective Licensing is being implemented in the Sunderland Road area to complement the wider improvements happening in the area.

Selective Licensing will benefit the Sunderland Road area in a number of ways, such as ensuring privately rented properties are well managed, tackling unprofessional landlords and supporting good landlords and reducing anti-social behaviour.

To find out more about Selective Licensing, the area affected and how it may benefit you, please contact The Private Rented Sector Team on 0191 433 6698.

Meeting the needs of our different communities

Bridging NewcastleGateshead has recently completed some research to make sure that we do not unintentionally exclude people from the opportunity to benefit from our work because of their ethnic background and, that we try to meet any special housing needs in the area.

The study has found that our different communities, such as Pakistani, Bangladeshi, Jewish, Chinese etc. have different housing needs. In addition, some areas within BNG have received quite large numbers of new migrants, including asylum seekers and refugees and people from Eastern European countries.

We will be building a lot of new homes and improving even more over the next 10 years, so it is important that we try to meet the needs identified in the study. For example we will make sure that we build some homes with four or more bedrooms for large families; that the private rented sector - where a lot of people from minority groups live - is effectively managed and, that we help people from different backgrounds to settle into different areas and get along with each other.

The study will be available on our website in May 2007. For more information please contact: karen.anderson@bridgingng.org.uk

Bridging NewcastleGateshead praised by Government report

Bridging NewcastleGateshead (BNG) has made a strong start in improving the housing market in the BNG area a new Government report has revealed.

The report described Bridging NewcastleGateshead's progress and successes since it was set up in 2002. BNG has made 'considerable progress' and our engagement with residents is praised. The range of resident involvement activity, such as neighbourhood planning and our work with local schoolchildren, was highlighted by the report.

Our other achievements include:

- The extensive research we carry out and the information we collect before we decide what work needs to be done;
- How we have led on setting up partnerships with other organisations so that the work can be carried out;

- The fact that the work of Bridging NewcastleGateshead is supported by motivated and dynamic staff.

Anne Mulroy, BNG's Director said: "This report underlines the fact that we are making a real difference to parts of NewcastleGateshead. Through working with our partners, we are bringing long-term change for the better to neighbourhoods.

"Whilst we have made excellent progress, there is still much exciting work to do and we will continue to build on what we have begun to do to transform the BNG area."

Community engagement was praised by the Government report



GreatPlaces

Win! Win! Win!

Want to win £100 in vouchers for the Metro Centre or Eldon Square?

Thanks to everyone who entered the competition in the last issue of Great Places. The winner was John Harwood of Gateshead.

In this issue, we want you to answer this question that is based on one of the stories in this edition of Great Places:

Who won the Award for Community Excellence at the Regional Warden Achievement Awards?

You can send your entries to:
michelle.playford@bridgingng.org.uk
or

Freepost to: Michelle Playford
FREEPOST RLSH-RXJZ-JRSA
Bridging NewcastleGateshead

1st Floor
Central Exchange Buildings
128 Grainger Street
Newcastle upon Tyne
NE1 5AF

**All entries
must be
received by
Friday 15th
June 2007.**



Drop in for free advice

Private tenants and landlords across Newcastle are now able to get free advice and support at a series of drop-in sessions taking place across the city.



A Newcastle Private Rented Project drop-in session

The Newcastle Private Rented Project is holding regular events where tenants and landlords can discuss any issues surrounding their tenancy. The sessions take place:

- St Martins Centre in Walker every Thursday 2pm - 4pm
- Montague Full Service School every other Wednesday from 10am till 12noon
- North Benwell Neighbourhood Management Office at 80 Ellesmere Road all day every Wednesday
- Student Advice Centre, Student Union Building, Newcastle University every Monday 12noon till 3pm
- Scotswood Neighbourhood centre Woodstock Road every Thursday 11am - 1pm.

Renting in Gateshead gets easier

Renting in Gateshead has got easier for private tenants and landlords thanks to a new website:
www.renting-in-gateshead.co.uk



The site, which has been developed by the Gateshead Private Landlords Association (GPLA), contains a property search facility for people looking for a new rented home.

The site also provides information on the GPLA's services for landlords and tenants, and details of the GPLA's accreditation scheme which is awarded to good quality, private rented accommodation.

Get in touch

Want to find out more about Bridging NewcastleGateshead and our work?

You can visit our website at
www.bridgingng.org.uk

Alternatively you can call us on:
0191 277 2666
or email info@bridgingng.org.uk

If you need help with translation, please call 0191 277 2666.

如果你需要翻譯的幫助，
請致電 0191 277 2666。

لو انك تحتاج الي مساعدة فى الترجمة
من فضلك اتصل بتليفون 0191 277 2666

অনুবাদের ব্যাপারে সাহায্য চাইলে
দয়াকরে টেলিফোন করুন এ নাম্বারে
0191 277 2666

اگر آپ کو ترجمہ کے لیے مدد درکار ہو،
تو براہ مہربانی 0191 277 2666 پر فون کیجیے۔

यदि आपको अनुवाद करने में मदद चाहिए तो टैलीफोन नंबर
पर फोन करने की कृपया करें। **0191 277 2666**

ਜੇ ਤੁਹਾਨੂੰ ਅਨੁਵਾਦ ਕਰਨ ਵਿੱਚ ਸਹਾਇਤਾ ਚਾਹੀਦੀ ਹੈ,
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