

Minutes of the DNA AGM
Held on Monday 17th February 2020

Present

Len Duvall - GLA member for Lewisham & Greenwich
Joyce Jacca - DNA Chair
Andrea Carey Fuller - DNA Coordinator
Andrea Hughes - DNA ex-Chair
Malcolm Cadman - DNA Advisor
Richard Katona - DNA Vice-Chair
Luciana Duailibe - DNA Treasurer
Vanessa Celosse - DNA working group lead Green Infrastructure
Vivienne Barchild - DNA website consultant/social media
Dr Mireille Tchapi - Westminster University Lecturer Urban Design/Planning/ Architecture
& member of DNA steering group
Julian Kingston - Build the Lenox Project & inputted into Heritage and Waterways policies
Sue Davies - Voice4Deptford/MOSAF
Georgina Chapman - Lendlease
Les Fuller
Layla Oladimeji
Alex Raha (Lewisham Cyclists)
Lee Waller (Lendlease)
Sasha Leacock - Lendlease
James Sheward
Ken Thomas - MOSAF (Museum of Slavery & Freedom)

Apologies: Marion Briggs, Alliance for Childhood

Welcome

DNA Chair, Joyce Jacca welcomed everyone to the meeting and introduced Len Duvall, our GLA constituency member, who has chaired the previous two DNA AGM's, as the Chair of this fourth DNA AGM.

The DNA local consultation on the draft Neighbourhood Plan for Deptford

Andrea CF said that following the launch of the Draft Neighbourhood Plan at the CAC2000 in October 2019, that DNA had printed up 12,000 leaflets to distribute to all the homes in the DNA area - these were handed out to everyone. She said that we would use a delivery service (TYM used by the Council for their Assembly notice deliveries) to cover some areas and that volunteers would be needed to cover the Pepys Estate - ideally residents who can access the blocks on the estate.

Mireille had also produced a more extensive summary booklet which has been mailed out to DNA members, Organisations and other local contacts asking people to take part in the short on-line survey. The questions are asking people to rate their support for the draft policies (for Housing; Employment; Health & Well-being; Heritage and Child-Friendly policies; plus one question for the collection of policies overall; and one question on the DNA objectives - rating each on a scale from 1 star (can't support) to 3 stars (support in parts) to 5

stars (full support). Under each of these ratings is a free text box so that people can give any comments/suggestions etc they want to.

Question 3 asks people to tell us what they think are the 5 most urgent Community Priority Projects for Deptford from the draft list of 21 projects (collected through community meetings from 2016-2019).

Question 9 is another free text box where people can give other comments, questions or concerns regarding the draft Plan for Deptford.

Question 10 asks each person for their postcode, and Question 11 asks each person to confirm that they live, work, study or volunteer in Deptford

Andrea Hughes said that DNA will continue to be at other organisations meetings as we have been doing to promote the Neighbourhood Plan and ask people to give us their view via the survey. DNA continues to consult with many different people in different ways. She said that if all 160 current members did the survey, DNA would be well on their way to completing Regulation 14 of the neighbourhood plan as ideally we need around 200 responses. She encourages everyone to do the survey and to inform people about the Neighbourhood Forum. Adding that it was hard to get the idea over that we are involved with planning issues to promote Identity for Deptford. Which feels like it has been lost, as our historic buildings and maritime history has been imported by Greenwich's cultural activism, our "chip on the shoulder"!

Getting people into DNA to help us make a difference to the future so that people in Deptford are listened to. The Health and Well-being sections in the plan (that Andrea H has led) are her particular interest - e.g. looking at what happens to the Waldron (Health) Centre. Green and open spaces, and air pollution, places for children to play are all parts of health and well-being in the DNA Neighbourhood Plan.

Len Duvall asked about the processes of engagement: how do they compare from the previous year?

Andrea said that we have been lucky to have Mireille Tchapi's (Westminster University) Urban Design Master students involved with DNA looking at different ideas/proposals analysing public land in Deptford which led to an exhibition at the University, and the panels were put up at the Launch last year and now are in Pepys Resource Centre with the permanent DNA Neighbourhood Plan exhibition.

At this point, **Andrea Hughes** said she had to leave, as she had a meeting with RUSS (Rural Urban Synthesis Society) to go to.

Vivienne offered to leaflet the Pepys estate and is keen to capture responses to the Plan on the DNA website.

Joyce Jacca said she wanted to thank all the team; Richard for the history; Luciana; Malcolm for Pepys Community Forum's support for us and Len for always being here for us.

Lee Waller, Development Manager for Plot 5, The Timberyard Development

Colleagues also present in this meeting are Georgina Chapman and Sasha Leacock. They were originally planning 1132 homes with 10,000 sq m of commercial space/retail ground floor spaces/office use - they have planning permission for 1000 units, and using GLA subsidies for Plot 5 they plan for it to be 21 (or 28?) storeys of 550 dwellings instead of 132. Plot 5 is mixed tenure and they have sold 120 out of 143 homes so far. They will be coming back to Lewisham Council with a revised plan and are aiming to submit this by Summer 2020.

Under 17% (189) are 'affordable' (two-thirds of which (61 homes) will be 'Affordable rent'. **Vanessa Celosse** asked about Green roofing which has changed in the middle of the buildings. She wanted to know if the roof terraces would be accessible for all residents and if there will be a courtyard garden with the plot for younger years play space.

Vivienne asked if the play spaces will cater for families with children aged from 5-11?

Vanessa said that people need more information about play spaces, and the canal/water feature and opportunities for adult play as well as for children. She asked Lee to look at all the public spaces and how they interrelate with each other. She said that little details like small anchors can reflect Deptford's history (something she has suggested for the Convoys Wharf site), and that the history of canals doesn't seem to be reflected in the Timberyard site. She would like to see local artists used to create artwork on the estate as the walkways are not something you see when you are passing by.

Sue Davies said that capturing local culture in the design was important and where it appears on the estate is just as important.

Joyce Jacca said place names are important to capture local identity/culture. She asked about community engagement over the Victoria Pub and also about the petrol station and Sainsburys retail units.

Malcolm Cadman asked how many people have bought in-plot?
Are you meeting the London Mayor's 35% Affordable housing across the whole scheme?

Lee said that 181 units are affordable across the site. 61 Affordable in this plot and 120 to deliver in the remaining plots.
10% of the Disabled units in Plot 2 are going to be converted to the open market.

Andrea CF asked if these could be used to house disabled people on the Council's waiting lists. Lee said that they go to the open market after 6 months.

Luciana Duailibe Lots of time needed for community engagement consultation. All the plots that are provided with small gardens relate just with themselves. How to integrate with the whole community and with the rest of the (Pepys) community that really exists here. The Victoria pub is a place here where everyone can get together.

Sue Davies said there needs to be some relationship to the community. There is the river heritage to include. Now is the time to look at culture and all these things are very important.

Lee: We are looking at the Integration of plots - How will I feel welcome on the site? Socialising and integration with neighbours/community hubs/shared spaces didn't really exist; changed energy strategy; potential for community space.
Take up now. We (Lendlease) have missed an opportunity with Plot 2, we can look at surroundings and public spaces.

Vanessa A need is to take a look at the pavements as well to tell a story - fixtures, fittings tell a story. Landscape design - a landscape that connects us not 'the apartments'. We don't want densification like rabbit hutches. Get in someone whose main focus and has experience in this - don't do it as a last thing. This detail needs to come forward now.

Joyce Jacca suggested a follow up open community meeting in March.

Lee: Victoria Pub, bring it back into use. Planning to do this to make it a community space with external refurbishments - it is not up to safety standards inside.
Independent pub - scope for wider range of bids rather than brewery bids.

There is a temporary space within the canal area and they have put in a planning application for shipping containers for community spaces.

Community Hub could be used for John Evelyn Garden - part of the deal.

Minutes of DNA AGM held on 17th November 2018

These were approved.

DNA reports

Everyone present had received these reports at the start of the meeting. There were no questions. The DNA budget only has £152.08 left in it. Andrea submitted an application to the Trust for London for a £25,000 funding grant to enable DNA to complete the Neighbourhood Planning process on 3rd February and is waiting to hear if DNA has been shortlisted.

Comment from Len:

Len Mayor [of London] has to put money into Lewisham to spend on affordable housing - it is a question of how they use it. Our Planning process is imperfect. What you [DNA] are doing here is difficult. Layers of hard to reach groups, getting people to come back and contribute to the planning process. Keep battling you are part of the checks and balances, Further delays with NPPF (National Planning Policy Framework) changes and also a delay with the London Plan - letter from the Secretary of State (Rt Hon Robert Jenrick MP); saying that there are a significant number of the Inspector's recommendations that GLA are proposing not to follow either in part or in full" and decision on London Plan was delayed until now and waiting for this still. Keep going, and with detractors keep engaging with them. You are making a difference - keep the [DNA] voice going.

Nominations for Committee posts: Chair, Vice-Chair, Treasurer, Media Officer, Secretary/Coordinator, Working Group representatives

Joyce Jacca was nominated as Chair - seconded and unanimously voted in. There were no other nominations put forward.

Richard Katona was nominated as Vice-Chair - seconded and unanimously voted in. There were no other nominations put forward.

Luciana Duailibe was nominated as Treasurer - seconded and unanimously voted in. There were no other nominations put forward.

Andrea Carey Fuller was nominated as Secretary/Coordinator - seconded and unanimously voted in. There were no other nominations put forward.

Layla Oladimeji was nominated for the Media Officer role - seconded and unanimously supported as she said Provisionally she would consider it.

Working group Committee members/volunteers:

Green Spaces [Green Infrastructure] - Roo Angell and Vanessa Celosse are working alongside Mireille Tchapi on Urban Planning issues

Housing - Andy Belfield is our housing working group lead

Transport policies - have been inputted into by Rea (Turohan) and Claudio (Borsari) - **Vanessa** would have had a question for them about car-parking - we need to look at alternatives for food waste recycling on sites [instead of car-parking].

Health & Well-being - Andrea Hughes is the lead

Heritage - Richard Katona is the lead

Local Employment - Andrea CF and Malcolm Cadman jointly lead on this.

The meeting had over-ran and had to close without a full discussion about the work needed to get DNA to Referendum - **Andrea CF** said that this was dependent on DNA obtaining the Trust for London funding - and in the meantime the leaflets would be distributed and DNA would be at the Evelyn Assembly in March and continue to attend other organisations meetings.

END OF MEETING.

