

Astir Living & A2Dominion Group
156 West End Lane, West Hampstead

COMMUNITY WORKING GROUP MINUTES

Produced by Silver
Zoom Virtual Meeting
6th March 2024 at 17:00

ATTENDEES

Juliet Simmons (JS)	Local Resident
Bridget Dunne (BD)	Local Resident
Cllr Sharon Hardwick (SH)	London Borough of Camden (LBC)
Rob Wyke (RW)	Astir Living Limited (ALL)
Chris McGovern (CM)	Astir Living Limited
Stefan Viljoen (SV)	Astir Living Limited
Cian Lordan (CL)	Astir Developments Limited (ADL)
Ian Rolt (IR)	A2Dominion Group (A2D)
Dillon Bourke (DB)	Silver (Slv)

ACTION

1.0 MATTERS ARISING

1.1 Lean-to Demolition Works

Reference was made to previous minute item 1.1, in relation to the remaining demolition works to the lean-to structure. It was advised that works to this area have commenced, however were paused due to utility works needing to take priority. It was advised that works are due to recommence 8th March 2024 and are planned to be carried out over the weekend in order to complete in good time, with a notification to be issued to the impacted LRs.

ADL

1.2 MUGA Improvements

Reference was made to the proposals for the improvements to be made to and around the MUGA area, with SH advising that the current plan is for a community garden with a separate access to the MUGA, which is currently being costed.

Note

It was advised that plans are not available as yet due to remaining under discussion with local resident groups, with SH to provide the related drawings once received. The works are targeted to commence in April 2024, with this to be advised.

LBC

1.3 Noisy Works & Reporting

Reference was made to previous minute item 1.3, in respect of noisy works and related reporting to LBC. It was advised that there will be noisy works for approx. two weeks from the date of this meeting due to the utility works alongside the Lymington Road boundary. Apologies were given, with a related notification to be circulated in addition.

ADL

1.4 Community Area Space

Reference was made to previous minute item 1.4, with it advised that discussions are ongoing between ALL and LBC's Assisted Workshop Group on the office space provision plans. It was also noted that the community area proposals were also being prepared and are to be discussed with LBC.

ALL

1.5	Hoarding and Footpath	Reference was made to previous minute item 1.5, with it advised that the scaffolding to the west side of the West Block has been dismantled. The hoarding is likely to remain in situ for approx. 2-3 weeks further (from the date of this meeting) to enable the completion of external works to the West End Lane side of site.	Note
1.6	Trellis Damage	Reference was made to previous minute item 1.9, with it being advised that the damaged trellis as noted by Danielle Shoemark (LR) has now been replaced. Damage to 18B Lymington Road's trellis was advised by BD. ALL requested that the owner of the property contact ADL directly, with photographs of the damage, so any repairs can be evaluated and ADL can liaise directly with the owner.	Note BD/ADL
1.7	Brickwork	It was confirmed by DB that there are no plans for aesthetic enhancements to the West Block brickwork facing onto the Lymington Road properties from A2D.	Note
1.8	Overlooking	Reference was made to previous minute item 2.1 and the potential for overlooking into the Lymington Road gardens from the 156 West End Lane blocks. It was advised that there are obscured glazed windows to some areas (as contained within the planning permission), with Allen Gillespie (LBC) to be requested to issue these to the LRs.	LBC
2.0	OPEN FORUM		
2.1	Further to a query from JS, it was confirmed that the Completion Date for all works is targeted for August 2024.		Note
2.2	Reference was made to tree protection by BD, with it advised that the bunting to her property had been removed. CL advised that this was due to works in the area, with the bunting to be reinstated.		ADL
2.3	It was confirmed that the commercial areas will be occupied by Amazon Fresh and Five Guys, with ALL also in discussion with a party that remains confidential at present. In addition, there is due to be a coffee shop in this area, with a prospective tenant awaited.		Note
2.4	It was advised that the tower cranes are due to be dismantled on the following dates: <ul style="list-style-type: none"> • East Block – 12th and 13th March 2024. • West Block 19th–21st March 2024 (<i>post meeting note: now 3rd April 24</i>). 	A related newsletter is to be issued by ADL accordingly.	Note ADL

3.0 NEXT COMMUNITY WORKING GROUP

3.1 **10th April 2024 at 17:00**, to be held via Zoom, with a link to be sent accordingly. ALL