



Olu Ayinde

## A foot on the career ladder

A Camden apprenticeship is a great way to get your career started. You can earn a salary, get work experience and complete a qualification at the same time.

The scheme, which is available to anyone living in the borough or who attended a local secondary

school, offers a wide range of roles with great local employers.

Apprenticeships are now open to all age groups, and about a fifth of the people recruited in Camden are aged 25 plus.

Among them is Olu Ayinde, who began as an apprentice training support officer with the Council nearly two years ago and has now moved into our planning department.

Olu, a former student of William Ellis School who lives in Gospel Oak, said: "I was just going from one job to the next and it wasn't leading anywhere – that's when I decided to join Camden Apprenticeships. I'm finding my current role interesting and I've gained an NVQ level 3 in business administration."

**Find out more:**  
[camden.gov.uk/apprenticeships](http://camden.gov.uk/apprenticeships)



## Make recycling easy

**What would make recycling easier for you? Most people find it easiest to separate their rubbish and recycling straight away, so it's bagged or binned and doesn't need further sorting.**

We set up Camden Recycling Rewards more than a year ago to encourage residents to recycle more. For the scheme, residents are divided into five communities. About 16,000 people in Camden have already signed up to the scheme and at the moment the north central community, where you live is in fifth place, with an average 2,769 points per person. If you want your community to move up, why not join up and get recycling.

Sign up to the scheme today and see how the other recycling communities are doing and get offers at more than 90 Camden businesses. Every month the top recycler in each of our five recycling communities wins a £30 voucher. You can also allocate 'green points' you earn every six months to one of our nominated Camden charities – to decide which gets the biggest share of £5000.

**Find out more:**  
[camden.gov.uk/recyclingrewards](http://camden.gov.uk/recyclingrewards)

## Text alert service for Camden Repairs



**To help make our repairs service even more accessible, we're now offering text message reminders ahead of your appointment for day-to-day repairs such as plumbing and plastering.**

These reminders are a great way of making sure you never miss our repair team or a change to your booking. You will receive one text message around one hour after you log the repair and another reminder around 24 hours before we attend your home.

Camden Repairs can undertake

day-to-day jobs inside your home, such as help mending a broken tap or fixing a light switch. 94% of tenants and leaseholders who've used the service rated it as good or excellent and we're working hard to continue improving our offer.

You can report repairs online using your Camden Account – simply visit [contact.camden.gov.uk](http://contact.camden.gov.uk).

If your repairs are urgent you should report them as soon as possible by calling **020 7974 4444** (option 3, then option 1).

We've launched a new community vision for Camden – find out more about **Camden 2025** online at [camden.gov.uk/camden2025](http://camden.gov.uk/camden2025)

# Camden housing

## Gospel Oak edition Spring 2018

Local housing news for Camden Council tenants and leaseholders, including Hampstead Town, Gospel Oak and Haverstock.



Local residents celebrate 273 new homes at Maiden Lane

## Local residents celebrate new council homes

**Residents at Maiden Lane came together for a community funday to celebrate moving into their brand new council homes.**

The redevelopment of Maiden Lane is part of our Community Investment Programme. There are 74 new council homes and 52 genuinely affordable homes at 'Camden Living' rents. These rents are significantly below the

cost of private rent in Camden to help teachers, nurses and others on middle incomes. It has also allowed some adult children of existing council tenants to remain in the borough.

In addition to the 273 new homes built as part of the project, the rejuvenated estate now has new open spaces, table tennis tables and a playground where families can get out and get active.



Boyele Baambe - local resident

are due to finish this spring with more completions to follow this summer at sites such as Malden Road, Bassett Street, Grove Place and Troyes House.

Fire stopping works to prevent the spread of smoke and fire are due to commence at Palgrave House and Cayford with more blocks to follow later this year.



Basset Street

## Investing in your homes

We are making improvements to hundreds of homes in your

area as part of the Better Homes Programme. The Better Homes external works at Lyme Street are now complete. The works included window and external brick work repairs, installation of fire doors, and improvement works to communal decorations.

The external works at Harwood Street, Princess Street, Georgiana Street and Camden Street are progressing well and

## Working to keep our communities safe

We know community safety is a priority for all of our residents. Understandably, people want to feel safe in their communities, on their way to work and in the workplace. Safety in the home is also important to our residents and we have been working hard to make sure your homes are safe and secure.

Find out what we are doing to keep you safe.



### You said, we did:

**You said:** You want to feel safer in your local area

**We did:** We now have a new service to provide security on our estates and at street properties. The new Responsive Security Patrol team have been carrying

out high visibility foot patrols since early January with all patrol officers now wearing body worn cameras. We have patrol vehicles in hot spot areas fitted with dashboard cameras, to capture incidences of anti-social behaviour.

We are also introducing a scheme where accredited officers will have additional powers to give fixed penalty notices for certain types of incidents – helping to create a safer, more secure environment for

residents by helping reduce local crime and anti-social behaviour.

To make sure the new service is working well, we will be establishing a resident steering group, so we can gain valuable feedback on performance.

**If you have concerns about your local area, you can contact the team on 020 7974 4444.**



Bob O'Toole

### Resident safety comes first

**Bob O'Toole who has recently been elected as a chair for the Resident Safety Panel talks about his new role and his goals to keep residents safe.**

"I was really pleased to be elected as co-chair for the Resident Safety Panel, as resident safety is an issue that is dear to my heart. We all have

to make sure the tragic fire at Grenfell Tower in west London doesn't happen again."

Speaking of a personal goal Bob said: "I would really like to see members of the community helping each other. Residents could volunteer and train to be fire marshals and first aiders so we have people who can help others in an emergency in every block in Camden. A list of their names and contact details could be displayed in communal areas. This is something I want to encourage."

Bob who is also part of the Tenants Association for Burnham, and on the Hampstead district management committee, as well as chair of the Belsize safer neighbourhood team, jointly chairs the Resident Safety Panel with Cllr Apak, Cabinet Member for Better Homes. The panel also

includes representatives from the Fire Brigade, council staff and the Director of Resident Safety.

"The Resident Safety Panel will help us focus on the health and safety and wellbeing of Camden residents, so they don't have to worry about their safety. It's also about improving living standards for people," said Bob.

He added "I live on Burnham in the Chalcots Estate and as a resident I will be making sure all members of the Panel are looking after the safety of tenants and leaseholders borough wide, whether they live in high rise flats, low rise or street properties.

"We have had one meeting so far – we discuss different issues that have been raised by residents and how we can make improvements."

## Meeting the new safety standard



Your safety is our top priority and our planned programme of fire safety works is now well underway. We are publishing Fire Risk Assessments (FRAs) for all of our council homes. FRAs look for potential fire safety risks and recommend the actions needed to reduce them.

All landlords, including councils, are legally required to carry out FRAs on properties with shared communal areas such as a hallway or landing. Assessments must be completed regularly to ensure that any safety issues are identified as they arise.

Working closely with the London Fire Brigade we have now enhanced our fire risk assessment process. Your home should have an existing FRA, but we are starting a new programme of enhanced FRAs.

**Don't forget to keep communal areas free from clutter**

**It's always tempting to make use of this space, but anything stored in these areas could fuel a fire or hinder your escape.**

### When will my new Fire Risk Assessments (FRA) be completed?

Type of home	Work starts	Work completed
Buildings above 10 storeys	Summer 2017	Completed
Purpose built blocks between 6 and 9 storeys	March 2018	Summer 2018
Sheltered schemes and hostels	March 2018	Summer 2018
Purpose built blocks between 1 and 5 storeys	July 2018	December 2018
New programme of street properties	August 2018	Spring 2019

### What work might be needed?

To keep you safe we may need your co-operation to make checks and complete works inside your homes as well as in the communal areas.

Our enhanced safety works could include:

- The installation of smoke alarms, fitting fire alarms and the replacement of front doors, providing a minimum of 30 minutes of resistance to smoke and fire.
- The installation of door closers, repairs to communal doors and fire stopping works

to prevent the spread of smoke and fire.

To view the FRA for your block, visit [camden.gov.uk/fra](http://camden.gov.uk/fra) We're also working to ensure that a paper copy is available for you to access in your block.

We will contact you with updates on works to your building as required and your co-operation is greatly appreciated. Leaseholder Services will engage with all leaseholders directly when a consultation is required. In the meantime, you can get more information on fire safety at [camden.gov.uk/firesafety](http://camden.gov.uk/firesafety)