

College Bank

delivering green sustainable regeneration

Current position

In May we wrote to all residents at College Bank to let them know that the regeneration plans were on hold while we carried out a review.

We have been working in partnership with Legal & General Affordable Homes to explore alternative options for the blocks.

One of the options we are looking at is to retain all seven blocks, which would be modernised and refurbished to provide high quality energy efficient homes. We want to share some information about this potential option with residents.



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Why the change in plans?

We wanted to explore if there was an opportunity to retain all seven blocks to provide a sustainable College Bank for the future.

We have made a commitment to invest more money into our existing homes and improve their quality for our existing tenants.

By working together with Legal & General Affordable Homes, **we may be able to deliver a viable proposal that allows us to retain all seven blocks.**



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Who are Legal & General Affordable Homes and why are we working with them?

Legal & General Affordable Homes is a Registered Housing Provider. They are regulated by the Regulator for Social Housing - **the same as RBH is.**

They are committed to providing **good quality, affordable and energy efficient homes** for the future.

We can't access all the funding required to bring the blocks up to the required standard alone. **Legal & General Affordable Homes will bring in funding and expertise to help with modernisation.**

Together we are also looking at other potential sources of funding.

“ Legal & General Affordable Homes will bring in funding and expertise to help with modernisation. ”

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What work might be carried out to the blocks?

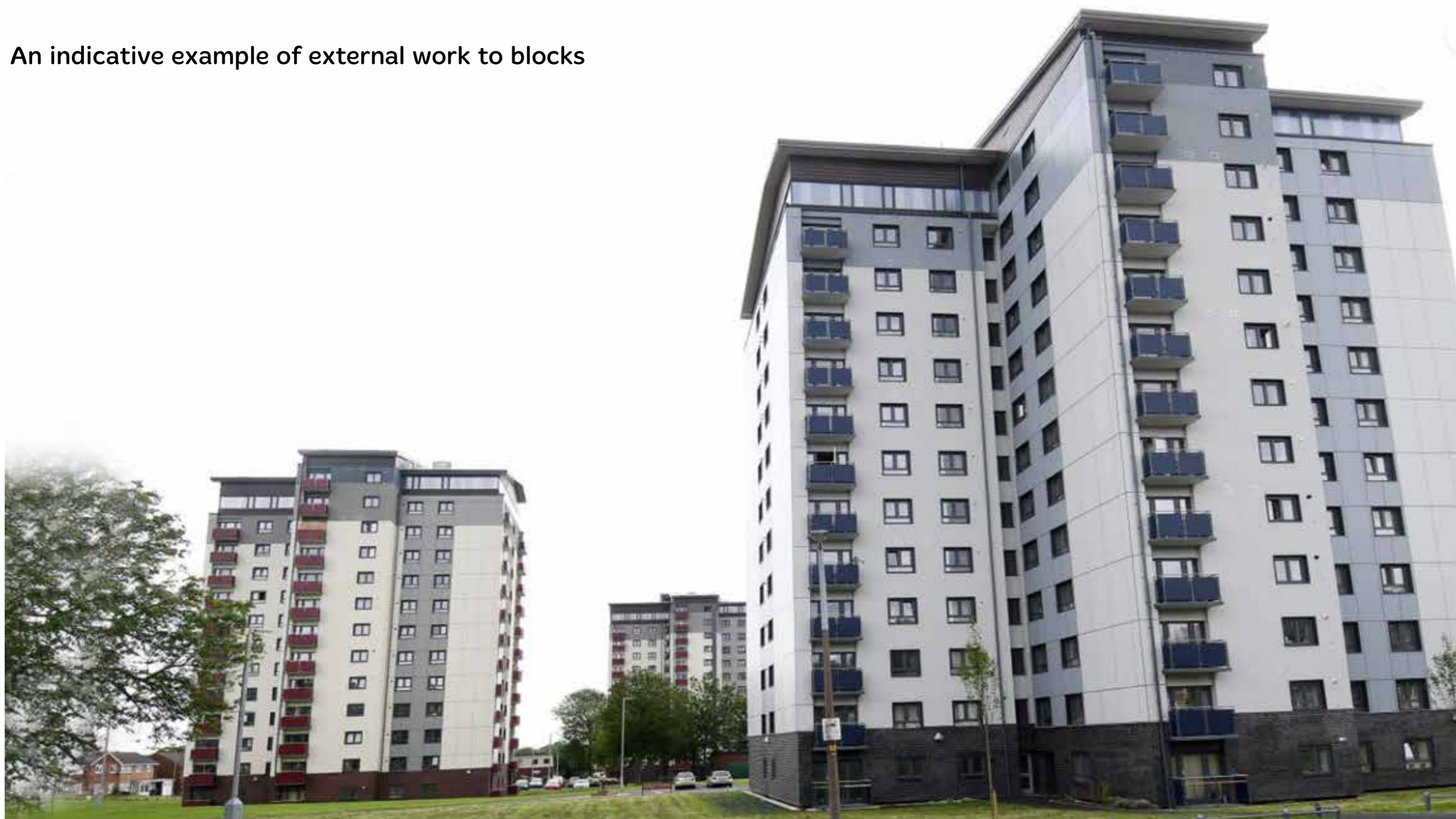
We are aware from our own surveys and resident feedback that **a complete refurbishment is required** both internally and externally.

Any plans would be based on works being carried out to all seven blocks in a phased way. Depending on the scale and type of work that is necessary, **some residents may need to move home whilst work is being carried out.**

Works would include:

- New windows
- Upgraded external treatment of the blocks to meet both issues of water penetration and fire safety
- A new energy-efficient heating system that should produce both savings to residents and be good for the long term sustainability of the wider community
- Lift improvements
- New kitchens and bathrooms

An indicative example of external work to blocks



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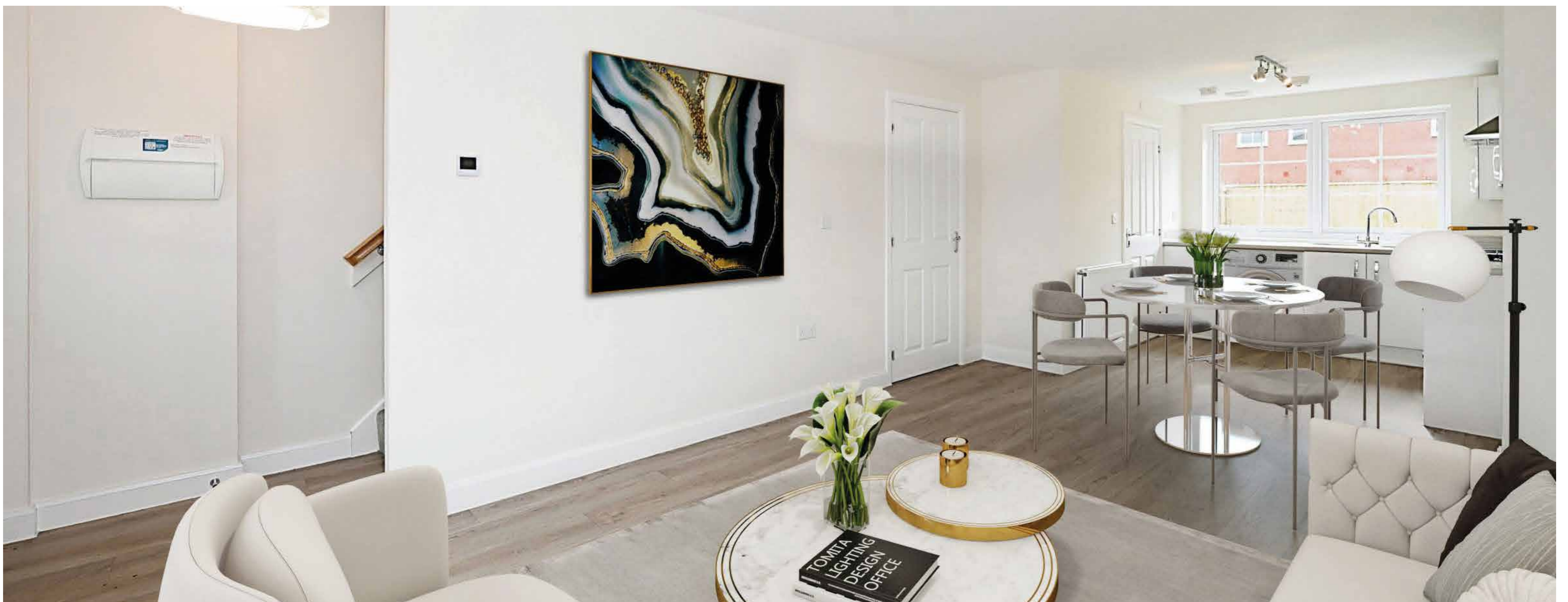
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What do the proposals mean for existing residents?

What we do know currently is that if the proposals go ahead:

- **The owner of the blocks would be Legal & General Affordable Homes** - they would be the landlord
- **RBH would manage and maintain the blocks** on behalf of Legal & General Affordable Homes
- **All existing RBH tenants would retain the same tenancy conditions** - including rent
- **All leaseholders would have the same lease**, but with Legal & General Affordable Homes being the freeholder

We don't have all the details yet - this will be established over the coming months. We will keep the community updated as we have more information.



An example of a Legal & General Affordable Homes property

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Next Steps

We will continue to work together with Legal & General Affordable Homes as well as other local partners to develop the detail and **see if the option to retain all seven blocks is viable.**

We expect the work involved will take **at least a year** before we could start on site. This will include further work on what modernisation and refurbishment works could look like.

We will keep the community updated over the coming months and let residents know further information as we have it.

We will hold another community event as soon as we have further information to share.



We'll hold another event as soon as we have more information.