

BEAM PART ARTS STRATEGY

The Beam Park Partnership has been in the process of procuring an artist to deliver key pieces of artwork at Beam Park. This includes artwork for the underpass situated at the MUGA. As part of the evaluation process, we invited two artists who scored the highest on their proposals to attend the Community Forum meeting that was held on the 31 January to present to the residents. Following the presentations residents were asked to vote for their preferred artist.

Jake Attewell from the Abstract Mural Company just edged it with the resident vote and has been selected as the preferred artist to deliver the Beam Park Art Strategy.

It is important that the artwork created is delivered with community involvement and Jake is committed to working with the residents in the community to do this.

Please look out for further communications which will update you as the projects progress.

If you would like to know more about the art strategy, please contact: BeamParkEnquiries@lqgroup.org.uk



Your Sport PE Specialists were at Beam Park during the half term in February hosting free activities for the children. The activities across three days were held in the MUGA and included football, tag games, races, handball and basketball. Children from Beam Park and the local area joined to take part and some of the parents also got involved. The children really enjoyed the activities on offer, and all said they had a great time! Thank you to Your Sport (visit www.yoursportlondon.co.uk for more information) for coming to Beam Park and delivering fun, interactive sessions.

COMMUNITY FORUM

The Community Forum took place on 31 January 2024. A huge thank you to everyone who took the time to attend both virtually and in person.

The next Community Forum will be held on 24 April 2024.

Are you interested in becoming the Chair, Vice Chair or member of the forum? If so, please express your interest and let us know what position you are interested in by emailing us beamparkenquiries@lqgroup.org.uk. Voting will take place at the next forum.

The main aims and objectives of the Forum are:

- to oversee the strategic management of the Beam Park estate
- to promote the interests of residents of Beam Park throughout the regeneration and beyond
- to represent the views of residents to L&Q, Countryside, the Council and other relevant stakeholders
- to ensure the fullest possible community involvement and benefit.



WHATS HAPPENING ON BEAM?

We are excitedly planning a year of community events for residents. Our Spring Event is taking place on 11 April from 12pm – 3pm at Beam Square. There will be an opportunity to get creative, have your face painted and take part in fun Easter activities. There will also be a special visit from a 'hopping' surprise guest!! We can't wait to see you there.



Beam Stream website

The Beam Stream website is almost complete! In the meantime, please continue to sign up to our mailing list using the QR code to the left. If you have any issues, please email: BeamParkEnquiries@LQGroup.org.uk



Visitor parking app

PCM have a Virtual Visitor Parking App. All vehicles parked in the marked VP bays must be registered for a valid Virtual Visitor Parking (VVP) parking session.

To download and register for the app, please search for 'Virtual Visitor Parking' in your app store or scan this QR code. Don't forget – you can self-enforce your own allocated parking bay by applying for the use of the PCM self-enforcement app. For more information on how this service can work for you.

Please contact PCM on 01753 512 603 or visit: <https://www.parkingcontrolmanagement.co.uk/contact>



Pound Advice

Pound Advice – a free service for L&Q residents, provides confidential advice and support with budgeting, debt and benefits for L&Q residents. For more information, call: 020 3475 2221 email: pound@we-are-digital.co.uk or visit: <https://poundadvice.org.uk/contact-us/>

CONTACT THE TEAM TODAY

If you're experiencing maintenance issues with your home:

Private purchasers

Contact Countryside Customer Services on 01277 233 699 or customerservicespseast@cpplc.com

L&Q tenants and leaseholders

Contact L&Q Aftercare team to report any issues with your property on 020 8189 7604 between 8:30am – 5pm (Mon – Fri) or at lqaftercarelondon@lqgroup.org.uk

For out of hours, please call 0300 456 9998

Questions about the new homes or the ongoing construction work

Countryside Marketing Suite, open daily, 10am – 5.30pm 020 3813 9139 or visit www.beampark.com

L&Q Shared Ownership homes 020 8189 7502 or visit lqhomes.com/beampark

Estate and block management queries

Contact your L&Q Neighbourhood Housing Lead at: LHousingServiceTeam@lqgroup.org.uk or 0300 456 9998

Caretaking Supervisor, Ray Stares on 07984 602 399

L&Q Energy

Contact L&Q Energy helpdesk about your account landqenergy@lqgroup.org.uk or 0333 003 3733

For information on community engagement events and activities

Please contact: beamparkenquiries@lqgroup.org.uk



We had the pleasure of welcoming children from Emmanuel Community School in Walthamstow to Beam Park to celebrate the unveiling of artwork on the hoarding of the new Emmanuel Community School. The school is due to open on Beam Park in September 2024.

The artwork was created by children and local artist Helen Yousaf as part of Hope Art Project and was funded by the Beam Park Fund. If you haven't seen the amazing canvas, make sure you head down and take a look, it's opposite the Multi Use Games Area (MUGA).

ESTATE MANAGEMENT UPDATE

Sadia Akram is the Neighbourhood Housing Lead for Beam Park. Sadia has been working with you to respond to any matters related to Estate Management at Beam Park.

Parking on Beam Park is changing

We will be changing some of the bays on Beam Park to Retail Parking bays (RP Bay).

Any vehicle parked within the newly marked RP bays must be registered for a valid ParkPCM session during the hours of 7am to 9pm, 7 days a week.

Users are required to register and make payment for their valid parking session by visiting www.parkpcm.co.uk/3333 (also advertised on the signage located throughout the managed areas).

This website will take the user to a booking page to register and pay for their parking session, all relevant and requested fields must be completed to validate the parking session and the vehicle registration submitted must be accurate.

Please note that parking is permitted for a maximum stay of 15 hours and a no return period of one hour applies to all sessions.

Tariff:

- Up to 1 hour free
- Up to 2 hours £1.50
- Up to 4 hours £2.50
- Up to 8 hours £15.00
- Up to 15 hours £25.00.

The parking tariffs apply 7am to 9pm, 7 days a week with no exemptions and all bookings are subject to a 30p booking fee. All ParkPCM sessions must be registered and if your registration is unsuccessful then you must find alternative parking.

Please note that between the hours of 9pm to 9am a vehicle registered for a valid virtual visitor parking (VVP app) session is also permitted to park within the marked RP bays.

Signage

You will notice that we have begun installing new signage to reflect these changes and we welcome you to familiarise yourself with the terms and conditions associated with parking on this scheme by reviewing the signage installed. Please note, the signage and terms and conditions included may differ depending on the area you park. Please ensure you read the signage carefully when parking in any restricted areas.

Failure to adhere to the advertised terms and conditions of parking will leave vehicles subject to the issue of a Parking Charge Notice (PCN) of £100.00 reduced to £60.00

(if paid within 14 days of issue). All vehicles that are enforced will be photographed beforehand to confirm permit or location status.

L&Q has no jurisdiction over enforced vehicles and are unable to act as mediators in any cases concerning enforcement action of any vehicles. However, if you have any queries or require further information, please do not hesitate to contact us on **01753 512603** or submit a contact form at www.parkingcontrolmanagement.co.uk/contact you may also contact your Neighbourhood Housing Lead about this on **0300 456 9998**.

Bin store etiquette

Please be considerate when using the bin stores:

- Do not leave rubbish on the floors
- Always put recycling in the recycling bins
- Break down boxes and put them inside the bins
- Do not park in front of the bin stores blocking access for Serco. If there is no access your bins will not be collected
- Always check that the bin store is locked behind you
- Do not fly tip, this affects your blocks service charge.

Dogs in beam park

We have been made aware that there are dogs within Beam Park blocks that are causing issues. We've had reports that dogs have been urinating in the communal areas, which is causing the carpets to become stained and smell. Dogs on the communal podium are being let off the lead causing a nuisance to other residents. And residents have reported dog faeces across the communal pathways and in their front gardens.

This is completely unacceptable and at no time should any resident who has a dog, or who has a visitor who has a dog, allow them to urinate within the communal areas.

Can I please remind residents of our Pet Policy, where up to two dogs are permitted within a flat without obtaining permission from us, however, residents do need to complete a Pet Dog Registration form.

You can view the new policy at www.lqgroup.org.uk/media-centre/news/changes-to-our-pets-policy and the form can also be downloaded at www.lqgroup.org.uk/contact-us/webforms/pet-dog-registration-form

We would urge any resident who has a dog to register their dog with us as soon as possible. Having a dog without completing this form is a breach of tenancy and we must encourage residents to complete this form and send it to the Neighbourhoods team as a matter of **urgency**.

Simple Life London!

Looking for a stunning apartment from a landlord you can trust? The answers simple...

Simple Life London is a private rental landlord, offering high-quality, professionally managed apartments for rent.

Simple Life London has neighbourhoods across London including four buildings at Beam Park. Offering 1-3 bedroom fully furnished apartments benefitting from large balconies, 24hr emergency customer care, resident mobile app, parking space rental and pet friendly apartments.

You can also find the Simple Life in Acton, Barking, Royal Albert Dock, Waltham Cross, Enfield, and Walthamstow.

Refer a friend, family member, or acquaintance to move into a Simple Life home across the UK and get a £100 Love2Shop voucher. T&Cs apply.

Visit www.simplelifelondon.co.uk to find out more.



ENERGY QUERIES

The Energy Centre servicing residents living in the London Borough of Havering has handed over to L&Q Energy.

If you have a query relating to heating or hot water or if you identify a problem with your heat interface units, please contact the L&Q Energy Customer Contact Centre Team on **0333 003 3733**.

For non-urgent queries or issues, please email L&Q Energy at: lqenergy@lqgroup.org.uk.

NEW PLANNING APPLICATION HAS BEEN APPROVED

As part of the transformation of the Beam Park, plans to build 947 additional new homes has been approved, meaning that when added to the two phases already delivered, 3,947 homes will be created in total. This will comprise of 50% affordable homes and 25% family homes in a mix of 1, 2, 3 and 4 bedroom units. Phases B-G of Beam Park are the final phases for the wider development and are due to be completed by 2035.

Darren Parker, Director of Development and Regeneration at L&Q, commented: "We are delighted to have been given the green light for this crucial stage of development at Beam Park. At L&Q, our mission is to create homes and neighbourhoods everyone can be proud of and this is exactly what we've been able to deliver at Beam Park together with our partners at Countryside."

EMAIL

We currently have over 450 resident subscribers to our mailing list and our aim is to improve on this number. If you would like to receive Beam Park updates directly to your mailbox, please subscribe to our mailing list by scanning the QR code (on attached poster) or complete our Beam Park sign up form.

CONSTRUCTION UPDATE

The growth of the Beam Park community has continued to grow since our last update in December 2023, with circa 90% of homes in Phase 1 now occupied. We are pleased to announce that the first handover of 56 affordable homes in Orion House, successfully took place in February 2024 and a further 53 affordable homes in Maywood House are expected by the end of March 2024. Overall, 518 homes will be delivered on Phase 2, and we anticipate final handovers in early summer 2024.

The site team have made every reasonable endeavour to ensure the safety of our sites and residents alike, making every effort to reduce the impact of the ongoing construction. Please make sure to be aware of your surroundings and walk where indicated around the site perimeter. We would like to thank all residents for their continued patience during this phase of construction.



STEPPING ON THE PROPERTY LADDER WITH SHARED OWNERSHIP

Shared Ownership with L&Q can make stepping on the property ladder a real possibility. It allows you to buy a share in a brand-new home whilst paying a subsidised rent on the remaining unowned share. The minimum share that can be purchased is 25%, along with a 5% deposit.

Currently available are the last remaining 1 and 2 bedroom apartments in phase 1. Plus, buyers can benefit from receiving up to £3,000 towards buying costs on selected apartments. Incentive terms and conditions apply, for more information visit lqhomes.com/terms-and-conditions or speak to a member of the sales team.

Prices start from £63,125 for 25% share. Full market value of £252,000.

We're delighted to be offering a new release of 1, 2 and 3 bedroom apartments in phase 2 located in the heart of Beam Park, just a stone's throw from the soon to be Central Park.

Book an appointment to view the new show home. For more information visit lqhomes.com/beampark.

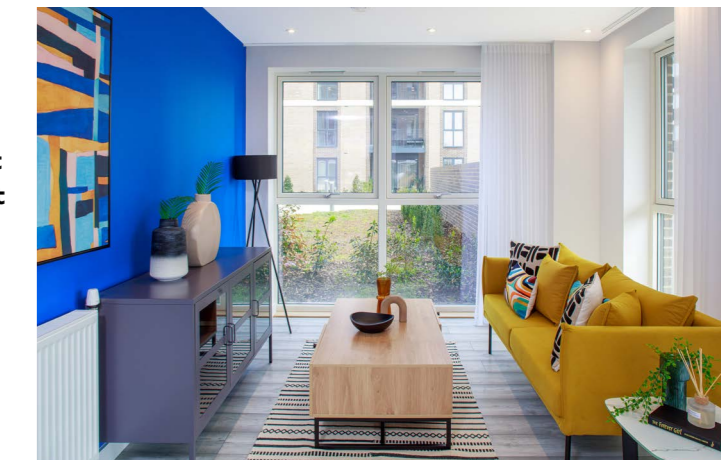
LONDON LIVING RENT

If you're not quite ready to make the move into Shared Ownership and need a little help saving towards a deposit, London Living Rent might be right for you.

Funded by the Mayor of London, London Living Rent is a Government-backed scheme that enables you to increase your savings by renting at a discounted rate than you would expect to pay for a similar property on the open market. This helps you to save additional money each month, which can go towards buying a home through Shared Ownership.

A new selection of 1 and 2 bedroom apartments will be available at Beam Park from Friday 1 March, following the successful launch of our first London Living Rent homes in February 2023.

To check the full London Living Rent criteria and check you're eligible please visit: lqhomes.com/LLR



Have your say

Do you have any ideas you would like included in the next newsletter? If so, email: beamparkenquiries@lqgroup.org.uk and your request may be featured in the next edition!

