

Newsletter

April 2025 | Issue 7

An exciting project with big challenges

Regenerating Parkside is a really complex project, potentially a significant redevelopment of the area, and there are several matters we need to be certain of before we can talk to you about what could be possible.

So please rest assured, despite the lack of communication, we have not pushed on with any decision making without you.

Since joining, our Project Manager Nancy Waterhouse has been looking at the historic information in the files and agreeing with our consultants, Ridge, what areas need further investigation.

It is clear that there are some very big challenges to overcome to allow us to move forward with this exciting project.

Being flood aware

The Council is working with the Environment Agency which is now introducing new flood maps nationally and we are waiting for a piece of flood modelling work which will inform our plan-making and ensure when we start to develop any scheme plans, they will meet the Environment Agency requirements.

Pylons and power cables

The Council is also in contact



with UK Power Networks (UKPN) to establish if it is technically and financially possible to move the overhead cables underground and if so, the proposed new routes this could take.

This is a massive scheme which would benefit the wider area.

Turn over →

Introduction



Hello! My name is Nancy Waterhouse and I've recently joined Runnymede Borough Council. I will be leading on the project to try and achieve a regeneration of the Parkside and Braeside area.

Firstly, I must apologise that there has been no communication or update since Issue 6 of the Newsletter was sent out in August 2024, which was all about communication. Unfortunately, Mark Bawden left Runnymede for new ventures and the post remained vacant until I joined. The irony of the lack of communication since then is not lost on me and now that I am in post, keeping you informed and communicating with you is one of my key priorities.

To request this newsletter in a different format, or for anything else we can help with, contact us on Listening@runnymede.gov.uk, 01932 838383 or visit the Civic Centre, Addlestone, KT15 2AH.

Improving where your family lives

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Removing overhead cables has to take place between substations and therefore, in this case, it would mean re-routing underground cables which currently run overhead from West Byfleet, through Fulbrook School playing fields and through our estate up to Heathervale Way.

Although this work covers a much wider area which we do not own, we want to take this opportunity to look into whether we can move the pylons and overhead cables for the long term benefit of this area and these negotiations will be very complex.

The time line for this massive infrastructure project will be decided by UKPN and therefore, this also has to be factored into any discussions about the area.

If the pylons can be removed this work will affect the order in which other work can happen.

Grant funding research

At the same time, the Council is also speaking to the relevant Government department to find out if there is any potential grant funding for this project.

We need to clearly understand these two key elements which will impact on us being able to create and develop proposals for new homes and community facilities.

Here's where we are:
we've not made any decisions on our own about anything – we need to sort out the key issues like flooding and pylons/overhead high voltage cables and then we'll know how we can move forward.

That's a promise!

The cost of regeneration of the area will need to be paid for by building more homes in the area so in simple terms, we need to know all the costs of managing the flood risk and the overhead cables before we can start the process of replanning the area.

Although our consultants Ridge and our Housing team will meet with the Council's planning officers to understand the restrictions and opportunities within the area, until we have resolved the flooding risk and we know the overhead cable position only some of the basic principles can be discussed.

Meeting with residents

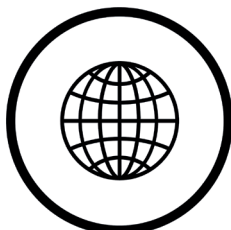
Whilst this work is ongoing the next steps over the coming months will be for the Council to come and meet with you, the residents, and the users of Heathervale Park, to hear your views on the principle of redevelopment. We would like to hear your thoughts and aspirations for your community. This is so we can work together with residents to deliver new energy efficient homes, with community facilities that serve everyone's needs in the best possible way. You are the key to making this project a success.

Get in touch

If you have ideas that you would like to share or questions to ask about the work we're doing, please get in touch.



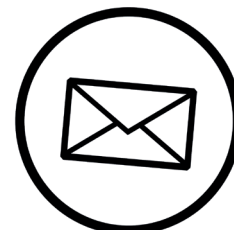
Call us to talk on
01932 838383



www.runnymede.gov.uk/parksideregeneration



Visit the Civic Centre in Addlestone



parksideregen@runnymede.gov.uk

New homes would be less expensive for people to run

The majority of the homes in the proposed regeneration area were not built in traditional brick construction but used a concrete panel system, which is now past its life expectancy.

These homes do not meet the thermal efficiency standards of accommodation that the Council aspires to provide.

New homes will be designed to be highly efficient using up to date technology and insulation, making them cheaper to run and more thermally efficient.

A mix of tenures will be provided to ensure a balanced community remains.

We are definitely not going to build on the open space but as part of the project would like to improve the open spaces and community provision and buildings within Heathervale Recreation ground.



Our vision for Parkside

We're seeking to regenerate the Parkside area, to create a modern place to live which includes attractive homes and streets.

The new Parkside will be a place where people know their neighbours and enjoy the environment they're in, where communities form and are empowered to work with the Council and other parts of the public sector to create a good quality of life.

We hope Parkside will be a great example of how to re-create an important residential area – adding more housing to make it viable and to home people on our waiting list – whilst still providing living space and good services.



Look out for our next newsletter which will have updates on everything we're doing.

Leftovers?



Do you love food? Buy seasonal produce, cook it up and ***caddy the leftovers*** for collection by your Council waste crews.

It's really important to keep food waste out of your blue lid recycling bin. Putting food in with dry recycling risks stopping the whole bin's contents from being recycled.

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Help at home, whatever your age

Independence for you, peace of mind for your family.



Community Alarms

Personal alarm service providing emergency assistance and support.



Social Centres

Providing a lively, friendly atmosphere for our older residents.



Meals at Home

Nutritiously balanced hot meals delivered directly to your home.



Community Transport

Door-to-door transport service to appointments and social activities.



Home Improvement Agency

Access grants to support home improvements, adaptations and repairs.

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