Woodberry Down: Empowering Our Community

Geoff Bell
Chair, Woodberry Down Community Organisation
Where we came from

• Informed by our geography
• Inner city London – run down housing
• Our reservoirs – a cause for pride, a reason for development
• Inspired by our history
• Post second world war – a diverse community – a self sufficient “town”; a community that fought for its rights
The Regeneration Deal

• From 2000 homes to 5,500 – 40% “affordable”
• A mixed tenure development
• A partnership development
• Regeneration, not refurbishment
• The right to return
Making our voices heard

• Established by the local council, elected by the community
• The early story: “consultation”
• We make our voice heard: the Memorandum of Agreement
• Where we are heard – Masterplan review, The Round Table, monthly meetings with partners including Mayor of Hackney
• For a balanced and integrated community
Our aims

• Making sure affordable is affordable
• Proportionate views
• For tenants choice – the case of separate kitchens
• Build a community, not just homes – school, community centre shops
Where we are

• Progress of regeneration
• The design committee: the developers learn our worth: from plugs to windows
• Making choices – the case of Block D.
• A landscape that works for all
• Ensuring we stay close to our community – monthly board meetings
• Learn the lessons
Where we want to go

• Increase accountability – the viability issue
• Increase the number and percentage of social homes
• Ensure Woodberry Down is a “Green” development
• Build a proud community: a balanced and integrated community
• Ensuring WDCO remains viable
• Not the total answer, but a contribution to it.
• Woodberry Park or Woodberry Down?