

## Letter to Evening Standard re: Aylesbury Estate CPO rejection

'In Monday's [article](#) (regarding the secretary of state allowing Aylesbury Estate residents the right to remain in their homes in the face of Southwark Council's and Notting Hill Housing Trust's socially unjust 'regeneration' scheme) important points were missed. The Secretary of State for Communities and Local Government Sajid Javid's rejection of the compulsory purchase order should shame Southwark. Aylesbury Estate has a large Black and Minority Ethnic population. Javid's report was clear that the redevelopment scheme will affect these most vulnerable local residents and noted Southwark's failure to uphold its public sector Equality Duty in this respect.

The article also gave the impression that the leaseholders involved in this case are the last ones left on the estate. In fact, this recent Public Inquiry only relates to the "First Development Site", a small part of the 60 acre estate. There are still hundreds of residents in the rest of the Aylesbury, watching this case with great interest because their homes are due to be affected by Phases 2, 3 and 4. The scheme if it goes ahead will result in a minimum net loss of 800 affordable council homes further impacting available housing for locals on the housing waiting list. After Heygate Estate's demolition and replacement by mostly private sale homes, residents are fearful of Aylesbury becoming another Heygate, campaign groups in Southwark are calling for a moratorium on estate regeneration schemes that are premised on demolition and decanting of residents.

Finally, the statement by Southwark's head of regeneration states that the regeneration is "supported by the vast majority of residents". This is not true – the only ballot of residents to date (in 2001) rejected redevelopment with a 73% majority on a 76% turnout. Southwark Council and Notting Hill Housing Trust must now rethink this entire regeneration model and listen to the residents' needs and desires'.

Aylesbury Tenants and Residents First  
35 Percent Campaign  
Elephant Amenity Network  
Fight For the Aylesbury  
People's Republic of Southwark  
Southwark Notes  
Saving Southwark  
Southwark Green Party  
Southwark Defend Council Housing