

COMING SOON

Exciting times are ahead for Darrick Wood in Farnborough! There will be some major improvements planned for the estate and so far we have asked residents what their priorities are and what they think about living at Darrick Wood. The top three areas of concern are:

1. Road gritting in winter
2. Poor mobile reception and internet
3. Dog mess

Watch this space for further news!

MAJOR RESIDENTS FEEDBACK SURVEY

Keniston is always keen to know what you think of the services we provide and the quality of the home you live in. We ask for feedback in a range of ways, often after you have received a service from us such as a repair or an improvement to your home.

Every three years we also carry out a bigger scale survey. This helps us plan for the future making sure we are focusing on what you tell us is important to you. This major survey is being sent to you right now via email and post. We hope to get feedback from as many residents as possible – thanks in advance for telling us what you think. And there will be prize draws for some of those who respond.



ESTATE IMPROVEMENTS ROUND UP

We've been busy enhancing our estates and have spent £259,862.00 on the following improvements

Silver Court (Islington) Bin Store

Residents reported that the bin store area was not secure enough and was being used by passers-by for unsavoury activities and fly tipping. Under our 'Better Homes, Better Neighbourhoods' funding we enclosed this area with new doors to improve security and it has also enhanced the appearance at the front of the building.



Merrow Street (Southwark) Bike Store

In response to increased demand from residents, we installed a second bike store at Merrow Street also under our 'Better Homes, Better Neighbourhoods' funding.



Tarling Close (Bexley) Doors

Residents had been asking for new front doors and as part of Keniston's ongoing stock reinvestment program, the front entrance doors were replaced with new improved security and draught proofed doors. Miss Aston is certainly very happy with hers.

Other improvements include

Pound Green (Bexley) walkway

When carrying out a survey for cyclical decorations we noticed the railing was rusted beyond repair. Also the asphalt was due for renewal, so we thought it would be good to upgrade the walkway with a new specialist coating to help with slip resistance and improve the look of the site.

Tollington Park (Islington) gas central heating installation

The work involved the complete removal of the night storage heaters, cold water tank and hot water cylinder and installing gas central heating. The first step was for gas to be connected to the block. Following the installation, Keniston arranged for the 'Green Doctor' from Groundwork to visit residents and offer energy saving advice and advice on switching energy tariffs.



Keniston Housing Association Limited

13 Artington Close • Farnborough • Kent • BR6 7UL

t. 01689 889 700 • f. 01689 889 701

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Talkback

Newsletter of Keniston Housing Association

Autumn 2018

AND IT ALL STARTED WITH A FREE COURSE AT THE DARRICK WOOD COMMUNITY CENTRE!



Sam Scott has come a long way since she did a nail course at the community centre, which was kindly funded by the Darrick Wood Community group. She has gone onto further training, gaining valuable accredited qualifications and now runs 'Pickles nails and beauty' offering nail and eyelash treatments.

We spoke with Sam about her journey to self-employment. *"I have always been interested in beauty and going along to the community centre for my first nail course really kick-started things. I realised that I was actually really good at nails and it gave me the confidence to go further."*

Back in 2016 when Sam attended her first course, she had thoroughly enjoyed using her new skills to offer free treatments to friends and family as a hobby to start with. People then starting asking about other treatments and it was then she decided to throw herself into it fully. Lynn Russ – Community Involvement Officer from Keniston sent Sam some information on where she could source further training which led Sam onto choosing a training school in Chatham called UK Beauty School where she was to continue her journey. After completing several courses, Sam decided to take the plunge into self-employment.

"I thought to myself, I can actually get paid to do something I enjoy." So she registered as self-employed with HMRC earlier this year, got the business insurance sorted and started promoting the business via Facebook and Instagram.

Instagram: www.instagram.com/picklesnailsandbeauty
Facebook: www.facebook.com/Pickles-Nails-and-Beauty

And where did the business name come from?

"My Daughter Kyla is nicknamed Pickle, so I named it after her" Kyla has muscle and mobility problems and was in a wheelchair last year, but due to intensive physiotherapy is now walking and making huge improvements. It was difficult for Sam to find a job that fitted around being a mum to Kyla and her brothers, so self-employment was the ideal solution for the mum of three.

"I have always been creative. My daughter loves hair bows, so I handmade them myself rather than buy them from an accessory shop, as she got to choose exactly what she wanted."

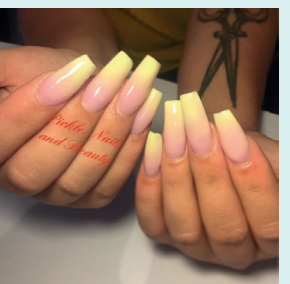
What is your advice to others?

"It is really scary going it alone, but if you enjoy it and put in the hard work, it will be fine. Ok, so the first year you won't make a profit, but the business will grow steadily. I would say to any parent, get some training and choose a profession that suits the hours you need to fit around your children and do something that you really enjoy."

So what now?

"I am now saving up to be able to complete more courses." Sam wants to learn how to apply Russian lashes, LVL lashes and perform waxing. In an ideal world she wants to be running her own salon.

Well done Sam, you are an inspiration!



ONE YEAR AWAY FROM THE BIG 100!

Vera Green from Sunningdale Court has recently celebrated her 99th birthday with a party in the lounge and a day out with friends and family. We caught up with Vera before her party and asked her about reaching the grand age of 99 years. She said *"My Mother lived to be 99 and my Aunt surpassed her at 107."* Clearly there are some good genes in the family.

One of ten children, Vera was born at Queen Charlotte's hospital in London. When asked what she wanted to do with her life, she said *"Haha that's a laugh! I left school at fourteen and wanted to be a nurse, but my Father said no! Nurse's wages were too poor, starvation wages they called them. I became a waitress instead so I could earn more and help the family."*

Vera progressed from table waiting to cooking at just 15 years of age. She ended up at Portland House and liked it so much, she became a pastry chef and demonstrated her skills at the likes of the Pegasus Hotel, which was the nicest in Marlow.

"My best creations were my coffee gateau and I made my Brother's five tier wedding cake. As it was during the war, I had to collect coupons for months to get all the supplies for the cake."

Vera's career took some interesting twists and turns with her becoming literally a high-flying sales representative for Herbalife and babies malted milk. She would fly out to New York every other weekend to take the merchandise over.

As well as a very interesting career, Vera had a family of her own, three beautiful children and always kept dogs in the family too. She does miss her dogs dreadfully with her two little ones being taken care of by her son now. But she is still enjoying life and getting out and about regularly visiting Brighton beach, doing a spot of shopping and going to BBQs.

A big birthday congratulations from all of us at Keniston!



Blooming Marvellous! Tarling Close

It has been a tough time for gardeners, keeping the gardens going in the summer heat. Two residents at our scheme in Sidcup have been continuing to improve the garden using their own plants, time and effort. They tend to these flowers and keep them looking stunningly beautiful. Thank you to Pat Stevens and Annie Cotterrell for their hard work and for making Tarling Close look so splendid.

What do you think of residents meetings?

Over recent months, we have been sending out surveys asking what you think of residents meetings and how we can do things better. Overall, the feedback has been consistent in highlighting these suggestions...



Use email, text, online forum, surveys, newsletters, door knocking & walkabouts



One resident said *"Knowing more detail of what it's about and evidence that my input actually made any difference would encourage me to attend more meetings."*

Another suggested that providing beer would encourage their attendance. We are afraid that this is one suggestion we will not be able to cater for!

We do have an online group for residents. Please search **Keniston Gossip** on Facebook and ask to join. We also do estate walkabouts and you can request the list of dates from us or find them on our website.

If you would like to complete the survey, please speak to Lynn, you can contact her by phone via the office. or send an email to lynnruss@kenistonha.co.uk

Getting craftier is proving popular!

An arts and craft group that has been running at Perryfield House since January has over ten regular members with growing popularity. The group had originally been run at another venue by Doreen who used to live at Sunningdale Court. When their venue was no longer going to be available, residents suggested using the lounge at Perryfield House to keep the group going.

There is now a mixture of residents and existing craft group members sharing their talents and making a wonderful array of arts and crafts every Monday from 10.30am to 3.00pm. Even Shona, the Sheltered Scheme Manager was seen having a go at improving her cross-stitching technique.

As well as crochet, knitting, cross-stitch, quilting and adult colouring, members have been making knitted hats and squares for premature babies. These items are donated to babies in Brighton, the Midlands and to Angel babies in London. The knitted squares are swapped between mother and baby to help with bonding.

Not only do members get to share their talents and experience and produce some fantastic work, they are also helping mothers and their babies during their craft sessions. If you want to get involved, you can speak to Carol Penn or Bridget Williams at Perryfield House to find out more.



Cleaning up our estates: The fight against rubbish

The problem of rubbish either dumped or not disposed of correctly on the estates is getting worse. Last year, the cost of removing rubbish from Keniston's estates was £5,800. All of this cost is paid for by your service charge.

Cigarette butts, crisp packets, chewing gum, cat litter and fast-food packaging is found on the estates every day. In addition to this, we find bulky items dumped such as fridges, beds and mattresses.

Litter is blighting the environment and our estates are fouled by packaging, cigarette ends, drinks cans and bottles. Food which is not disposed of correctly is the biggest cause of rats on estates.

We have onsite Caretakers on some of our schemes and they find that clearing up after people, particularly when people block the chutes is taking up their time which means less time spent on keeping the estate clean and tidy overall.

We will be proactive in attempting to identify perpetrators and we will seek to recharge the resident. A typical cost can be in the region of £150.00. We will also be installing cameras in the worst areas. If you witness anyone dumping rubbish or not disposing of their rubbish responsibly, then you are encouraged to report this to us. Any information will be confidential. You can also report this on our website using the contact us page.

