



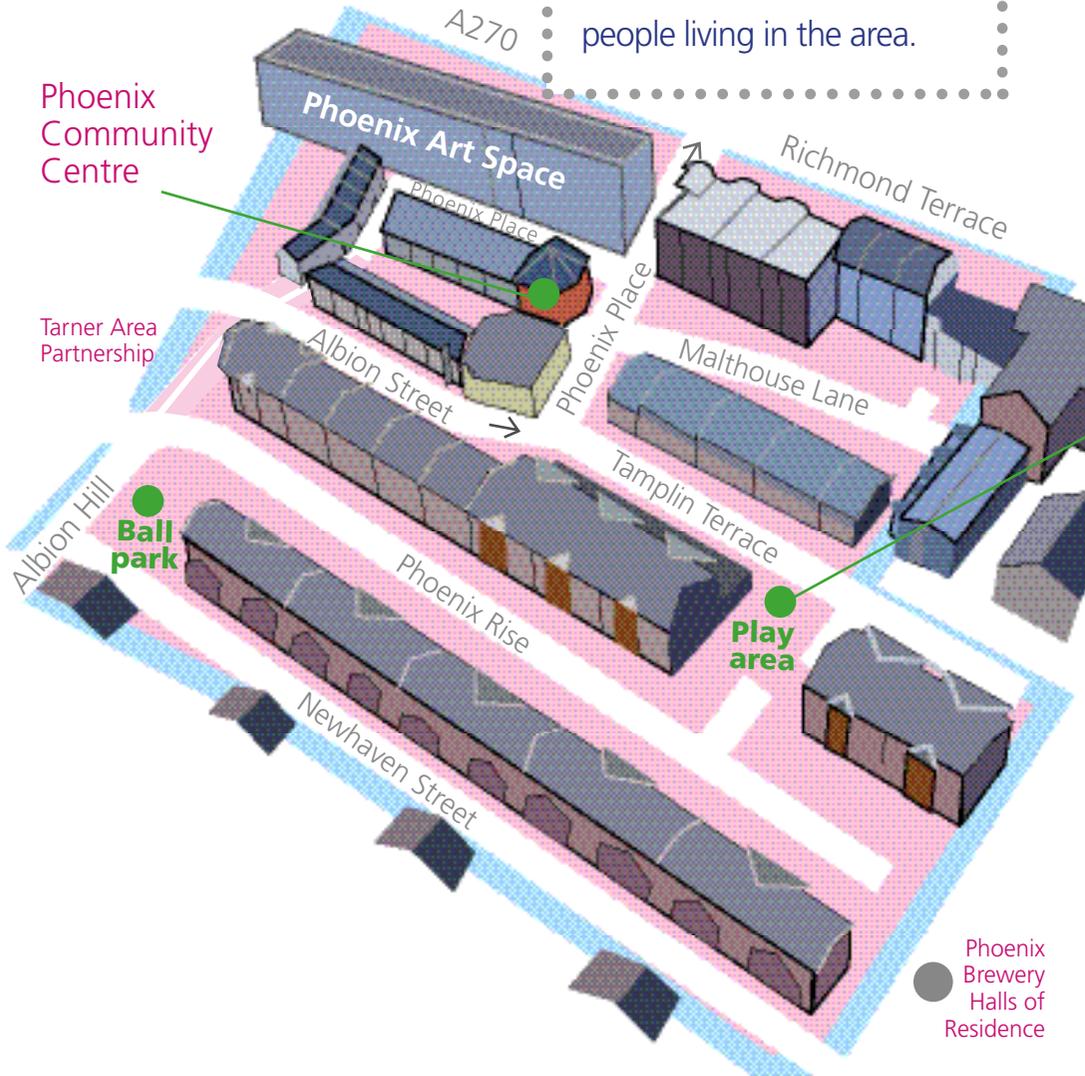
# Phoenix Estate

## Neighbourhood Action Plan (NAP)



# Phoenix Estate

The Phoenix Estate Neighbourhood Action Plan is based on local knowledge and experiences that identifies priorities, resources, and opportunities for people living in the area.



# Welcome to the Phoenix Estate Neighbourhood Action Plan (NAP)



When communities work with each other and with local services, there are more opportunities to listen, understand each other and shape services that work.

It builds skills which can lead to volunteering or employment and create a greater sense of belonging across communities and neighbourhoods. Supporting communities to develop networks

with friends and neighbours creates more community activities, reducing social isolation, improving wellbeing, and reducing the need for more specialist services.

This NAP aims to fulfil the commitment within the Brighton and Hove Collaboration Framework working collaboratively to improve and develop The Phoenix Estate.

# Phoenix Community Association

**The Phoenix Community Association** is a Tenants and Residents Association (TRA) for the residents of the Phoenix Estate in Brighton. We have regular monthly meetings where we aim to make our estate a better place for residents to live and thrive. The group came about through a grassroots initiative to improve our area and feel safer in our homes.

“ So far, we have made great progress in terms of improving local police presence, combatting anti-social behaviour, hosting events including an annual community BBQ, saving free parking on the estate, re-establishing a dialogue with Cityclean, and supporting residents with their concerns around estate repairs and maintenance. ”



Residents at the annual Community BBQ



This Neighbourhood Action Plan (NAP) has been created to address the results of a resident-led survey from 2017. The survey outlined ways the area could be improved, and changes residents would like to see made. The vision being to create a sense of community and work cohesively with many different stakeholders and organisations that affect our area. Working with these groups provides residents with a chance to voice their opinions, concerns and makes these organisations more accountable for the services they provide.

We hope this NAP provides further opportunities for partnership, community building and collaborative working to benefit all parties involved, especially the residents on the Phoenix Estate.

Phoenix Community Association



# We live here

Presented in partnership with  
Brighton and Hove City Council  
& Phoenix Art Space

Photo: Mike Stoakes



**Phoenix Art Space** is developing a series of community-focused art projects supported by the Brighton & Hove City Council. Our most recent project involved a large-scale artwork being painted directly on the back of the Phoenix building, an area that has attracted anti-social behaviour in the past.

A group of young people who live on the nearby Phoenix Estate took part in a series of workshops at **Phoenix** with youth worker and street artist Tom Hines. Through these workshops, the group designed an artwork that they felt represented them, as well as expressing a collective identity. With Tom, they came up with the symbol

of the Phoenix bird. They learnt valuable skills around designing and planning large-scale public artworks, and also took part in painting the final piece on the building. The artwork has given the young people ownership over the area, and sends a proud and positive message to passers-by about the people who live here.



Street art photos by Tom Shaw



**Phoenix** is a pioneering space of community engagement, and aims to throw open its doors to communities who may have not encountered the arts before. We are doing this through grass-roots methods that engage directly with the community.

This involves meeting with, and listening to local residents, and letting them make the decisions in how we work together.

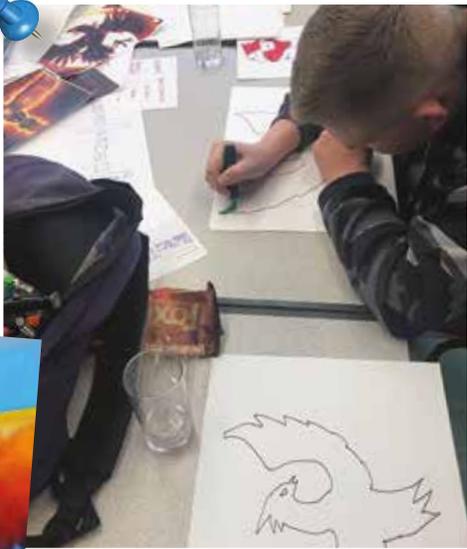
Our inaugural **Community Takeover: People and Portraits** opens on 21 September 2019, and will showcase our work in the community. We aim to challenge preconceptions that audiences may have of art centres, and break down barriers of access.



Our next two projects **We Live Here**, is funded by Cityclean and the Council, will engage with the Kingswood and Milner council estates. **The first project** will allow residents to create an artwork together, that intends to express a shared identity about the space in which they live. **For the second project** we are partnering with Cityclean as part of their anti-graffiti strategy. Our work with them will also involve St Luke's Church, Network Rail and local residents.

Engagement with local residents and partnership with local community organisations is a key part of Phoenix's current and future programs. Our gallery and cafe doors are always open, and we look forward to working with you all. Come along, join in and be part of our community.

Sarah Davies  
Executive Director, Phoenix Art Space



# Phoenix Estate *NAP actions*

Issue (+ evidence)	Objective What do we achieve?
<p><b>Litter, graffiti and fly tipping</b> were amongst the top 5 of residents' concerns and more than 50% of residents are dissatisfied with the overall appearance of the estate</p>	<p>Reduce and discourage graffiti and increase satisfaction with the overall appearance of the estate</p>
<p><b>Community Safety</b> Drug dealing and drug activity featured highly amongst resident concerns in the survey.</p>	<p>Create a strong channel of communication and collaboration between Phoenix Estate residents stakeholders and Sussex Police Build resident confidence in reporting crime and criminal activity on the estate</p>
<p><b>Lack of recycling</b> 65% of residents are dissatisfied</p>	<p>Improve access to recycling</p>
<p><b>Access to Parking</b> Parking was the top issue of concern in survey</p>	<p>Ensure residents have a say and expand resident only parking</p>
<p><b>Ball park</b> 70% are dissatisfied with the upkeep of the ball park and more than half are dissatisfied with facilities for children and young people.</p>	<p>Improve ball park area</p>
<p><b>Community Garden</b> 10 people are interested in getting involved with a community garden project to develop community garden</p>	<p>Set up a project</p>

<b>Actions</b> How are we going to achieve it?	<b>Lead (+ partners)</b> Who is going to do it?	<b>Timescale/            review</b> When?
<ul style="list-style-type: none"> <li>• Paint over graffiti (residents/Good gym/ phoenix)</li> <li>• Hyde to clean brickwork &amp; apply anti graffiti paint &amp; paint external walls</li> <li>• Explore Community mural with Phoenix gallery</li> <li>• Chase free butt owners on graffiti</li> <li>• Explore planter proposal at bottom of Albion Hill</li> </ul>	<b>Phoenix Community Association,</b> Good Gym, Local councillors, Phoenix Art Space, <b>Hyde Group,</b> <b>BHCC - Cityclean and Communities Teams</b>	Re-survey 2 years on and measure change
<ul style="list-style-type: none"> <li>• Regular walkabouts with local Police Community Support Officers</li> <li>• Coordinate police reporting between partners to tackle drug activity on the estate</li> <li>• Work with city-wide partners to tackle drug activity displaced from The Level</li> </ul>	<b>Sussex Police,</b> Phoenix Community Association, Phoenix Art Space, BHCC Communities, Hyde Group, Trust for Developing Communities	Re-survey 2 years on and measure change
<ul style="list-style-type: none"> <li>• Walk about with Cityclean</li> <li>• Provide information on recycling opportunities</li> <li>• Increase number of communal recycling bins and monitor usage</li> </ul>	<b>BHCC - Cityclean,</b> Phoenix Community Association	Re-survey 2 years on and measure change
<ul style="list-style-type: none"> <li>• Hold consultation meeting and encourage residents to vote on joining CPZ</li> <li>• Explore leasing of BHCC bays to Hyde for resident only use</li> <li>• Explore addition residents only parking signage</li> </ul>	BHCC, <b>Hyde Group,</b> Phoenix Community Association	2 years, survey + has parking been expanded?
<ul style="list-style-type: none"> <li>• Hold consultation with residents, young people and neighbours to the ballpark area</li> <li>• Ensure ball park is locked up at night</li> </ul>	<b>BHCC Communities Team,</b> Trust for Developing Communities (TDC) - Community Development, Hyde Group	Satisfaction with the ball park improves on re-survey
<ul style="list-style-type: none"> <li>• Community garden will be developed at the end of Tamplin Terrace</li> <li>• Interested people will be contacted</li> </ul>	<b>Phoenix Community Association,</b> Hyde Group	Community garden in place (1 year)

## NAP actions continued

Issue (+ evidence)	Objective What do we achieve?
<p><b>Cleaning of estate</b> 63% are dissatisfied with the cleaning of internal areas</p>	<p>Improve satisfaction with cleaning</p>
<p><b>Accessibility of landlord</b> 75% were satisfied with Hyde as a landlord, but 51% found it difficult to contact their housing officer. The community group have been contacted by residents unable to get problems sorted</p>	<p>Improve satisfaction</p>
<p><b>Wider use and involvement with the Phoenix Community Centre</b> 14% of residents report using the centre</p>	<p>Increase % of residents reporting usage</p>
<p><b>Community events</b> There is support for setting up a youth group, for holding fun days and community BBQs and having a community website</p>	<p>Hold a range of community events throughout the year that engage with the diverse Phoenix Estate community and surrounding neighbours. Bring the neighbourhood closer together</p>
<p><b>New Community Association</b> 65% would like to see a community association for the phoenix estate and 19 are interested in coming to meetings</p>	<p>Set up constituted group able to sign up to a partnership action plan on behalf of the residents</p>
<p><b>Condition of the homes</b> More than half of residents felt doors and bathrooms were badly in need of replacement</p>	<p>Improve satisfaction. Explore replacement/maintenance needs of the estate</p>

<b>Actions</b> How are we going to achieve it?	<b>Lead (+ partners)</b> Who is going to do it?	<b>Timescale/ review</b> When?
<ul style="list-style-type: none"> <li>Investigate costs of current contract across the estate in terms of service charges</li> <li>Consider alternative provider (or residents services organisation?)</li> </ul>	<b>Hyde Group,</b> Phoenix Community Association	Dissatisfaction reduces after 2 years
<ul style="list-style-type: none"> <li>Reinforce residents should always contact Hyde via Customer Services regarding enquiries or issues – 0800 3 282 282</li> </ul> Or <a href="http://www.hyde-housing.co.uk">www.hyde-housing.co.uk</a> <ul style="list-style-type: none"> <li>Quarterly drop in sessions or events involving Hyde staff.</li> </ul>	<b>Hyde Group,</b> Phoenix Community Association	Re survey (2 years)
<ul style="list-style-type: none"> <li>Look to develop more activities that are attractive to phoenix residents</li> <li>Publicise existing activities</li> </ul>	<b>Hyde Group,</b> Phoenix Community Association	Re-survey and measure % of people using the centre from the estate
<ul style="list-style-type: none"> <li>Press to ensure youth provision on the estate is not lost</li> <li>Set up website and Facebook</li> <li>Organise community-led events</li> </ul>	<b>Phoenix Community Association,</b> <b>TDC - Community Development,</b> BHCC Communities Team, Hyde Group	Events and activities happen
<ul style="list-style-type: none"> <li>Work to launch a constituted CA able to sign up to this action plan</li> <li>Arrange training and support for key group roles</li> </ul>	TDC - Community Development, Local councillors, Hyde Group, <b>Phoenix Community Association</b>	Association up and running (6 months)
<ul style="list-style-type: none"> <li>Work with property officer to investigate areas of unhappiness</li> <li>Provide list of planned works and timescales for the group to consider</li> </ul>	<b>Hyde Group</b>	1 year

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