



West Neighbourhood Area 2016/17



Councillors of West NA

Westcotes ward



Councillor
Andy
Connelly

Councillor
Sarah Russell

Fosse ward



Councillor
Ted Cassidy,
MBE

Councillor
Dawn
Alfonso

Abbey ward



Councillor
Harshad
Bhavsar

Councillor
Annette
Byrne

Councillor
Vijay Singh
Riyait

Western ward



Councillor
George Cole

Councillor
Dr Susan
Barton

Councillor
Malcom
Unsworth

Beaumont Leys ward



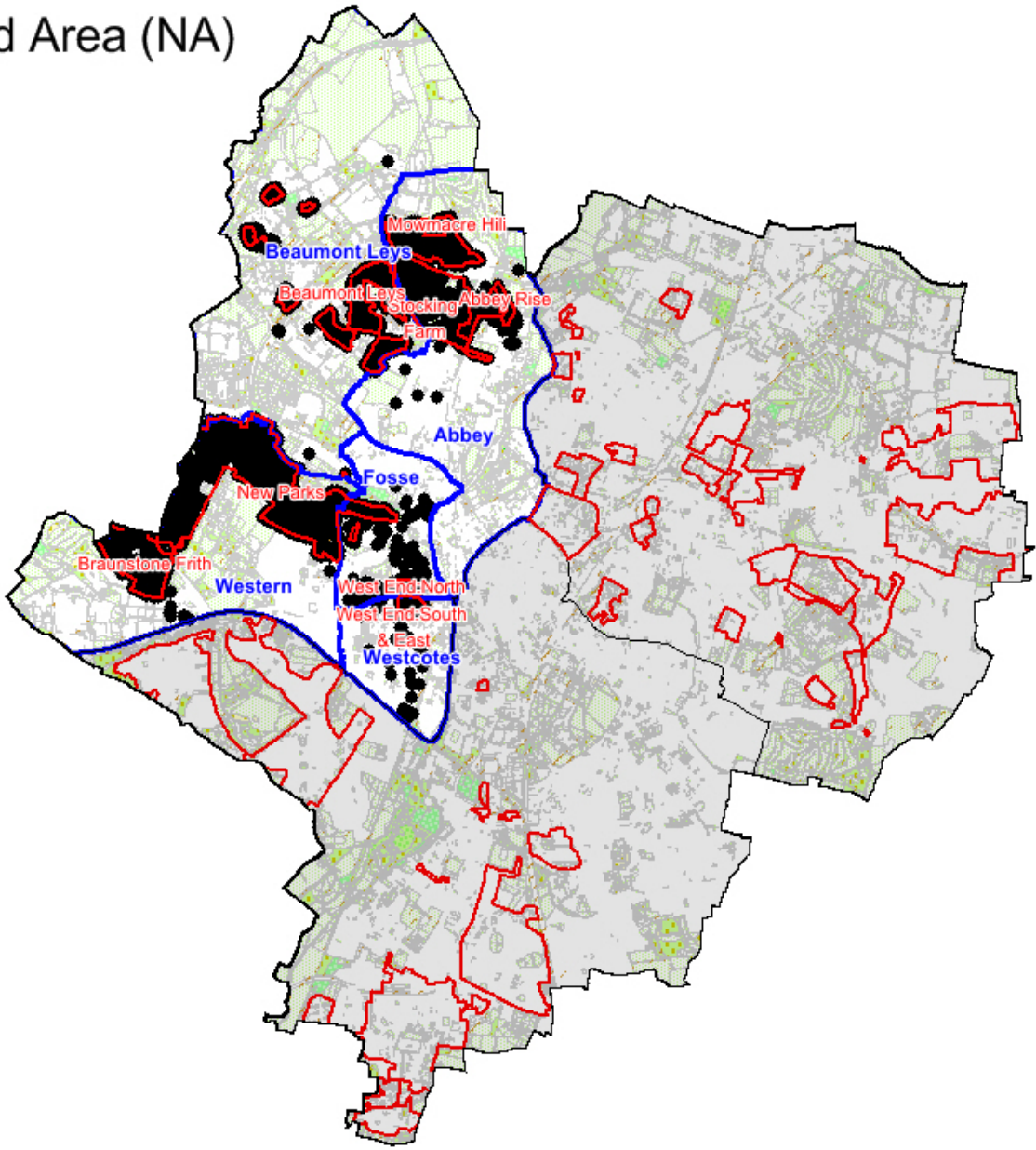
Councillor
Hemant Rae
Bhatia

Councillor Susan
Waddington

Councillor Paul
Westley

West Neighbourhood Area (NA)

- Council estates
- Council homes
- Wards



West NA – the overall area (all tenures): pt1

- Contains the MSOAs – Castle Hill, Mowmacre and Stocking Farm, Beaumont Leys, Abbey, New Parks East, New Parks West, Newfoundpool, Western Park, West End.
- West NA as a whole contains around 33,000 households
- West NA has a relatively high proportion of single people and lone parent households
- There is a much higher proportion of people describing themselves as white British residents in West – 63.1% compared with 45.1% for the city

West – the overall area (all tenures): pt 2

- **Deprivation** – according to the Indices of Multiple Deprivation (IMD) 2015, 7 of the 46 lower super output areas (LSOA - neighbourhoods) in the West NA are in the 5% most deprived nationally.
- **The most deprived neighbourhood in West NA** covers Glengarry Way in New Parks.
- In West NA there seems to be a strong correlation between areas with high density of **council flat accommodation and deprivation.**

Council housing

Neighbourhood Area West

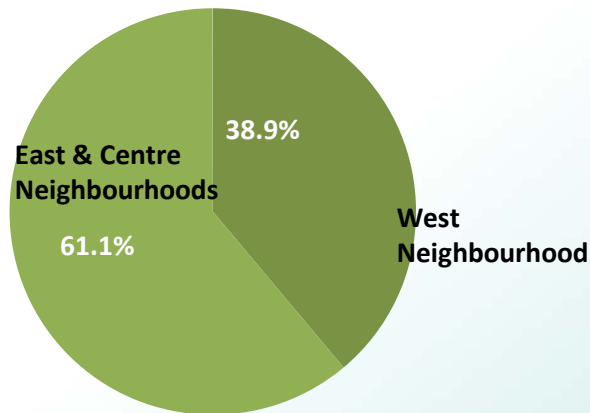
- There are around 7,000 council homes in West NA.
- The council estates in the West NA are New Parks, Beaumont Leys, Abbey, Stocking Farm and Mowmacre.
- 74% of the tenants in West NA are white, 69% =city
- Council tenancy holders in West NA have a younger age profile than is the case for the city as a whole
- West NA council housing has a relatively high proportion of flat accommodation
- **Homechoice:** Over the last year there were 435 homes advertised in the West NA
 - The 22 homes with the most bids in the West NA were 2 bedroom properties

Gypsy & Traveller Sites

- ❖ Meynells Gorse – 21 plots
- ❖ Redhill Nook – 10 plots
- ❖ Greengate Nook – 6 plots

Rent Arrears & ASB

Rent Arrears



38.9% of city arrears

- 17.9% = Western Ward

17 evictions 2015/16

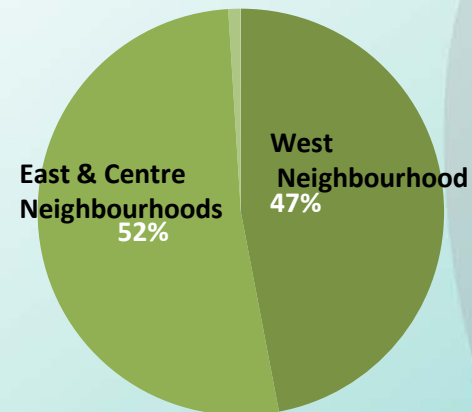
- 13 singles, 3 families, 1 couple

21 evictions 2016/17

- 14 singles, 6 fam, 1cple

- As at 27th Nov 2016

Anti Social Behaviour



2015 = 462 ASB cases

- 917 overall city total

2016 figures as at October

- 45% Nuisance
- 31% conflict neighbours

2015/16 2 evictions

- 1 in the West

No evictions 2016/17

- 1% area not recorded



Capital Spend 2016/17

2016/17 Estimated Capital Spend in the West District								
	Boilers	Electrical Improvements	Kitchens/ Bathr's	Upvc Windows/Doors	Re-roofing	Upvc Fascias/Soffits	Upvc Cladding	Total Spend/properties
New Parks	£573,156	£421,600	£360,000	£4,000	£5,000	£88,400	£0	£1,452,156
Properties		272	72	1	1	26		372
B-Leys	£302,663	£97,650	£130,000	£8,000	£5,000	£6,800	£70,000	£620,113
Properties		63	26	2	1	2	11	105
Mowmacre	£315,797	£192,200	£210,000	£4,000	£315,000	£71,400	£0	£1,108,397
Properties		124	42	1	63	21		251
Total spend	£1,191,615	£711,785	£700,098	£16,003	£325,002	£166,628	£70,011	£3,181,142
Total properties		459	140	4	65	49	11	728

Environmental and Communal Project Neighbourhood West 2016/17

Beaumont Leys/Mowmacre

- Improved pathways /shrub clearance
- Resurfacing courtyards
- External decorating
- External Cladding
- **£202,400**

New Parks

- Landscaping
- Flexi-paving/Hardstanding
- Parking bay installation
- Recycling Facilities
- **£177,000**

Beaumont Leys – External Cladding



Parking Bays – New Parks



Mowmacre – Resurfaced Courtyards



Environmental & Communal Projects

Neighbourhood – West

2017/18

Beaumont Leys/Mowmacre

Beaumont Leys

Various improvement projects inc. landscaping

- Harris Road
- Scalpay Close
- Iona Close
- Kelbrook Close

£56,000

Mowmacre

Bridlespur replace bin doors 20 in total @
£1296.77 per door.

Internal Painting Flats

Garth Avenuen

Wembury Avenue

£43,000

Total = £99,000

New Parks

• Car Parking /improvements Installations

- Blissett Road
- Hassal Road
- Speers Road
- Cufflin Drive
- Withen's close
- Andrewes Walk – fencing
- **Total = £128,000**



Leicester
City Council

Challenges for the West

- Performance Management - Staff motivation and support
- Implementing Welfare visits
- Communal Cleaning inspections
- New Policies and procedures, ie Fixed term tenancies
- Learning & Development for staff
- Reduced service offer, managing stakeholder expectations
- Impact on Housing Services of financial cuts to other service areas
- 3 Gypsy and Traveller Sites
 - Allocation of plots to ensure harmony
 - Maintaining trust with community
 - Crime
 - ASB/harassment
 - Fly Tipping
 - Issues with Livestock
 - Building good working relationships with external agencies to support G&T community- ie Health, Education
- Working with local residents living near to G&T sites.

Any Questions

