

Hyde Park Paddington

Minutes of Annual General Meeting held on 9 December 2020 via Zoom

	Actions
<p>1. Introduction and Apologies</p> <p>Allen Zimbler (Chairman) welcomed everyone to this first Zoom General Meeting. 42 people had registered for the meeting and 30 people actually attended. Mike Fairmaner (MF) confirmed that this constituted a quorum. Two apologies had been received:</p> <ul style="list-style-type: none"> • Matthew Lindsay • Will Clayton <p>Kay Buxton (KB) shared a presentation for the meeting, which can be found on the HPP website at https://www.hydeparkpaddington.org/wordpress/wp-content/uploads/2020/12/HPP-General-Meeting-Presentation-9-Dec-2020.pdf</p>	
<p>2. Agreement of minutes of last General Meeting held on 6 February 2020</p> <p>AZ asked for any comments on the minutes of the previous meeting which had been shared with the meeting notification circulated in November. There were no comments, and the minutes were formally agreed with no objection. Bernadette Mckernan proposed the minutes were agreed and Ian Lush seconded. KB to add to website.</p>	KB
<p>3. Update on Neighbourhood CIL projects underway</p> <p>KB reminded the meeting of the CIL priorities that the Forum had previously agreed:</p> <ul style="list-style-type: none"> • Praed Street Public Realm • Connecting the old and new parts of the ward • Tackling gateways and connections – especially in relation to transport • Better walking routes through the area, pedestrian safety and traffic calming • Green infrastructure and sustainability • Tackling vice and short-term lets (outside scope of CIL) • Security (outside scope of CIL) <p>There had been three rounds of applications organised by the City Council between June 2019 and July 2020 and the Forum had been successful in securing funding for several projects:</p>	

Project	CIL £	
The Bays	100,000	
Burwood Place	15,000	
Sussex Gardens	110,000	
Connaught Village	50,000	(plus 135,000 Strategic CIL)
Edgware Road Insights	20,000	(plus 20,000 from Marylebone Forum)
Bishop's Bridge Road	50,000	
Norfolk Square	20,000	
Star Street Green	57,000	
	422,000	
Remaining in CIL pot	488,534	

Each project was then described in turn, starting with The Bays:

The Bays: KB explained this ran along the canalside between Bishops Bridge Road and South Wharf Road, using a wide variety of public art interventions to improve the legibility of the route. KB gave some illustrations of the proposed art works.

Burwood Place: MF explained this scheme outside Barclays Bank and showed an outline design consisting of large plants in large pots to green the area and reduce its harshness, along with a bench and a communal bike pump. It was hoped this would be installed in the spring.

Sussex Gardens: MF explained this scheme was outside Boots at the junction with Edgware Road and Sussex Gardens and showed an outline plan to repave the area, and deal with the tree roots to make it more accessible, and introduce a seat and some greening. It was currently on hold pending a TfL feasibility study into removing the left turn slip road (left turns would still be allowed). If this proves possible, then the pedestrian area would be much bigger, offering more potential to have a bigger impact. Mark McKeown (MMcK) added that the Church Commissioners would be increasing the height of the railings to their gardens at this location to prevent people mis-using the private garden.

Connaught Village Green: MMcK showed two slides that set out the key aims of the project which included more greenery and providing an informal meeting/events space to give the area focus and more identity. The project would have new planters and paving and create a new welcoming space for people to linger in and enjoy. MMcK assured the meeting that full consultation would be carried out on the scheme and it would probably take two years of design work, consultation and implementation before it would be completed.

Edgware Road Insights Study: MF explained this was a study to support getting the right planning policies in place for both sides of the Edgware Road in Hyde Park Paddington and Marylebone neighbourhood plans. It was jointly funded by CIL from both Forums. A study brief had been shared with both Forums and a consultancy firm called Pragma had been appointed with Gerald Eve to provide planning advice. The study included extensive residents and business surveys and a draft report was expected early next year which would include:

- An audit of commercial premises and uses.
- The creation of a property ownership register.
- Analysis of rental values across the district.

<ul style="list-style-type: none"> • Identification of the district’s catchment area and benchmark locations, with daily and seasonal variations. • Relative contributions made by different customer groups, such as local shoppers, hotel guests, overseas tourists and people who work in local offices. • Satisfaction levels by each type of user. • How people travel to the district. • Analysis of strengths and weaknesses, and the opportunities afforded by the local development pipeline. • Economic contribution made by the district and its various sectors, including the role of the night-time economy. • The potential of Covid-19 to alter consumer behaviour and demand in the short, medium and long term. <p>Bishops Bridge Road: KB showed some slides to illustrate this project that improved the pedestrian experience of using the bridge by:</p> <ul style="list-style-type: none"> • Making more space for pedestrians • Accommodating cyclists safely without damaging capacity • Making crossings more intuitive • De-cluttering • Softening the hard landscape • Aminating/adding colour/green infrastructure 	
<p>4. Future CIL projects ideas</p> <p>The new on-street cycle parking that had been provided in the area was welcomed but it would be helpful to have some secure cycle storage. Comments made in the webinar chat function indicated a concern about rising cycle theft. MMcK explained that this was widely provided in the estate’s secure car parks, and that the Church Commissioners were still providing free parking for NHS staff. MF reported that the City Council had consulted on installing secure cycle hangars across the city and requests could be made for these by writing to cycling@westminster.gov.uk. [Post meeting note - the Council was due to install one at Sussex Gardens and residents could register their interest via https://www.westminster.gov.uk/find-cycle-parking]</p> <p>AZ said that the Hyde Park Estate was actively considering contracting with a security company to provide night-time security to tackle the persistent drug, vice and burglary crime that was prevalent in the area but required residents to make a financial contribution. Chris Peers reported that Paddington BID regularly undertook night-time patrols in its area. Stephen Mason reported on regular criminal activity around the church. Sarah Buttleman reported in regular drugs issues to the east of Edgware Road.</p> <p>AZ reported on the disappointing proposals from the City Council to install experimental road closures in the area to stop through traffic which had split residents into support/oppose camps and that he really wanted to see revised proposals that would reduce through traffic that could be acceptable to all residents. He explained that the Forum had not taken a view on the proposal.</p>	

<p>5. AOB</p> <p>AZ asked Ian Lush if he could update the Forum on St Mary’s Hospital developments. IL explained that the Trust had submitted a business case to NHS England which NHS England had supported. The concept of a new hospital and replacing the buildings that were no longer fit for purpose was supported but the government have asked for other options to be worked through.</p> <p>NHS England also wanted to be sure that there no other sites in Westminster where a new hospital could be developed. IL said that the Trust would be responding to these concerns before Christmas. IL thought that a reasonable timetable for the redevelopment process would see construction starting in 2024 and finishing in 2028.</p> <p>IL also reported that the pandemic had revealed that many outpatient appointments could be carried out as effectively over Zoom or telephone which would reduce the number of patients travelling to the hospital every day.</p> <p>AZ reported that he had heard from the Council that the Hyde Park Covid test facility in Hyde Park was under-utilised.</p>	
<p>6. Date of Next Meeting</p> <p>The next meeting, which would be the AGM, was agreed for the second or third week of March.</p> <p>AZ closed the meeting by wishing everyone a Happy Christmas and New Year.</p>	<p>MF</p>