



THE WILLOWS

August 2022

| Newsletter #4



Please check out our community notice board which you will find at the entrance of our site office, situated just off Corbet Close. The notice board will provide you with all the latest news on the development and you can also follow us on:

Facebook: @jehugroup | @curogroup
Twitter: @jehugroup | @Curo_Group
LinkedIn: Jehu Group | Curo
Instagram: @jehugroup | @curo_group

WELCOME TO THE SITE NEWSLETTER

Hello and welcome to the fourth issue of The Willows construction newsletter. We thought this was the perfect time to update you on how the site is progressing and what we've been up to in the community.

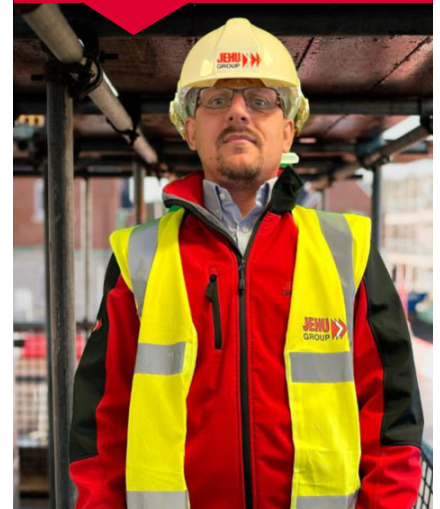
If you regularly pass the site, I'm sure you will have seen how the development is progressing. If this is the first time you've seen our newsletter, we were appointed by housing association Curo to build this development which will consist of a mix of one, two and three-bedroom houses and apartments, delivered across three adjoining sites.

The project includes the conversion of Curo's former office building at Holly House into 13 apartments for social rent. These will be let to people over 55 and will feature assistive

technology, such as personal alarms or memory aids, that can be tailored to the needs of the occupiers and enable them to stay in their homes for longer.

Another 25 homes for affordable rent and 19 houses and maisonettes for shared ownership will be newly constructed on the land of the former Long Cross Inn and Rockwell care home.

We will also refurbish the existing block of 12 apartments at Holly House, which will benefit from external insulation, new windows and new electricity supplies. The improvements will help reduce heating bills and increase comfort for residents.

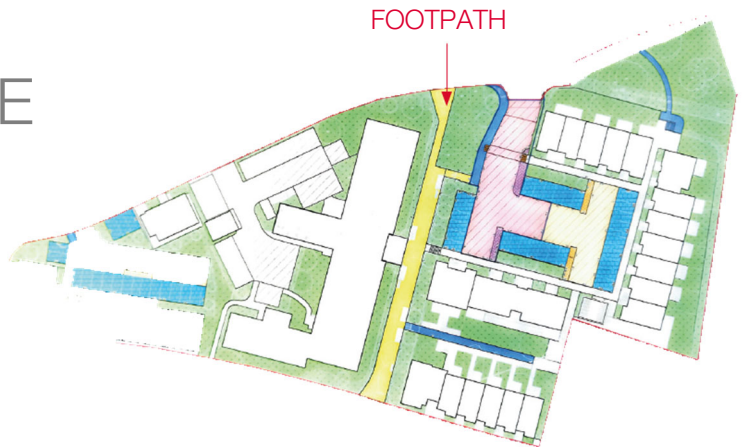


Tomasz Mageira, Project Manager

TEMPORARY FOOTPATH CLOSURE

The footpath adjacent to Holly House will be closed from Tuesday 30th August so that we can safely carry out works to create drainage connections for the new homes at The Willows.

We will make every effort to minimise disruption. We apologise in advance for the inconvenience this may cause and thank you for your understanding.



CURO AND JEHU GROUP INSPIRE BRISTOL'S NEXT GENERATION OF BUILDERS



More than 60 children from Oasis Academy Bank Leaze - also known as 'the blue school on the hill' - visited our development at The Willows to learn about construction.

Children from Nursery and Reception had the opportunity to see how plant machinery works, including a crane raising timber frames and excavators digging foundations for the new homes. They also learnt about roofs, what they're made of and how they are installed on new build homes.

But by far the children's favourite activity was trying their hand at bricklaying, with help from Jehu's subcontractor DTM Brick N Stone. Every pupil had the chance to help build a brick wall, with varying degrees of success.

Oasis Academy Bank Leaze teacher, Mrs Georgina Fitz-Gerald, says: "This has been

such a fantastic activity for the children, and we're grateful to Curo and Jehu for helping us to inspire future generations of professionals as part of the current term's Early Years Foundation Stage topic, 'when I grow up'.

"The trip was a great opportunity for children to learn about the different construction trades involved in building a house in a practical way, outside of the traditional classroom setting. Pupils and teachers alike, we've all had a brilliant day and I'm sure we'll be talking about it for months to come!"

Curo Deputy Managing Director of Housebuilding, Sarah Maylor, says: "It was wonderful to welcome pupils from Oasis Academy to our development to show them the fun side of construction in a safe environment. We loved seeing them engage

with all the hands-on activities and hope that we've been able to stir up their interest in these highly skilled and very rewarding trades that make up the housebuilding sector."

Jehu Group Project Manager for The Willows, Tomasz Magiera, says: "We're delighted to work with Curo at The Willows - together we're not just building new homes, but also investing in the local economy and skills and supporting communities.

"It was great to see so many young children getting excited about construction and we're pleased that we were able to put a smile on their faces and make this experience possible for them."

This is the third time Curo and Jehu Group have partnered with Oasis Academy Bank Leaze. Not long after the start of construction works at The Willows, the pupils took part in a drawing and painting competition, with their artwork now proudly displayed on our hoardings. More recently, we created a sensory garden for the school, to help promote the pupils' wellbeing and mental health.



BRISTOL CABINET MEMBER FOR HOUSING IMPRESSED WITH PROGRESS OF NEW HOMES AT THE WILLOWS



Bristol City Council Cabinet Member for Housing Delivery and Homes, Councillor Tom Renhard, visited The Willows to see the construction progress on site.

Cllr Renhard was accompanied on the visit by Curo Chief Executive, Victor da Cunha, and Jehu Group CEO of Development, Simon Jehu.

Cllr Renhard met local resident James Beck, who is now employed as part of the building team on site.

Councillor Tom Renhard, Bristol City Council Cabinet Member for Housing Delivery and Homes says: *"I'm impressed with the progress Curo is making in Lawrence Weston to deliver these much needed new homes, while supporting the community and local economy."*

Victor says: *"These new affordable homes will change the lives of many families struggling to take a first step on the property ladder or rent affordably in the local area."*

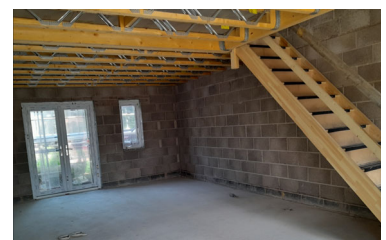
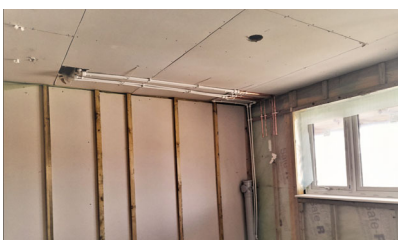


L-R Cllr Renhard, James Beck, Victor da Cunha

SITE UPDATE

The flats being built on the site of the former Long Cross Inn are coming along nicely and will be ready to welcome new residents this winter. Internally, we're making good progress with plumbing and electrics works and getting ready to start plastering. We're currently removing some of the scaffold as the works are finalised on this section of the site.

Some of the houses being built on the site of the former Rockwell care home (along Long Cross) have just had trusses installed, ready for the roof works to start. Five houses on this section of the site are now complete externally and we're getting ready to start on the internal works in the next few days.



WHAT IS SHARED OWNERSHIP?

Curo is delivering 57 new affordable homes at The Willows; 19 of these will be available to buy via the low cost homeownership scheme, Shared Ownership.

But what is Shared Ownership?

This part rent/part buy scheme means you can buy a share in a property and pay a reduced rent to Curo on the share of the home that you don't own.

Shared Ownership gives you all the security and benefits of homeownership. You can stay in your home for as long as you want, and you can decorate it to suit your taste. Shared Ownership does not mean sharing your home with a stranger, but you can buy jointly with a friend, partner or sibling.

Because you're buying a share in the property (usually around 40%-50%), you will need a smaller deposit and mortgage than if you were purchasing the same property on the open market.



You can also buy more shares in your home as and when you can afford it. This is called 'staircasing'. Every time you buy more shares in the property, your rent will reduce.

When you reach 100% ownership, you will no longer pay rent to Curo.

Our Shared Ownership homes at The Willows will be two and three-bedroom

houses and one and two-bedroom maisonettes.

Find out more about Shared Ownership, if you're eligible, and how to apply on Curo's sales website :

www.curo-sales.co.uk/shared-ownership or by calling 0345 140 5050.

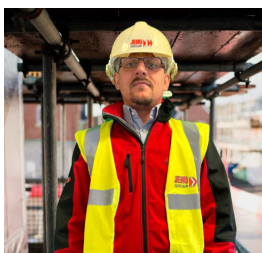
THE WILLOWS NOMINATED FOR BEST AFFORDABLE HOUSING DEVELOPMENT AT PRESTIGIOUS AWARDS



The Willows has been shortlisted in the **Best Affordable Housing Development Category** at the prestigious Inside Housing Development Awards.

The winners will be announced at a ceremony event in London on 30th September and we'll let you know the results via our social media channels and in our next newsletter.

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