



# JOYCE AVENUE & SNELLS PARK STATE REGENERATION BALLOT

- JULY 2021 -

## WHY ARE WE HAVING A BALLOT?

We have been working with you to develop proposals for the regeneration of the Joyce Avenue and Snell's Park estate. Subject to approval, we will be holding a ballot in the autumn so residents can vote on whether to proceed with these plans. This document will explain the process and explain who is eligible to vote.

If a majority of residents living on the estate vote "YES", we will go ahead with our plans to regenerate the estate, creating new, well-designed homes for existing and new residents. If a majority of residents vote "NO", we won't be able to access the funding available from the GLA and move forward with the proposals.

We will send out a Landlord Offer document that details the Council's commitments to residents if the scheme goes ahead. This is the document you will be voting on and it will be sent to all residents in advance of the ballot.

Please note that the ballot has not yet been confirmed and is still subject to formal approval. The Council hopes that this will occur in the near future.

## ARE YOU ELIGIBLE TO VOTE?

The following residents will receive a ballot paper and will be able to vote on the regeneration of the estate:



**Social/Council tenants** - including those with secure, assured, flexible or introductory tenancies named as a tenant on a tenancy agreement dated on or before the date the Landlord Offer is published. This includes Housing Association tenants.



**Resident leaseholders or freeholders** - who have been living in their properties as their principal home for at least one year prior to the date the Landlord Offer is published and are named on the lease or freehold title for their property.



**Other Residents** whose principal home is on the estate and who have been on the local authority's housing register for at least one year prior to the date the Landlord Offer is published. This includes residents living in temporary accommodation

# WHO CAN'T VOTE?

Unfortunately, you will not be able to vote if you are:



Renting privately and haven't been on the local authority's housing register for at least one year prior to the date the Landlord Offer is published.



Non-resident leaseholders



Local businesses and other commercial premises owners

# BALLOT PROCESS

The ballot will be taking place over a three-week period, hopefully in the autumn. Residents can vote via text, telephone, email and post.

We will appoint an Independent Ballot Administrator and they will manage and organise the ballot and count the votes. So that the vote is fair and transparent, the Council will have no involvement in this process and will not be able to find out how residents voted.

# CONTACT US

If you have any questions or would like to get in touch with the project team, please email us at [joyceandsnells@enfield.gov.uk](mailto:joyceandsnells@enfield.gov.uk) or call 0203 821 1950.

View the current plans for the estate and the latest news at [www.joyceandsnells.co.uk](http://www.joyceandsnells.co.uk)