

# SE1

## Decision soon on new SE1 underground rail link

A new underground rail link between Waterloo and Westcombe Park in Greenwich, with stations at Union Street, London Bridge and Surrey Quays, looks set to get the go-ahead from the Government.

The driving force behind this proposal, as we reported last November in SE1 newspaper, is the world's largest property company, the north american based Olympia & York. The line, the 'second rail link to Docklands' as it has been dubbed, would be part of the London Underground network and has been costed at £500 million. It is understood that Olympia & York will contribute a third of this amount.

Olympia & York, who last year began work on a £6 billion, 12 million square feet office development at Canary Wharf on the Isle of Dogs is vigorously pushing the new rail link because of the hopeless inadequacy of the existing public transport network in Docklands.

What many describe as a 'mickey mouse' railway built on the cheap, the Docklands Light Railway (DLR), frequently breaks down and cannot cope with the volume of passengers. Despite its present upgrading Olympia & York recognised that by the mid-1990's, when more than 50,000 new office workers will pour into Canary Wharf daily, the DLR will be overwhelmed.

The growing public and corporate clamour for a solution to the transport problems of Docklands, particularly on the Isle of Dogs, led the Department of Transport to set up 'The East London Rail

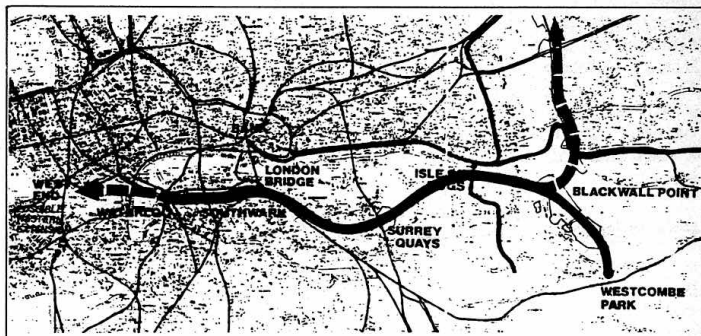
Study' earlier this year. Mr Michael Portillo MP was named as Minister of Transport with special responsibility for Docklands.

Many critics of the Government's lack of a transport strategy for London argue that 'The East London Transport Study', which will report its recommendations to the Department of Transport this month, was set up to rubber stamp Olympia & York's proposal for a second rail link to Docklands. How else could such a study be completed in such a short space of time, they say?

Olympia & York make no secret of the fact that such a line would primarily benefit their development at Canary Wharf. With a new station at Surrey Quays the line would also benefit Olympia & York's proposed 20 acre commercial development in Surrey Docks of multi-levelled shopping malls, due to start building this year.

An east-west rail link through Docklands has been spoken of for many years. The boroughs of Tower Hamlets, Greenwich and Newham all support the new proposal. Southwark Council has not yet taken an official position. Councillor Geoff Williams, Chair of Southwark's Planning Committee has given an assurance that residents of North Southwark will be consulted before the borough takes a position on the rail link, which - if approved - could begin construction in under a year.

For North Southwark and Waterloo, the new rail link would bring a flood of more commuters and a surge in



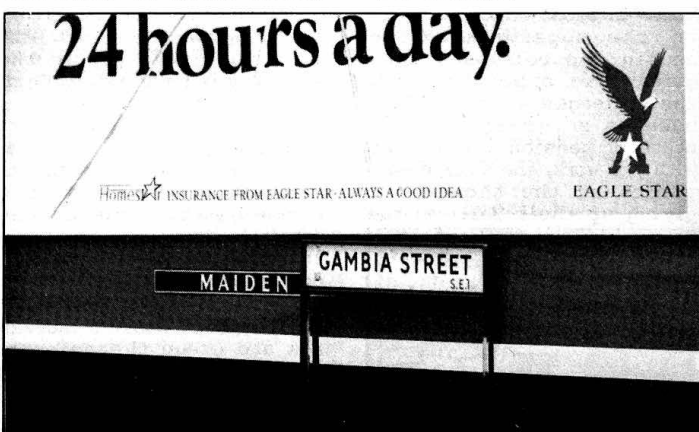
Proposed route of the new underground rail link

office developments in the area. Building work would also cause considerable disruption in these two areas which are presently in danger of being transformed into large building sites already.

Would the rail link be of practical use to residents around Waterloo, Union Street and London Bridge? This area is already well provided with public transport links and it is unlikely that the Canary Wharf development will provide many jobs for residents of these areas.

On the other hand, residents might welcome a link between the new Surrey Quays shopping centre and the west of the borough. A question mark remains though whether the new link would be open at weekends, so reducing its usefulness to local residents.

Residents might well consider if the disadvantages of the line outweigh the apparent advantages of three or four new underground stations along Lambeth and Southwark's riverfront.



Union Street/Gambia Street Station: not such a good idea?

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## Refuse collection a load of rubbish

The effects of the present reorganisation of Southwark Council's Public Works Department are beginning to hit SE1 residents. Tenants of the Guinness Trust Estate in Snowfields, at the time of going to press, have not had their domestic refuse collected since the middle of April. They are supposed to have two collections a week.

The Chair of the Tenants Association on the estate, Jean Ward, told SE1 that her block, which consists of 29 flats, had only three refuse bins. These were always filled to overflowing even when the collection was regular. There are a further 8 blocks of flats on the estate.

Jean felt it was unfair that tenants were losing both collections a week, while the business premises over the road from the estate were still having their rubbish

removed. Attempts to contact someone in the Council about the problem saw Jean "passed around like a parcel", as she put, in a vain attempt to restore the service.

A call to the Council's Environmental Health Department for help elicited the information that they no longer have responsibility to order that rubbish be taken away if it is a health hazard. Responsibility now rests with... the Public Works Department!

A recent report by council officers found that dustmen in Southwark collected up to three tons of rubbish less each a day than in other London boroughs. In Southwark, the report found, the dustmen collected just under 1 ton of rubbish each per day while in Wandsworth each dustman carries away 3.8 tons. Union officers, representing the dustmen, dispute the figures.

Last month, the Council paid off a number of dustmen who took voluntary severance and rescheduled its services. There are now considerably fewer dustmen expected to collect the same volume of rubbish and, in the case of the Guinness Trust certainly, a quart's not going into a pint pot.

The reorganization was forced on the Public Works Department because of new Government legislation which demands competitive tendering for council services. The Public Works department will have to submit a tender to the Council in competition with private cleansing companies for the right to collect the borough's rubbish. The lowest tender will win the contract. Residents can only hope that the quality of service will not be sacrificed in order to reduce costs so that Public Works can win the tender.

## Community self help at Chaucer

A serious concern raised by the Government's plans for changes to the National Health Service is the future of treatment facilities for the mentally ill. Mental Health services are not seen as a dramatic issue and do not often receive coverage in the media.

But mental illness covers many everyday problems people have to cope with, perhaps a neighbour afraid to leave her house in broad daylight to go to the supermarket, the cousin who collapsed with grief after a bereavement, the colleague whose anxiety becomes so great that his state of tension interferes with his work, the friend who panics at the thought of giving up their Vallium, the

grandparent who starts to forget who you are.

Stress-related illness often has no obvious physical cause. Yet the world is full of stress and that includes North Southwark. One in six of us will during our lifetimes seek psychiatric help, that's almost one person for every family unit. Yet with the changes to the Health Service in view, there is a real fear that the undramatic effects of improving mental health will have a low priority in the streamlined and cost-conscious future.

As the large Victorian mental hospitals close and patients are cared for in the community, the role of Day Hospitals become increasingly important for the local community.

Day Hospitals provide individual and group therapies to rebuild confidence, training in practical coping skills, and a safe place to go until you feel strong again. One of these is Chaucer Day Hospital, on the site of the old St Olave's Hospital in Lower Road. Chaucer caters for hundreds of people a week, all local residents who live in their own homes and come in for a variety of different sessions.

Plans are afoot to rebuild the presently shabby Day

Hospital with the up to date facilities to match the modern outlook of the staff who are excited by the potential for change in the care and treatment of stress-related illness, and to match the hopes of 'patients' who have no more desire to remain as patients than does an active youngster with a broken leg.

To encourage these changes and to help improve knowledge of the issues in mental health, the Southwark Association for Mental Health has given Chaucer Day Hospital a grant to set up a new charitable organisation - The Friends of Chaucer.

The Friends' objective is to improve facilities for those recovering from mental illness. The charity has the support of Simon Hughes MP and the Docklands Development Corporation. The Friends are looking for practical helpers with a sense of humour and the odd hour to spare, to raise funds, to offer friendship, and to get involved. They have already run a Race Night and a Barn Dance this year, and are planning more events.

If you wish to know more about mental illness, the Day Hospital, or The Friends of Chaucer, contact Geoff, Kate or Malcolm at St Olave's Hospital on 252 3080 or ring 856 1624 anytime.

## Local school seeks teacher

SE1 readers will probably be aware that there is currently a shortage of teachers within Inner London and particularly Southwark. Charles Dickens School in Lant Street is one of the local primary schools affected by this shortage.

We have a temporary vacancy at the Schools for a suitably qualified Primary school teacher to take a class of 1st and 2nd year Juniors (7-9 years of age). Application should be to the Headteacher, Eric Newell at the school in Lant Street (tel 407 1769).

The school is situated near to the place where Charles Dickens lived as a boy while his father was in the Marshalsea Debtors Prison. All our families live in the local area, and during the past two years the number of children in the school has been rising steadily.

During the week beginning 8th May we are holding a Book Week when parents will be invited to participate in the activities arranged for the children. There will be classroom displays of books children will make their own books and there will be talks by an author and an illustrator of books. A group from Brixton Enterprise Centre are doing a show for the children.

We are also, with help from the North Southwark Community Development Group, hoping to rejuvenate our school garden which will help in improving the area around the school.

E C Newell  
Headteacher



Charles Dickens School

## Two views on the development of Stamford Wharf

The future of the Oxo Tower building on Waterloo's riverside will be debated at a public meeting on 8th May.

Two planning applications have been submitted to Southwark Council for approval and the Council is calling the meeting to find out what the local community thinks before making its own decision. At stake is whether the building will be used according to the original Coin Street principles - "Homes and Jobs for Local People". Although both schemes follow the same principles there is a big difference in scale and emphasis.

Stamford Wharf Development Group (SWDG) began working on its scheme more than two years ago when Coin Street Community Builders, who own the building, advertised for ideas to use the derelict premises. The Group, local people working in their own time, later teamed up with Southwark Council to produce detailed plans which Coin Street finally rejected last August.

By then, Coin Street

Coin Street Community Builders, a non-profit company whose members both live locally and were involved in the long campaign for "homes not offices", is the owner of Stamford Wharf. Two years ago they advertised widely for proposals which fitted in with the outline planning permission granted to AWG in 1983 after the second Coin Street Inquiry. Over ninety proposals were received and by Spring last year two had been chosen for detailed appraisal.

One of these was the scheme now being submitted for outline consent by the Stamford Wharf Development Group. The other was a scheme proposed by Inner City Enterprises and Urban Space Management. During July and August CSCB held a series of

Community Builders had started work on its own plan, the subject of the other planning application. Having started out with very different ideas for the Oxo building (officially known as Stamford Wharf) Coin Street's latest plan is beginning to resemble SWDG's in more and more ways.

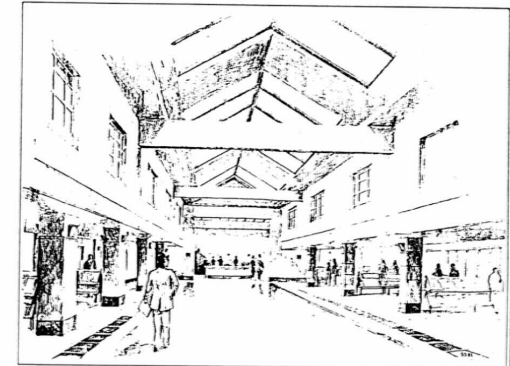
The SWDG scheme is centred around providing job opportunities for local people in small businesses by encouraging trades to set up there and by tailoring rents to their needs.

Printing and clothing have been identified as very suitable for the location and there is provision for retail outlets in the building. In all there will be 40,000 square feet of workshops. On the riverside there will be shops, a restaurant and cafe and in the centre of the building a large indoor public space for exhibitions, performances, craft workshops and retail space.

On the top five floors 70 flats will be created to be run as a housing co-operative. The Oxo Tower

long meetings to look at the legal, financial, planning, employment and housing implications of each scheme. They also agreed detailed objectives including target rents for the housing co-op, letting policies for the commercial areas, and various uses which they wanted to see in the Wharf.

At the end of these meetings CSCB concluded that they did not wish to proceed with the SWDG scheme. It included a significant amount of office use which was considered to be against the spirit of the Coin Street campaign. It involved granting a two hundred year lease to a company controlled by Rosehaugh, one of the largest property speculators in the country. SWDG had refused to let CSCB keep the right to approve all lettings which



'Inside the Action Space'  
Artist's impression, SWDG scheme

itself will be restored so the public can see the magnificent views from the top.

The Coin Street scheme has been described in previous issues of SE1 newspaper. It includes over 100 craft workshops, a Thames museum, public performance space, a roof restaurant and 76 flats.

Stamford Wharf is the only building on the South Bank that can be developed for the local community. The public meeting to discuss the future of the Wharf may well be the only forum that local people have to see the plans and ask questions. Make sure you get there. Stamford Wharf Development Group

was seen as a fundamental issue. And the amount of money to be paid for the lease was not enough to keep CSCB in business. They were advised that if they accepted the SWDG proposals they would go bust within two or three years.

The ICE/USM proposal was felt to be more in line with the CSCB's objectives but was not felt to be entirely satisfactory. Staff were instructed to negotiate further and CSCB started committing substantial amounts of money to working out detailed designs. Early this year CSCB decided that the proposed partnership with ICE/USM was not going to work. Instead they agreed to undertake the development on their own and set up their own management company to run it when completed. Since then

the Housing Corporation has agreed to fund part of the scheme, the best part of £1 million has been committed by the CSCB to fees and other costs, and a detailed planning application was submitted in February.

Construction work is programmed to start in September and be finalised by Summer 1991.

Coin Street Community Builders

The public meeting to discuss both schemes for the Stamford Wharf development, will be held on Monday May 8th at 7.30pm at the Colombo Street Community and Sports Centre, Colombo Street, off Blackfriars Road, SE1.

## Photoworks

Blackfriars Photography Project are re-starting their successful workshops for black, Asian and ethnic minority women interested in photography.

These are every Monday from 8th May for 10 weeks, 6-9pm. Contact Menika or Dave on 237 9312. Please phone for creche details.

## Tanswell Tenants Association AGM

Tanswell Tenants Association will be holding an Annual General Meeting on Thursday 1st June 1989 at 7.00pm at the Waterloo Action Centre, 1 Baylis Road.

It is very important that as many people as possible come along to this meeting as the election for the posts of Chair, Vice-Chair, Secretary

and Treasurer of the TA will take place.

This is an important time to have a Tenants Association because of the threats to our homes as Council tenants.

We are hoping to provide creche facilities for those tenants who have childcare responsibilities, to enable

them to attend. Further details will be given at a later date about this.

We need you support and help to save the Tenants Association, so come along to the meeting.

Sue Smith  
Chair, Tanswell TA



# SE1 fast becoming one of London's largest building sites

In March this year, the Department of the Environment published a document called 'Draft Strategic Planning Guidance for London'. If implemented as it stands, this document will have a great impact on the everyday lives of residents of North Southwark and Waterloo.

This 'Guidance' is intended to shape the new 'Unitary Development Plans' which must by law be prepared by all London Boroughs this summer and which replace all existing local plans. The new plans, which must be approved by the Secretary of State for the Environment, will provide a framework for the use and development of land in the boroughs.

The Government's 'Guidance' has been criticised as a property developer's charter. For example, it will not allow Councils to discourage new office developments. Nor will it allow them to restrict business developments to particular parts of the borough. It is feared that this will add a lot of impetus to the office presently gaining momentum in North Southwark and Waterloo.

The South Bank of the Thames facing the City is singled out in the 'Guidance' as an area where demand for land for office development is likely to continue for the foreseeable future. Lambeth and Southwark Councils will

be expected to facilitate this development even if they believe that this is detrimental to the interests of the local community.

Just as serious a threat to the residential life of these Thameside neighbouring communities in SE1 is the possibility of an explosion of hotel and bed and breakfast developments in the wake of the Channel Tunnel Terminal. This is due to come into operation in 1993 at Waterloo Station and will undoubtedly create a demand for hotels in the surrounding areas. There is evidence that at least one hotel chain is already in on the ground floor.

The 'Guidance' states that it is the Government's view that "the need to provide such facilities for international travellers in general outweighs the effects of increased traffic of vehicles and people. A positive approach to hotel development should be followed in the areas of Lambeth and Southwark adjacent to or having reasonable access to the terminal."

What's good for the goose though isn't always necessarily good for the gander. The Tory principalities of Westminster and Kensington & Chelsea are specifically excluded in the 'Guidance' from further hotel and tourist developments

because these "might place undue strain on the local environment and services of those areas."

Town Plans are important documents because they allow the local authority to control what gets built in their borough. They can influence the type of economic activity, help to bring in jobs, create a greener environment and so on. In Waterloo and North Southwark, many local residents have, in the past, been able to influence the content of these plans.

In Waterloo for instance, in the 1970's, local people helped draw up the Waterloo District Plan. This was later adopted by Lambeth Council. As a document with the force of law, the plan became an important ally in helping people defeat office developments. The best example of this was the Coin Street Action campaign. Local people defeated a proposal for a wall of office blocks along the South bank and won the right to build fair-rent homes for the residents of Lambeth and Southwark.

In Southwark, in 1983 and 1984, local people helped to shape the council's North Southwark Plan. This plan sought to outlaw all further office developments in the north of the borough. Due to the vigorous objection to this proposed local plan by

the London Docklands Development Corporation, the plan was rejected by the Government.

The government's 'Strategic Guidance' will close the door in future on this type of community participation in local plan making. Councils will have virtually no incentive to consult the community because the content of their plans will be determined from the outset by the government. The 'Guidance' is clear on this point: the assumption is that commercial developments take precedence over residential communities.

Presently, the main threat to Waterloo and North Southwark is office developments. The attraction to move south of the river, but still be within a few hundreds yards of the City - one of the world's main financial centres - is obvious: it's cheaper.

As a spokesman for the large estate agents, Savills, put it "people would rather go south of the river for half of the price. Southwark's obvious competitor must be Docklands. But tenants are prepared to pay significantly more than Docklands to go to Southwark rather than bite the bullet and go 15 minutes east."

The cost of land south of the river is much less to the developer and the office user's resulting rents are therefore smaller. To rent office space in the City now costs around £70 per square foot per year. While they are beginning to creep up, rents on the southside of the Thames are half that. A recent decision by the Government to restrict the height of buildings in the City of London will also accelerate the search for land on which to build offices in the boroughs surrounding the City Corporation's fiefdom.

Why should residents be concerned? Some residents have even been heard to say that they don't mind living amongst offices because the office workers go home and the area is quiet in the evening and at weekends.

But consider the other side of the coin: offices bring in their wake more traffic, damaged roads, more illegal car parking, more noise, more litter, loss of useful shops, greater demands on already overstretched local services, the alteration of traditional

and attractive street frontages such as along Blackfriars Road and their replacement with ugly glass emplacements in the immortal words of Prince Charles, housing estates cut off and marooned by busy roads and surrounding office blocks, and so on.

Readers might like to visit the Park Street area to appreciate the scale of disruption that construction of these office blocks brings to the life of residents. Waterloo and North Southwark's riverfronts are being turned into huge building sites in a spiralling development that promises no end up in the years to come.

In the Park Street area, two developments have recently been completed on either side of the foot of Southwark Bridge, including the new headquarters of the Financial Times. Midland Bank is building a new centre for its cheque clearing operations behind the development going on at East Bankside to reconstruct Shakespeare's original Globe Theatre.

Lloyds Bank will become the tenant of the Red Lion Court development next to the Financial Times. The 130,000 square foot development will house its computer centre. It is presently underway at another site at the foot of Southwark Bridge, known as the Southbridge House site, for a 6-storey, 140,000 square feet of offices. This will take three years to complete.

Further along the riverfront, on Hays Wharf by Tower Bridge, developers are awaiting the outcome of a public inquiry which will give the go-ahead to one of three possible office schemes on this site. The development will total 1.2 million square feet of offices when complete and bring in thousands more commuters to North Southwark.

On the eastern side of Tower Bridge Road by the riverfront, 75,000 square feet of offices known as Tower Bridge Court are under construction. Next door to that is the development Spice Quay, the main new build office element of the Butlers Wharf development. This and the redevelopment of other neighbouring warehouses owned by the same developer - Sir George Conran - will add another 250,000 square feet of offices in the next 2 years.

In recent years, British Rail

has entered the property development game. It is one of the major landholders in London. Its landholdings in the now prime London Bridge area hold the threat of redevelopment. British Rail is known to be considering the office development potential of its holdings. A massive redevelopment of London Bridge, similar to the Broadgate development at Liverpool Street Station, is not off the cards.

Developers are also looking increasingly to other parts of North Southwark to build offices. Southwark Street, Blackfriars Road, Borough High Street, St George's Circus are increasingly attracting new proposals.

City Gate, the development company responsible for the 25,000 square feet of offices scheme now under construction on the corner of Great Dover Street and Borough High Street, recently applied to Southwark Council for planning permission for a 153,000 square feet office development in Redcross Way, on a site bounded by Union Street and Southwark Street.

These are some of the largest schemes presently underway in North Southwark. Every month, Southwark's Planning Committee deals with many more applications for much smaller office developments dotted all over the north of the borough. Ominously, many of these are for the conversion of warehouses and light industrial buildings into offices. No-one in the Planning Department remembers the last time a developer applied to build industrial units.

The Council is powerless to stop this trend because recent Government regulations allow light industrial premises to be changed to office uses with approval by the local authority. On present trends, industrial jobs in North Southwark will soon all but disappear.

Waterloo is set to become one of the main focal points in London for redevelopment, according to the property developers' journal 'Estates Gazette'. Proposals outlined below suggest that the area will become one of London's largest building sites, outside Docklands, until the mid 1990's at the least.

The largest development, and the one which have the greatest impact on residents' lives, is the new Channel

Tunnel terminal at Waterloo Station. British Rail has withdrawn its recent application to Lambeth Council for the new terminal building which was publicised recently in SE1. Instead, they are working with property developers P&O on a massive office development to be built above the new terminal and along York Road. This development will total a staggering 1.2 million square feet of offices.

British Rail's aim is to turn Waterloo into the principal Channel Tunnel terminal, with a secondary terminal at Kings Cross. One of the main concerns of residents about these developments is traffic generation. British Rail's traffic consultants have not yet come up with a traffic and pedestrian scheme that can cope with the 10 million passengers a year expected at the new airport style Waterloo station in 1993 when the Channel terminal comes into operation.

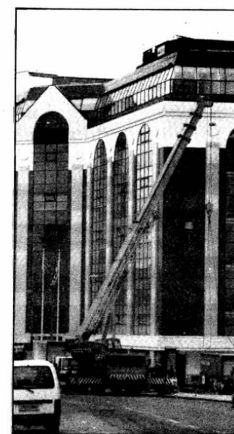
Car, and especially coach, parking in local estates and side roads will increase dramatically and the congestion on the Underground will be enormous from 1993. No new escalators are being provided from the ticket hall to the Bakerloo and Northern lines.

The redevelopment of County Hall will involve 1.5 million square feet of offices. Part of this will be in the main riverside building, part in a new block in Addington Street and the remainder behind the main building, also a new building, Waterloo Community Development Group fears the area will be turned into a wasteland of office blocks.

The development also includes a 5 star hotel, luxury flats with a starting price of £1 million, a business centre and car park and a shopping Galleria. Jubilee Gardens would become a more ornamental public space with the future of the children's playground in doubt.

A new office building also forms part of the redevelopment of the South Bank arts complex which SE1 covered in its last issue. This will be built on the present Hungerford car park and will be part of over 300,000 square feet on new commercial floorspace associated with the redevelopment.

Local people were very disappointed when the South Bank Board announced its new scheme last month without

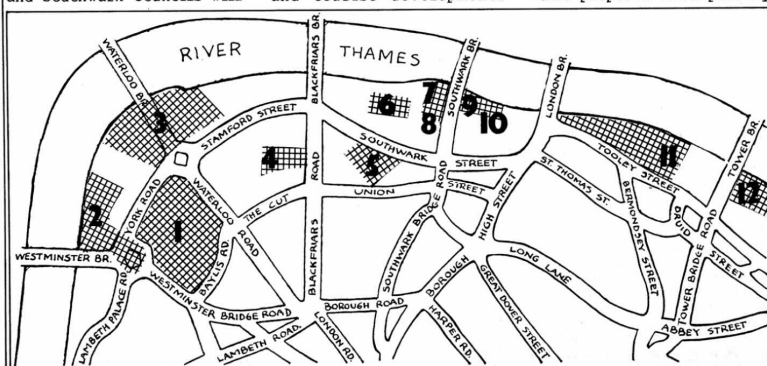


taking into account any of the suggestions that local groups and Lambeth Council had made for new facilities for local people on the South Bank, including a swimming pool, a cinema, childcare facilities and shops which would be of use to local residents.

Many local people also expressed concern about the proposed four storey floating conference centre and fish restaurant moored on the river in front of the National Theatre, spoiling views across the Thames and generating extra traffic.

In anticipation of the huge new developments soon to get underway in Waterloo, many speculators have been buying up property in Lower Marsh and surrounding areas expecting an increase in property values. As we revealed in last issue's SE1, Waterloo Community Development Group has discovered that estate agents Nigel King Lumsden have been making offers to most people on Lower Marsh and the nearby Tennyson Way shops on the Waterloo roundabout. Many properties have already changed hands for up to £200,000.

Hotel developments are a major threat to the area. A Swiss hotel group recently bought the old Ambulance Station on Waterloo Road for £3 million, while on Cornwall Road the Savoy Group are trying to evict longstanding residents in houses which many years ago were used by the Savoy Group for their employees. These properties are expected to be converted into hotels. Many residential properties will also be in danger of conversion into bed and breakfast hotels, posing a direct threat to the existing community.



1. Waterloo Station: 1.2 million square feet of offices
2. County Hall development: 1.5 million square feet of offices
3. South Bank facelift: 300,000 sq ft of commercial space
4. Meymott Street: 120,000 sq ft of offices
5. Southwark Street/Redcross Way: 170,000 square feet of offices
6. Midland Bank site: 185,000 square feet of offices
7. Southbridge House: 140,000 square feet of offices
8. Unisys House: 150,000 square feet of offices
9. Financial Times building: 150,000 square feet of offices
10. Red Lion Court (Lloyds Bank) site: 130,000 square feet of offices
11. Hays Wharf Phase II: 1.2 million square feet of offices
12. Tower Bridge Court and Butlers Wharf: 325,000 square feet of offices

Key to map: Major office developments on SE1 riverside, under construction or proposed, totalling over 5.5 million square feet of offices. Outline map drawn by Mike Challenger.



## GARDENING WITH JACKIE POWER



This month SEI introduces its new gardening columnist Jackie Power, local resident, keen gardener and horticultural student. She replaces our previous and popular correspondent, Keib Thomas, who will no longer be tending the columns of SEI newspaper. For reasons of state he has been recalled to the nettle patches of Morley College. Would readers kindly refer to the Letters Column for Keib's valedictory communication.

Towards the end of April there is often a period of cold and unsettled weather with a high risk of snowfall in the South. This cold snap does not usually last long enough to do much damage in the garden, especially in London where we usually escape the worst extremes of weather.

Feed plants that are growing fast at this time of year. Use a good proprietary brand and follow the instructions carefully. This includes roses which should have already been thinned. Dahlia tubers can be planted outdoors now. Cover with three inches of soil and they should be quite secure and protected from frosts. It will be some weeks before shoots appear above ground.

Houseplants, perhaps neglected during the winter months, will benefit from some attention now. Remove all dead leaves, dust down and mist leaves and start to increase watering. Aerate the soil by gently digging over the surface of the compost, do not disturb the roots and do not attempt this with a heavily pot bound plant, top up soil level with a good quality compost, removing some of the old soil if necessary and water well.

Later on in May is the time to start thinking about Summer displays for hanging baskets. Fuchsias are a great favourite of mine and there

are many cascading/trailing varieties to choose from such as La Campanella, Orange Crystal, Gold Brocade, Balkonkonigin and Cascade. Trailing lobelias, dwarf nasturtiums, ivy leafed geraniums and petunias are ideal plants for hanging baskets. They are also most suitable for window boxes, tubs and pots.

Lining and filling the basket correctly is important - line with spagnum moss and a plastic liner pierced with holes and then fill to within two inches of the rim with a mixture of peat and compost, there are many pre-packed mediums available. When planting do not forget to use the sides as well as the top surface.

It is worth spending time on preparing your baskets well, if these simple steps are followed, and providing you water them frequently - twice a day in hot weather and feed them regularly they will last throughout the Summer providing a glorious display and rewarding your efforts. One final point - spray the spagnum moss from time to time, this will help to keep it looking lush.

Before you start on a Summer display for your hanging baskets you may wish to plant up a herb basket, using the same procedure but choosing the smaller herbs such as Parsley, Chives and some of the small Thymes. Lemon Balm has a delicate aroma and looks attractive and for a splash of colour Nasturtiums (the dwarf variety) can be added to the outer rim of the basket.

Herbs can tolerate dryer conditions so do not need as much watering, however do not neglect them. This basket can be hung inside as well as outside the kitchen window and will supply you with fresh herbs all the year round.

## Contractors meet residents

On the initiative of Cathedral Area Residents Association and North Southwark Community Development Group, the five main building contractors engaged in the new office developments on Park Street, Bankside, met with the area's residents and Southwark Council officers from Public Works and

Environmental Health to agree a contractors code of practice which will pay greater attention to keeping the Park Street area clean and minimise inconvenience to residents during building works. It is hoped that a blitz will take place soon to clean the area and clamp down on illegally parked cars.

## Waterloo Health Project

Another important area of work for the Project is campaign work to maintain and improve health services. They will be co-ordinating a local response to the Government's review of the National Health Service and working with others in the area to defend local health services. One activity planned together with other groups is a march on Wednesday 10th May from Guy's Hospital in St Thomas's Street to St Thomas's Hospital in protest at the proposed changes to the Health Service. The march sets off at 5.45pm.

A further aspect of their present work is the provision of information and resources on health issues. The Project is aiming to make itself better known with a series of displays on health issues at Waterloo Action Centre and Lower Marsh Public Library. They also intend to produce a report of their work covering the last 5 years.

Other new initiatives will include setting up a Black Women's Group, setting up new courses, health education for young people and work with homeless people.

Anne Tibbs recently left after more than five and a half years hard work with the Project. A new worker, Alison Elgar, began last month. She joins Mary Price and Barbara Horsford on the staff. For further information, Waterloo Health Project can be contacted on 633 0852.

The Waterloo Health Project

## Letters

Dear SEI

The parents at the Tadworth Playgroup would like to tell all those who have been worried about our possible closure that, after the withdrawal of Save The Children Fund withdrew on March 31st, the playgroup will be run under parent management.

As we have been unable so far to find anyone else to fund us, we have been forced to raise fees in order to survive. As a result, some of our mothers have reluctantly had to withdraw their children because they cannot afford the new rate.

The staff presently working at the playgroup have agreed to continue working at a greatly reduced wage in order to continue the strong community feeling.

was set up in 1977 as one of the first Community Health Projects in the United Kingdom.

The aims of the project are to promote an interest in and understanding of positive health; to develop a collective approach to health; to enable greater access to health information and resources; to encourage local people to identify their health needs and articulate them to influence policy at a local level thereby creating a more responsive, democratic and sensitive delivery of health services; to promote positive changes in relationships between health professionals and local people; to identify and influence factors affecting health; to share the experience of the Project with a wider audience.

Because these aims are very broad, the Health Project needs to be clear about its priorities at any given time. Thus, workers and management committee of the project recently met for a Planning and Evaluation Day. These will now be held every 6 months.

Presently the main work of the Project includes the setting up and support of local groups and courses about health. Such groups include the Waterloo Parent and Toddler Group, the Waterloo Community Counselling Project, the Asian Advocacy project and the Barley Mow Clinic User Group.

We very much regret that we had to lose some of our children because of the increased fee and we really do want to keep the playgroup as a community group but without funding from Save The Children Fund or Southwark Borough we have had no option.

Mrs JA Amodio  
Mrs J Thomas  
Parent Management Committee

Dear SEI Editorial Group

Following SEI Newspaper's decision to publish the article headed 'Lay Members quit Morley Council' in the April 1989 issue, I have been advised by the Principal to withdraw my membership and involvement with the Newspaper. I therefore tender my resignation as of the above date.

Keib Thomas

## London Road running downhill

According to many local residents, London Road is fast becoming one of the blackest streets in SE1. Its downhill slide has not been eased by recent planning decisions concerning some of the shops on London Road.

At one recent appeal, a department of the Environment planning inspector gave the go-ahead for an amusement arcade and video rental shop at 8 London Road. Overturning Southwark Council's decision, the inspector said in his report that "the re-use of the front area for a retail use (video rentals) would contribute to the vitality of the parade."

The inspector ignored protests from local Councillors, community groups and individuals that the amusement arcade would encourage groups of young people to loiter in the area and that children from local schools might be attracted to the arcade. The shopkeeper has promised not to let those under 18 years into the arcade, but how is he going to enforce this the residents wonder?

The planning inspector admitted that "there are few shops in the parade that can be said to provide an essential service to local residents". Yet by his decision he has added to the long list of non-essential shops in London Road.

Certainly along London Road, local residents will never go hungry or thirsty. If they can afford it, they can indulge themselves in a relentless diet of fish and chips, take-away Chinese, kebabs and sandwiches, or for a special night out they can wine and dine at La Dolce Vita. Take-aways can be

washed down with a drink from the off-licence. There are no less than 3 shops which rent videos.

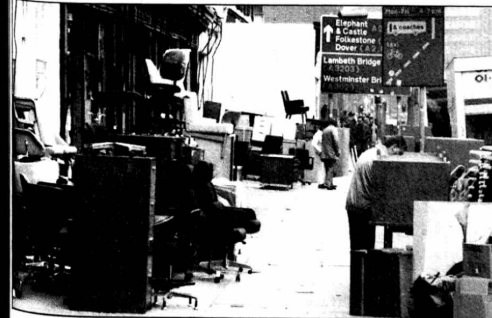
The Ferraro Brothers popular ice cream parlour has disappeared. The once busy laundrette has closed. Now mothers, pensioners and hostel residents must drag their washing up Waterloo Road to The Cut or down the waltham Road a good 10 minute walk either way.

There are 3 or 4 shops boarded up which attract the fly-posters and the rubbish dumpers and these contribute nothing to the atmosphere of decay along the street.

Life is hazardous for the pedestrian on London Road. A non-stop stream of traffic pollutes the environment with noise and exhaust fumes. Cars are reluctant to stop on the pedestrian crossings. To make life even more difficult, pedestrians must pick their way through a maze of office furniture displayed willy-nilly on both pavements.

Litter and uncollected rubbish bags carpet the footpaths. At 2 London Road, builders are busily preparing for no doubt another non-essential user to move in. And the Duke of Clarence pub continues to display its 'No travellers' sign in defiance of race relations laws.

Amidst all of this sleaze there are a few rays of hope. The local florist provides a breath of freshness, Castle Stores is an excellent grocery and the two newsagents work 7 days a week selling papers and some essential household items, while Sean Kelly and Park Books cater for local students and artists.



Obstacle course on London Road

## Faith at work

SLIM - not a new body tone centre but the initials of South London Industrial Mission. With its headquarters in Blackfriars Road, SLIM is made up of people all over South London who are trying to relate their faith to their working lives.

Backed up by 10 full-time chaplains, associates of SLIM try to look at how work can be more than a way of getting a wage packet. Some associates have an open Christian faith. Others find some of the dogmatic teachings of the Church hard to follow. Common to all is the conviction that the Church's concerns have become too narrow and preoccupied with personal faith and morality. Thus they are convinced of the need to ask honest and open questions about the larger issues of life, work and political commitment.

Associates of SLIM work all over South London, some in bigger companies like British Rail, London Transport, Mirror Group Newspapers, Customs and Excise, the CEB and the Water Authorities. Other associates work in smaller companies and some have no work at all but, backed up by the chaplains, they try to find their place in the 'market'.

Associates of SLIM take a positive view of work, business and the market place, when honestly monitored. But it can also

bring benefits to those within a company and to the wider community too. Associates of SLIM try to make work both productive and people-centred.

The attempt to bring together the issues of productivity and humanity may sound a tall order and associates who take these questions seriously are well aware of constant compromise. But for all that the feeling is that a compromised effort is better than no effort at all.

If you feel that what we are doing is important and want to join in with our explorations in these frontiers of faith, then why not contact us? Ring 928 4707 and ask for Peter Challen or Nick Harris. Alternatively, come and visit our Industrial centre on Blackfriars Road based in Christchurch Parish Church on Blackfriars Road and open during office hours.

Nick Harris  
SLIM



CHRIST CHURCH IN 1985

## Residents hope action will follow walkabout

After persistent complaints about the state of their area, members of Tooley Street Tenants Association met last month with the Director of Southwark Council's Public Works Department, Tony Williams, and gave him a conducted tour of the riverside's public hazards.

They pointed out broken pavements, rubbish in the streets, dumped building rubble and a host of other problems. Two of the major problems are illegal parking of commuter cars on the streets, pavements and the poor reinstatement of roads dug up by the Gas Board, Water Authority and the LEB. The Director made plenty of notes about the residents' complaints which they hope will

be followed up by action.

Curiously, there was a big clean up effort in the Tooley Street area of Bermondsey before the London Marathon and the police cleared the streets of all the cars. Pity, say the residents, there wasn't a London Marathon every week.

Meanwhile, Tooley Street Tenants Association is preparing to move into new meeting premises, possibly as early as July. They extracted a whole floor in a refurbished warehouse from the developers of Butlers Wharf next to Tower Bridge, Conran Roche. The TA viewed the premises recently and gave the developers a big list of things they want done the the refurbished shell before they take it over.





## Waterloo Employment Project

### STOP PRESS

Waterloo Employment Project will be running extra advice sessions on all matters relating to employment/unemployment every Wednesday fortnight beginning Wednesday 10 May between 12-2pm at Waterloo Action Centre, Baylis Road, SE1

Ring 928 8024 for further details

Waterloo Employment Project also runs a drop-in advice service on all matters related to employment/unemployment every Thursday afternoon from 2pm until 5pm in their office at Colombo Street Community Centre, Colombo Street, SE1

Or you can ring us with your employment problem on 928 8024

## STOP THE WHITE PAPER! HANDS OFF OUR HOSPITALS!

**MARCH**  
**FROM GUY'S**  
**TO ST THOMAS'S**  
**WEDNESDAY**  
**MAY 10**

**ASSEMBLE:**  
**VINEGAR YARD**

**(OFF ST THOMAS ST)**

**5.45 p.m. LEAVE AT 6.15 p.m.**

**RALLY:**  
**GERALDINE**

**MARY HARMSWORTH**  
**PARK 7.45 p.m.**  
**SPEAKERS:**

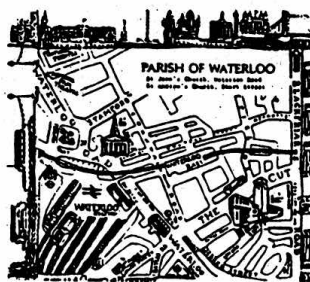
**WORKERS FROM GUY'S & ST THOMAS'S;**

**HARRIET HARMAN MP; STUART HOLLAND MP;**

**SIMON HUGHES MP.**



### THE CHURCH OF ENGLAND PARISH OF WATERLOO



#### Come and worship

#### Sundays

10.30am Parish Communion  
St John's, Waterloo Road

6.30pm Evening Worship  
St Andrew's, Short Street

#### During the week

12.30pm Holy Communion  
St John's, Waterloo Road

#### Vicar

The Revd. Rob Yeomans  
633 9819 or 928 4470

Lewisham & North Southwark  
Community Health Council

#### PUBLIC MEETING on GUY'S PROPOSED OPT-OUT

Tuesday 9th May, 1989  
at 7.00pm,  
Bolton House Dining Room  
Guy's Hospital,  
St Thomas Street, SE1

This meeting has been called to discuss the proposal of Guy's Unit Management Board to become a Self-Governing Trust.

All members of the public are welcome to attend and express their views.



JETS requires 6 Outreach workers from 26th June -14th July, 1989 (3 weeks). 25 hours a week for the first 2 weeks and 35 hours a week for the third week.

We are looking for part-time workers who are enthusiastic, reliable and hardworking to help publicise and run a Jobs, Education and Training event in Peckham. Must be willing to work evenings and weekends.

For more information ring Lorraine Freeguard on 358 0304.

# SE1

SE1 newspaper is produced for residents of Waterloo and Nth Southwark by people living & working locally. We welcome your letters, news, photos or other contributions. SE1 particularly welcomes contributions from the area's ethnic communities.

#### NEXT COPY DATE

Copy date for the May issue of SE1 is Wed 24th May, 1989. Publication date is 1st June. All contributions and correspondence of any kind concerning the paper should be sent to 56 Southwark Bridge Road, SE1 OAS.

#### SE1 AVAILABLE AT

If you want to receive your copy of SE1 regularly, it is available from the Waterloo Action Centre, 14 Baylis Rd, from the Borough Community Centre at 56 Southwark Bridge Road, Charterhouse-in-Southwark at 40 Tabard Street, John Harvard Library, Borough Road Library, and Blackfriars Settlement at 44 Nelson Square.

#### ADVERTISING IN SE1

SE1 newspaper is run on a tight budget. We are entirely financed by advertisements. If you would like to advertise your activities, events, organisation, jumble sales, products, services or whatever, you will find our rates very reasonable. To find out more about advertising in SE1 telephone Gerry on 928 0711.

#### FINANCIAL HELP

SE1 acknowledges the financial help of North Southwark Community Development Group, Coin Street Community Builders and the Association of Waterloo Groups. Any financial contributions will be gratefully received.

#### SUBSCRIPTIONS

Subscriber rates to SE1 newspaper are £5 a year for individuals and £12 for institutions. Cheques should be made payable to 'SE1 newspaper' and sent to 56 Southwark Bridge Road, SE1 OAS. We publish ten times a year with double issues during the Summer and at Christmas.

#### EDITORIAL GROUP

John Howes, Mary Dimond  
Gerry Vignola