

## Encouraging pipeline of projects

Looking back at the first half of the year, although not obvious, it has actually been very successful. I mentioned in the last newsletter that we had a healthy programme and our focus was on concluding a few projects that were in their final stages and concentrating on our existing live applications to bolster our work schedule, as well as sourcing new subject-to-planning schemes for our programme further ahead.

I am delighted to report that we have had three successful handovers amounting to around 100 units, all to different housing associations. We have also managed to secure a number of conditional deals and have planning applications pending on the following: a small site for seven houses in Gravesend, 36 apartments and commercial units in Croydon, another 24 apartments in Croydon, a nine-unit scheme in Bromley, a permitted development of up to 16 units also in Bromley and a detached house in Orpington. You can see that we have been busy and successful in fulfilling our goals – and we have more projects in negotiation.

Normally, you will hear me tell you how the planning process is getting harder and is extremely frustrating. That opinion hasn't changed but while I could tell you about some of the challenges, normally due to a lack of personnel at local authorities, I would prefer to focus on the positives. We have secured planning in Lambeth for 32 units with commercial at local level and – after lengthy and detailed discussions with Dartford Council and a local councillor – we managed to secure support from the planners and councillors and have recently been granted planning for 70 apartments under delegated powers.

In addition, we have secured a number of projects to build out for some of our housing clients, both off market and in a competitive tender situation, which I will be able to detail in our next issue. So these new projects, in conjunction with our planning pipeline, should see us easily into 2019 – although that doesn't mean we are not in the market for the right build contract or private development!

While the market does seem stagnant, with the rate of sale of domestic housing and development sites


having slowed down significantly, I am sure you can tell our appetite hasn't wavered. As always, if you are considering selling a potential site or have the ability to introduce us to something you feel we may be interested in, please do get in touch.



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## APARTMENTS COMPLETED AT HISTORIC NEW CROSS SITE

 In the site of the historic Hatcham Iron Works, the factory established by the engineer George England, which became one of the most important locomotive manufacturers, sits a new development of 37 contemporary apartments, completed by Skillcrown. The project, on Pomeroy Street in New Cross, has now been handed over to housing association, Clarion.

The cosmopolitan living quarter offers 34 apartments for shared ownership and three for rent, with a mix of one-, two- and three-bedroom units. Taking just over two years to complete, the development has been finished to a high specification with modern interiors and balconies to all apartments. The project features two buildings that face inwards to overlook a lawned courtyard, establishing a community feel for the new residents.

The location could not be better, with a

choice of three train stations nearby – including New Cross Gate, Queens Road Peckham and Peckham Rye, providing overground Southern and Thameslink services in and out of central London and the City, with London Bridge being just a 10-minute train journey away. Also nearby are Goldsmiths University and a selection of quirky shops and restaurants, illustrating the area's vibrant art scene. For green space, Peckham Rye Common and Fordham Park are within walking distance and Telegraph Hill Park also has the benefit of a skate park. *"We are delighted to have delivered another new development in London for Clarion,"* said Salik Osman, Skillcrown's Managing Director. *"This is a unique living space, which is car-free to encourage London residents to use alternative transportation in order to minimise impact on the environment. Its location is perfect for those working across London and we are confident that the apartments will be highly sought after."*



## SKILLCROWN NOMINATED FOR LABC AWARD

**I**n May, we were delighted to attend the annual Local Authority Building Control (LABC) Building Excellence Awards for the London region, held at the stunning Guildhall in the City. The Black Tie evening was especially exciting because Skillcrown had been nominated for the 'Best Social or Affordable New Housing Development' award for The Iron Works, our project for Clarion Housing Group on Pomeroy Street, New Cross.

The largest business-to-business awards programme in the building control sector, the LABC Building Excellence Awards celebrate quality in all types of building project. "

*Through this award nomination, it was fantastic to receive industry recognition for the quality of the Skillcrown finish,"* commented Salik Osman, Skillcrown's Managing Director, *"and the team enjoyed the opportunity to get to know Clarion executives even better at the gala dinner."*



## REMZI PROMOTED TO CONSTRUCTION DIRECTOR

**W**e are pleased to announce that Remzi Ahmed has been promoted to become the group's new Construction Director.

Remzi's progression within Skillcrown is as well deserved as it is remarkable. Joining the company in 2007 as a qualified carpenter, his first role was as an Assistant Site Manager. He quickly progressed to become Project Manager and it wasn't long before he took responsibility for our first scheme in the hotel sector. Shortly after this, Remzi was promoted to Contracts Manager, a role in which he could oversee a number of projects.

Now, Remzi will be taking care of the day-to-day running of all Skillcrown projects that are under construction, and will support each Site Manager, Project Quantity Surveyors and Material Buyers.

*"We are delighted to promote Remzi to this role,"* said Managing Director, Salik Osman. *"I am confident he will continue to drive our construction team with the same diligence he has shown since he joined Skillcrown and we wish him the best of luck!"*





## STYLISH URBAN LIVING IN DEVELOPMENT FOR WANDLE

**T**he Skillcrown team was thrilled to hand over its latest development to housing association, Wandle. Located on Hillingdon Street, close to buzzing Vauxhall, the new homes comprise 20 one-, two- and three-bedroom apartments over nine floors. All units are available for shared ownership and offer the very best in urban living in a prime property hotspot, boosting London's affordable housing stock.

*"Having worked with Skillcrown on Royal Standard Court and currently on another exciting project in New Malden," said James Paterson, Project Manager at Wandle, "we are confident in their work and standards being delivered. Every detail has been addressed to create a modern build you should expect for 21st-century living. We look forward to continuing our relationship with Skillcrown and working on further developments."*

Conveniently located just a stone's throw from the popular Oval cricket ground, as well as Oval and Kennington underground stations, the development is well connected for central London and beyond. Costing a total of £3.8 million, some of the apartments boast private balconies overlooking landscaped gardens, with a green roof terrace available for all residents to take in the stunning views across London.

*"We are delighted to have completed another development for Wandle," stated Salik Osman, Skillcrown's MD. "We presented the opportunity to Wandle, who we have worked for on a number of occasions, and together we secured the project in March 2016. Working with DB Architects on the design, we are very pleased with the finished result and predict the new homes will be popular with those looking to get onto the London property ladder."*

# Anyone for terrace?

Skillcrown 'ace' community project at Farnborough Tennis Club



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we are delighted to reveal our latest community project, a brand-new terrace and three planting areas at Farnborough Tennis Club. Our Managing Director, Salik Osman, unveiled the new terrace on Saturday 21st July to members of the public at the club's 'Finals Day', as well as presenting a trophy to the winners of the Men's Doubles.

Skillcrown has supported Farnborough

Tennis Club for a number of years and was pleased to be asked to install a new terrace area to enhance the club's outdoor environment. The Skillcrown team removed the existing terrace, which had been in place for 35 years, before laying the new paving. The work included the construction of three raised bedding areas to improve the visual aspect of the space.

*"We are very grateful to Skillcrown for renovating the terrace area at the club,"*

said a representative of the Farnborough Tennis Club Committee, *"which will greatly benefit members whilst they relax and watch their fellow players on the court. The new terrace replaces the existing run-down forecourt, which looked out of place alongside the new clubhouse. The generosity of Skillcrown, who undertook the work gratis, has not gone unnoticed by all involved with the club. The overall effect can also be seen from outside the club, benefiting the local community."*





## Skillcrown's tennis star causes a racquet



**I**ssey Purser, the 14-year-old tennis star sponsored for some time now by Skillcrown, is enjoying a fantastic year so far, with a number of junior titles already under her belt. The young player, who attends Queenswood School in Hertfordshire, is training full time and continuing to cause a stir in junior tennis.

Enjoying a flying return following a small knee injury, Issey is currently ranked 73 out of all U14 tennis players in Europe, and has consequently qualified to play in the Top 100 Players event in Tarbes, France, later this year. In addition, the youngster won the Regional U18 Tournament in Sutton

earlier this year and made the final of the Doubles group in the Nottingham Porsche Junior Open U14. She sadly lost out in the semi-finals of the Halton National Tour singles group in a close tie-breaker.

Representing her school, Issey and her doubles partner recently won the U15 ISTA (Independent Schools Tennis Association) National Championships held at Eton College at the beginning of July. She excelled once again in her doubles skills, competing in the National Schools Doubles tournament and winning in the U18s group. As well as this, Issey played in Nottingham on behalf of her school and won the Aberdare Cup, making Queenswood

School national champions. As a result of this victory, Queenswood School will be invited to compete in the 2019 International School Sport Federation (ISF) Championships.

*"Issey's achievements are commendable,"* said Salik Osman, MD at Skillcrown, *"and we can't wait to see what the remainder of the year holds for her."* The rest of the season looks to be just as busy for Issey, as she continues to compete on the ITF (International Tennis Federation) circuit for U18 Juniors. Babolat, one of the world's leading tennis equipment brands, has also renewed its sponsorship with Issey, demonstrating its continued confidence in her ability.



## Skillcrown support Orbit in charity golf day



**O**n Friday 15th June, Skillcrown joined many leading names in the construction industry for the annual Orbit Charity Golf Day at The Ridge Golf Club in Maidstone. As well as taking part in the game, Skillcrown was delighted to support

the event by sponsoring a hole and donating a raffle prize of a champagne afternoon tea at Claridges. All money went towards helping Orbit exceed its target of raising £10,000 for Pilgrims Hospices. The day gave us the opportunity to call upon some of our clients to join us in representing

Skillcrown for the day. Although we didn't quite have the winning formula – as we narrowly missed out on the team and single event prizes – we were delighted that Andrew Cooper of Savills won 'nearest to the pin' on the 180-yard par 3, at the 12th hole.