Haughton Green Resident Steering Group

4th November 2026

irwell valley homes

Tonight's agenda



- Housekeeping
- What will the steering group do (for any new attendees)
- Building safety
- Moving with other providers
- Social value
- Planning consultant
- Voids offers and moves
- Wider project update

SENSITIVE

Welcome!

What this group wants to achieve during the regeneration of Haughton Green:

- Give a meaningful voice in the regeneration programme.
- Opportunities to influence decisions and plans.
- Regular access to information and updates.
- A direct route to share concerns, ideas and local insight.

Building Safety



We want the tower blocks to remain a safe and accessible place to live:

- We have removed the skips for now.
- Abandoned vehicles.
- No reletting of flats.
- Fire risk on bonfire night and communal areas.
- Hours of development work.

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Moving with other providers



Some people will move home with Tameside Council, Jigsaw or Ashton Pioneer

If this happens there are differences compared to Irwell Valley:

- Priority banding if you turn down an offer.
- Like for like home guarantee.
- But flooring and curtains remain with us.
- If you have any other questions please let us know – haughtongreen@irwellvalley.co.uk.

SENSITIVE

Social value





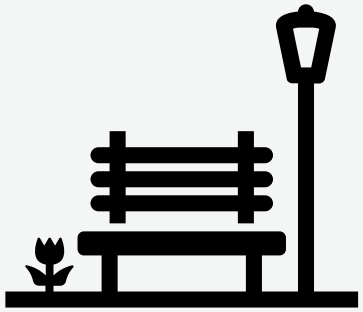
As part of the regeneration we want to make a lasting impact:

We and our consultant partners will be investing in the Haughton Green community and providing volunteering time. As part of this:

- Which groups could benefit from using the Oasis Centre?
- What other activities would you like to see available there?
- Who could benefit from volunteering time and what would you like them to be?







SENSITIVE

Moves, voids and offers update

30 customers moved

38 void homes

13 pending moves

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Planning consultant

An update from our planning consultant

1. Update on Consultant Team
2. Design Update
3. Social Value
4. Community Consultation Strategy

THE CONSULTANT TEAM

CPC will deliver the lead Consultant Role for IVH and act as a single point of responsibility.

- CPC – Employers Agent and Cost Consultant
- Nexus - Planning Consultant & Stakeholder Engagement
- Bowker Sadler Architects – Architects and Lead Designer
- Sutcliffe – Engineer
- Gerrard Engineering – M&E
- TWC Consulting – Zero energy consultants
- Amenity Tree – Ecology
- Layer – Landscaping and Placemaking

DESIGN PROGRESS AND NEXT STEPS

- Mobilising the project with the consultant team
- Understanding the context of the sites
- Baseline assessment – updated surveys and reviewing existing reports
- Existing site assessments
- Reviewing constraints
- Starting to sketch options
- Consider phased approach to demolition and development



COMMUNITY CONSULTATION STRATEGY

Our commitment to engagement:

- **Early** - Engagement will commence before the proposals are fixed.
- **Open and transparent** - Information will be presented clearly, avoiding unnecessary technical terminology and explaining both the opportunities and constraints affecting the sites.
- **Accessible** - A range of engagement methods will be used.
- **Inclusive** - Particular consideration will be given to groups that can sometimes be under-represented in conventional consultation exercises.
- **Constructive** - The purpose of engagement will be to identify solutions rather than simply record objections.
- **Feedback-led** – The project team will provide a clear explanation of the key issues raised through consultation and, where appropriate, how the proposals have been amended in response.

ENGAGEMENT PROGRAMME

01 Preparation
Oct – Dec 2026



Purpose
Establish the engagement framework.

Key activities
- Stakeholder mapping
- Review existing community information
- Discussions with Tameside Council
- Initial meetings with Ward Councillors
- Identify key local issues
- Prepare consultation material

02 Early Stakeholder Engagement
Nov – Dec 2026



Purpose
Understand local priorities before the proposals are developed too far.

Key activities
- Meeting with the Steering Group
- Meetings with Council officers
- Meetings with elected representatives
- Discussions with key technical stakeholders
- Identify technical constraints
- Initial discussions with community representatives

03 Community Consultation
Jan – Feb 2027



Purpose
Present the emerging proposals and obtain meaningful community feedback.

Key activities
- Public exhibition/drop-in events
- Online consultation
- Written consultation
- Targeted stakeholder meetings
- Publicity through local channels

04 Review and Design Development
Feb – Mar 2027



Purpose
Use consultation feedback to inform the proposals.

Key activities
- Analysis of responses
- Design review
- Further technical assessment
- Targeted follow-up meetings
- Refinement of the proposals
- Further discussions with Tameside Council

05 Pre-Submission Engagement
Apr – May 2027



Purpose
Confirm the position before planning applications are submitted.

Key activities
- Presentation of the refined proposals
- Targeted discussions on outstanding matters
- Confirmation of key technical issues
- Final engagement with Ward Councillors and key stakeholders
- Preparation of the Consultation and Engagement Report

Any other business

Thank you for coming, we will send an update about tonight's meeting to all residents.

If you would like to become a member of the steering group please email haughtongreen@irwellvalley.co.uk.

The next meeting will be on 16th December (?) – we hope to see you there!



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