

# PRESS RELEASE

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## Side by side at Staley House



Pictures available: residents and time capsule contents at the building site

New Charter has started work to build a replacement for Staley House in Stalybridge. The existing care home for adults with learning difficulties is owned and run by Tameside Metropolitan Borough Council. But the building (to the east of the new site) provides poor space standards and is worn out.

Existing care home residents produced recollections of their time at Staley House and their hopes for the future. These included poems and drawings, photographs of former residents and staff, and even some knitting. Two of the residents joined guests to place these in a time capsule, which will go into the foundations.

The new development on Lake Road will be called Beaumont Place and has taken three years of planning. It will provide independent living for residents, with care from the Council. The 25 1-bed apartments will cost New Charter £2.25m, with a further £1.25m from Housing Corporation grant.

Residents Pat Fannon and Sibeal Choudhry have fond memories of their existing home, but are excited at the prospect of the new. "It will be great to have my own bathroom especially" said Sibeal (34). "It's difficult to relax and pamper myself when someone's knocking on the door!"

Pat (60) has lived at Staley House since 1992 and was thrilled to be the centre of attention as mechanical diggers started work. Rowlinson Construction aims to complete the new building for occupation in January 2008.

New Charter's Group Chief Executive Ian Munro said: "This project has been a challenge to put together, but the commitment of all parties to provide excellent accommodation for the residents has never been in doubt. New Charter was keen to invest its own resources,



and I am delighted we have attracted support from The Housing Corporation to make the sums add up. Because the new building is only yards from Staley House, I can expect residents to keep their eyes on progress – we will not disappoint them!”

The site adjoins another New Charter development. Work to construct 41 two bed apartments in Stalybridge for key staff from Tameside General Hospital is due to start in March 2007.

## **NOTES FOR EDITORS**

1. New Charter formed in 1999 as the new landlords to own and manage homes transferred from Tameside Metropolitan Borough Council in Greater Manchester. With a turnover of £48million a year and a workforce of 800, New Charter is one of the country’s largest Registered Social Landlords, and is regulated by The Housing Corporation, a Government watchdog. By incorporating Aksa Housing Association recently, the Group owns over 15,000 homes.
2. Beaumont Place will comprise 25 apartments (all 1 bed), and communal lounges, assisted bathing, laundry, kitchen and staff rooms. All apartments will be fully wheelchair accessible, and feature a good-sized double bedroom, lounge, kitchen and large bathroom
3. The scheme is a product of Engage 360, the Arena-Contour Partnership, who is the development agent. Other technical partners are Rowlinson Construction (builders), Dane Ashworth Cottam (architects) and Davis Langdon (quantity surveyors).
4. **iN business for neighbourhoods** is a long-term project highlighting housing associations’ performance. As social businesses, housing associations do not make profit. They offer homes for rent and sale at prices local people can afford. Housing associations provide more than homes - they help create places where people want to live. Wherever you see the **iN business for Neighbourhoods** sign, something great is happening in the area. Housing Associations who display this logo are committed to their customers, the neighbourhoods they work in and strive for excellence in everything they do.

## **CONTACTS:**

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