



Brunswick



ISSUE 37 - Spring 2023

NEIGHBOURHOOD
NEWS



Brunswick reaches 9 year milestone!

Transformation of the Brunswick neighbourhood in Manchester is now nine years into its 25-year masterplan.

As 2023 unfolds, the building element of the project will be coming to an end, but S4B isn't just about bricks and mortar. As well as providing new homes, the area has been transformed into a thriving new community with play areas, allotments and an orchard with over 700 trees planted.

S4B has also helped residents who are now over £1m better off after getting financial advice from the team. 250 local people have also been supported into work and 100 into trainee roles.

Each year, S4B works closely with local community groups such as Brunswick Tenants and Residents Association (BTARA), Brunswick Church, Chorlton on Medlock Allotment Society and Manchester Young Community Champions (MYCC) to provide many events such as fun days and sports activities especially during the holidays.

We are now preparing to celebrate our achievements as we approach the 10th anniversary.

If you want to be part of this exciting campaign, please get in touch to join our customer project group. Send an email to info@s4bmanchester.co.uk or send a WhatsApp message 07500 065 270.



Rent Increase 2023/24

From April 2023, Manchester City Council is increasing rent for most of our customers by 11.1% for 2023/24.

If you are concerned about making payments, or need any additional support, please contact S4B as soon as possible on **0300 555 0128** or send an email info@s4bmanchester.co.uk.

You can also contact Manchester's cost of living advice line which is open Monday to Friday 9am to 4.30pm - **0800 023 2692**, text **07860 022 876** or visit manchester.gov.uk/coladvice.

You can also check out the Government's Help for Households campaign to see what you may be eligible for www.helpforhouseholds.campaign.gov.uk.



If you claim Universal Credit, once your rent has changed, you will need to get in contact with the Department for Work & Pensions via their online portal.

It is important that you don't do this until your rent has actually changed to make sure there are no issues with receiving your benefits. If you need help doing this, please get in touch with our Income Team.

If you do not manage your Universal Credit via the online portal, then you will need to contact the DWP by phoning the helpline on **0800 328 5644**.

Cost of Living Support

If you're concerned that you won't be able to make your payments, contact us to find out about how we can help you. If you're having trouble paying your rent, don't ignore the issue.

If you need to speak to us about rent payments, or any other financial worries, please contact our Financial Inclusion Team.

Send an email to info@s4bmanchester.co.uk or call us on **0300 555 0128** or you can visit the Money Matters section of the S4B website.

If you need to talk to someone here at S4B and would like to do this in person, please call into the housing office.

If you are struggling or need some extra support to what's already on offer, you can apply to the S4B Resident Assistance Fund.

Send an email to info@s4bmanchester.co.uk or send a WhatsApp message to **07500 065 270** for an assessment.

Manchester's cost of living advice line

The Council's free telephone cost of living advice line offers support with benefits and help with your rent, advice about debt and paying bills, food support and help to get online (support to access the internet, laptops, phones and data).

The advice line is open Monday to Friday 9am to 4.30pm **0800 023 2692** or text **07860 022 876** or visit manchester.gov.uk/coladvice.

Or try the Ardwick and Longsight Neighbourhood Winter Services Guide with lots of useful information and contact numbers.

South Manchester Credit Union

Need a financial boost? Why not join your local Credit Union...

South Manchester Credit Union is your local financial friend.

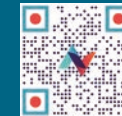
They provide savings accounts and loans to support local people.

The Credit Union is a not-for-profit organisation and dedicated to giving our community peace of mind.

How to open an account

Opening an account is quick and simple with their mobile message app called Nivo. It works like WhatsApp and will guide you through opening your account.

For more information: www.smcreditunion.co.uk **0161 448 0200**



SCAMS ARE ON THE INCREASE - PLEASE BE EXTRA VIGILANT!

- be sure you know who the caller is, if you are unsure, hang up and call the company they say there are from another phone
- never click on links in texts or emails
- you should never be asked for personal information such as bank details
- never give any personal information
- if in doubt phone your provider or check the www.gov.uk website to check the authenticity of the person contacting you

We are here to help, so please get in touch.

Have you got HOME CONTENTS INSURANCE cover?

You can insure your personal belongings against fire, theft and flood for as little as 56p per week.

What's more, if you do need to make a claim your premiums will not increase.

Visit www.mcchousingservices.co.uk to find out more and request an application pack, or call Mandy on **0161 720 5858**.

For customers with a clear rent account, the RENT-FREE WEEKS this year will be:

Week commencing **3rd April 2023**

Week commencing **25th December 2023**



S4B BIKE LIBRARY

Love cycling but don't have a bike? The cycle hire scheme from Bike Library may be just what you're looking for.

With spring making an appearance, why not take the opportunity to get out and about in the fresh air and get some exercise? They can even be used for your daily commute or shopping trip, so a great way to save you a few essential pounds, especially in these difficult times.

Every Tuesday and Thursday, you can rent a bike for FREE. Visit Brunswick Village 50 Brunswick Village, M13 9PE between 10:00am and 2:00pm.

All riders must be confident, including children. You will need to give some details and agree the date you'll return the bike. All rentals are subject to availability.

For more information, please get in touch: info@s4bmanchester.co.uk or telephone 0161 676 8709



Tea with the Treasurer

Why not pop along to Brunswick Village every Monday between 2.30 and 4.00pm, to take afternoon tea with the treasurer of Brunswick Tenants and Residents Association (BTARA).

Bring your own mug to enjoy a FREE hot drink and a snack.

Nick the Treasurer will be on hand to chat to visitors and offer a friendly ear.

The sessions are held in the community room at Brunswick Village, enter via the door on the corner of the building. More information can be found on the Brunswick Estate Facebook page.

FIRE SAFETY UPDATE

Following new fire safety legislation introduced on 23rd January 2023, we have reviewed our communication on fire safety for customers.

New posters have been displayed in all our buildings with communal areas such as the high-rise and maisonette blocks. Information packs have been issued to the remaining properties tailored to suit each property type. All packs have now been delivered to customers.

If you live in a property with a communal area, please remember to keep these areas clear at all times. Failure to do so could result in your items being removed and disposed of.

If we place a sticker on your item, please remove the item within the time specified or the item will be disposed of.

e-bike, e-scooter or conversion kit warning!

If you have an e-bike, e-scooter or kits to convert standard bikes and scooters, please visit the S4B website and read the warning document published by London Fire Service Investigation Team in response to a recent rise in fire incidents.

They want to encourage people who use these products to be aware of the risks and highlight the danger of storing them in escape routes in the home, or in communal areas such as hallways in blocks of flats. If you have any concerns, questions or queries, please get in touch info@s4bmanchester.co.uk

Please check your smoke alarms are all in working order. If they aren't please get in touch with us straight away. Email info@s4bmanchester.co.uk or send a WhatsApp message to **07500 065 270**.

New sprinkler systems will be installed to the four high-rise blocks starting this summer: two this year and two next.

Residents will receive more specific details shortly.

Our Bank Holiday Hours

EASTER BANK HOLIDAY

Friday 7th April
CLOSED

Monday 10th April
CLOSED

MAY DAY

Monday 1st May
CLOSED

KING'S CORONATION BANK HOLIDAY

Monday 8th May
CLOSED

LATE MAY BANK HOLIDAY

Monday 29th May
CLOSED

For any emergency repairs during this time please continue to call **0300 555 0128** (24-hours - option2).



Don't forget! Clocks go forward one hour on March 26 to mark the start of British Summer Time.

Dates for the Diary.

March

17th - St Patrick's Day

19th - Mother's Day

21st - Naw Ruz: the Persian and Baha'i New Year

22nd to 1st April - Navaratri: A Hindu festival

22nd to April 21st - Ramadan: Muslims holy month of fasting

April

7th - Good Friday

10th - Easter Monday

18th - Holocaust Remembrance Day

23rd - St George's Day

25th - ANZAC Day

May

1st - May Day Bank Holiday

5th - King's Coronation

8th - King's Coronation Bank Holiday

29th - Bank Holiday



GUNG HEI FAT CHOY

On Monday 16th February, members of the local community came together to welcome the year of the Rabbit.

The Chinese New Year event held at Brunswick Village was celebrated with Hong Kong milk tea and Lunar New Year food, along with painting, games and music.

Visit www.lightmechannel.com for more information of future events or follow them on social media @lightmecic.



Holiday Fun with Manchester Young Community Champions (MYCC)

Throughout the year during Easter half-term and summer holidays, Mike and his MYCC team will be once again offering lots of half-term sports fun and activities.

Check out the MYCC website for details of how to register or follow them on social media.

For more information please contact Mike direct via email info@youngchamps.co.uk

Telephone or send a WhatsApp message to **07447918371**.



Brunswick Village Bistro

Monday-Friday
9:00am-4:00pm
Dine-in or takeaway

Menu includes cooked breakfast, daily hot specials, sandwiches, cakes & our 'British Pie Awards' winning cheese & onion pie!

Located inside Brunswick Village,
0161 676 8707

Access the Bistro via the small door on the side of Brunswick Village on Brunswick Street



Brunswick Village Lunch Club

Tuesdays, 1:00-3:00pm

Join us for lunch and a cuppa for £3.50, followed by activities, games, quizzes and more.

Book your place by ringing 0161 676 8706.

Come along and enjoy a delicious lunch in friendly company!

LIFECYCLE MAINTENANCE WORKS

have now commenced across the neighbourhood. The timing of this work is based on the age of any building components and the date homes were built or refurbished.

So far in the programme, we have carried out improvements and lifecycle works to boilers, Switch2heat meters, roofing works, communal decorating and boundary works, such as new fencing to certain properties in the neighbourhood.

As part of the 2023/24 programme, you will start to see more improvement works taking place in Brunswick, such as roof works, communal painting, fence and boundary works.

Later this year we will be installing a new sprinkler system to the four high rise blocks: two this year and two next. Further details will be provided as soon as it is available.

Please note, we are currently undergoing an energy assessment survey to sample property types which may influence future works, so the programme may be subject to change. We are committed to supporting the Council's zero carbon agenda.



We have now completed boiler replacement to the high-rise blocks and have replaced the old boilers with a new boiler system which is far more efficient.

When the old boilers were analysed before renewal they were running at around 70% efficiency depending on flow, return temps and load on the system. The new boilers now run at around 96% efficiency depending on flow, return temps and load on the system. Therefore, reducing carbon emissions considerably.

We will keep you informed throughout the year on progress with the lifecycle programme and the assessment. Those of you who will be having improvement works carried out at your property will be informed directly with details of what is to be done and when.

Further updates will be provided as we know more. If you have any questions or concerns in the meantime, please get in touch.

As part of our commitment to supporting the Council's zero carbon agenda, we have made the decision to make this the last printed edition of the quarterly newsletter.

Future editions will be available online only. There will be a very limited number of printed copies for those of you who need one, which can be collected from the housing office or Brunswick Village.

Problems with Damp and mould?



Damp and mould can happen in any home. But it is more likely to happen in some homes than in others. Looking out for signs of it happening and reporting it to us quickly where it is found, is really important.

If you notice any damp or mould in your home, please get in touch with us straightaway. For some people, mould can cause or aggravate health issues - so don't delay, contact us immediately.

There are different kinds of Damp and Mould and they can look quite different, so take a look at our visual guide on the website to help you spot anything in your home that needs attention.

Our team is on hand to help with damp and mould and we will respond as quickly as possible to your queries.

Our team will treat any incident of Damp and Mould and will work on providing a solution to prevent damp and mould occurring again. In many cases, sorting it out properly will require some sort of work in your home, which we will carry out as quickly as possible.

How do I report damp and mould?

Damp and mould gets worse if it is left untreated, so if you spot this in your home please let us know as soon as possible.

For help or information, or to report issues you can:

- Send us a message on WhatsApp
- Email us at info@s4bmanchester.co.uk
- Call us on 0300 555 0128 Option 2 (24-hours)

What causes damp and mould?

There are three different reasons why damp and mould can occur in the home.

These are:

- Rising damp
- Penetration
- Condensation

Every month we arrange joint monthly walkabouts with residents.

Here are the issues identified during October to December 2022:

Reported Incidents:

Fly-tipping	39
Litter/Leaves	18
Abandoned Bins	26

All issues identified have been rectified and we will track the pattern of the same problems month-by-month to monitor improvement.

We will also add in more specific issues like alleyways etc as they come to our attention.

We would very much like residents to come along and join us on the inspections.

Your input is important to us. Please get in touch if you would like to get involved.



Litter blights our streets, parks and beaches and costs us millions of pounds to clear up every year.

Let's work together to keep our home a cleaner and safer place to live.

Place your litter in a bin, recycle using the correct coloured bins, and if you smoke, please dispose of your finished cigarette responsibly.

There are designated bins around the city, and the country so there is no excuse for discarding of your litter inappropriately.

It can take 40 years for a cigarette butt to decompose. They get into the system and harm the environment.

#Binthebutt

#KeepBrunswickTidy

WANT TO BE A REP FOR YOUR BLOCK?

If you live in a block, either high rise or maisonette and want to become one of our block reps, then we'd love to hear from you.

What would you have to do?

You would accompany S4B colleagues on the monthly block inspection to discuss and agree any issues that need to be actioned.

Be part of the team and have your say in keeping Brunswick clean, tidy and the best it can be.

Interested or want to know more?

Contact us via email

info@s4bmanchester.co.uk

or give us a call on - **0300 555 0128.**





SPRING WORD SEARCH

P I E S P D G J J G E G R H E
X L N Z U Q E U N D N A I A L
N J A M K A Q I W I I R A P G
Z E L N S N K Q L C H D H P Z
Q Y H T T L E C R C S E S I N
L Q E M A S Y T Z O N N E N P
N R Q W B C H N A S U I R E Y
D A F F O D I L S L S N F S S
R R W S E I N N U B O G T S D
F L O W E R S U A M M C Y Y M
C V E Y Z Q T X E N S A O H E
N A E L C G N I R P S M L H Q
S R I P T C A H G G R J B Q C
I X U N S R O O D T U O E D M
G M B P U Y O O C Q D F V S V

bunnies
daffodils
freshair
lamb
springclean
chocolate
easter
gardening
outdoors
sunshine
cycling
flowers
happiness
plants
walking

Answer for a
chance to win
£25 in shopping
vouchers.

Winner of the
Winter Word Search
Mrs F. Yusif,
Brunswick Street



Return completed entries to S4B housing office, 15 Brunswick Street, Manchester M13 9SU.

Name:
Address:
Email: Phone number:

Arabic	للحصول على هذه المعلومات بلغتك الرجاء الاتصال برقم الهاتف 0300 555 0128
Bangla	এই তথ্যটি আপনার ভাষায় পেতে চাইলে দয়া করে টেলিফোন করুন 0300 555 0128 এই নম্বরে।
Chinese	如欲索取這資訊以閣下語言編制的副本請致電 0300 555 0128
French	Pour recevoir ces informations dans votre langue prière d'appeler le 0300 555 0128
Somali	Si aad u hesho macluumaadkaani oo luqaddaada ku qoran fadlan wax 0300 555 0128
Turkish	Bu bilgiyi kendi dilinizde almak için lütfen 0300 555 0128 numarayı arayınız.
Urdu	یہ معلومات اپنی زبان میں حاصل کرنے کیلئے براہ مہربانی 0300 555 0128 پر فون کیجیے۔

S4B Housing Office
15 Brunswick Street Manchester M13 9SU
T: 0300 555 0128 E: Info@s4bmanchester.co.uk
W: s4bmanchester.co.uk

FOLLOW US ON

