



Mapesbury  
Residents'  
Association

# ANNUAL REPORT 2023/24

As usual we cover last year's actions and current plans.

We will be holding our traditional AGM once again this year, in St Gabriel's Church on Tuesday 16 April. Details below. This will be our usual social occasion, with wine and refreshments. Do come and meet neighbours and members of the local community.

You should have already received a formal notice of the Annual General Meeting, either by email or hand delivered. (If not, please let me know). As usual we encourage anyone who wishes to join the committee to get in touch.

There is no Open Gardens Day this year, nor fete sadly.

We are saddened by the recent death of Judy Langley who many members will remember. She was crucial in supporting local people and our organisation owes a great deal to her energy over many years.

This report contains updates on the work of the Cricklewood and Willesden Town Teams, the Mutual Aid group and Cricklewood library. MapRA continues to monitor planning applications to preserve and enhance the area. Rubbish removal and street cleaning are key priorities, and we fully support local Police in their efforts to control crime and antisocial behaviour. We very much appreciate the work that the various gardening groups do.

**Gerry Weston, Organising Secretary, MapRA**

## Forthcoming Events for 2024

### MapRA Annual General Meeting (AGM)

**Tuesday 16 April, 7.00 pm - St Gabriel's Church**

There will be information stalls representing social, community and charitable groups within Mapesbury, as well as representatives from the local police and council services. After the short formal AGM business (from 7.30 to 8.00pm) we plan a presentation on Community Service Volunteering.

### AGM 2023

Last year's AGM was held in St Gabriel's church on 27 April. 105 people attended.

Steve Iliffe was re-elected Chair and Gerry Weston Secretary; No Treasurer was elected. Gerry covering. Later in the year, Gerrie Sturgeon was co-opted to the role. We thank Steve McCormack who gave a presentation on the work of the Mutual Aid Willesden: They operate from their food bank in the Pakistan Community Centre, in collaboration with SUFRA and PWA. Supported by donations of food from shops and money from residents, and MapRA. They provide food to clients who arrive or deliver to those unable to collect them.

We are grateful to local police for a frank and interesting talk about the work they do and success in controlling crime, drugs and anti-social behaviour.

### Mapesbury Dell

These are events planned for this year at our award-winning park, entry at 10-12 Hoveden Road.

Many thanks to Jill Rixon and her regular Monday morning volunteers who keep the park looking so beautiful – it wins Gold in the nationwide competition, Britain in Bloom pretty much every year.

**Sunday 30 June, 11am-4pm:** Wild Day, with donkeys and petting zoo

**Saturday 13 July: 4-8pm:** Park Life Singers and guests

**Sunday 8 September: 2-4pm:** Back to School Day and Mr Marvel

**Saturday 14 December: 6-8pm:** Christmas Carols

If anyone would like to help with Dell events, please get in touch at: [trustees@mapesbury-dell.org](mailto:trustees@mapesbury-dell.org)

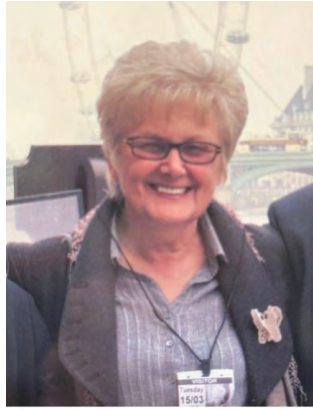


**This Annual Report is intended primarily for members of MapRA.**

**However, if you know someone locally who is not a member and may be interested, please pass it on to them.**

## Judy Langley – secretary of MapRA

Judy was the originator of almost everything we do in MapRA. She was born in February 1941 and has died recently at almost 85 years of age. Brought up in Gloucester she was a child actor, appeared in many productions, most notably in West End production of South Pacific. (Others in the cast were young Larry Hagman, Sean Connery and June Whitfield). After some time in rep and panto, she moved into advertising production in Los Angeles. When her father died, she returned to the UK to support her mum. She married Nick in 1976 and after a few years in Norway (Nick was an oil industry engineer) they returned to London and settled in Mapesbury in Exeter Road. Here she became a stalwart of this community, supporting many causes such as Cricklewood Homeless Concern; she joined the MapRA committee and became the driving force behind it for over 20 years. She fought injustice and championed causes and lead an intensely busy social life for the benefit of the community of which she was very proud. She helped and supported local residents in the creation of the Mapesbury Dell. She pioneered the Open Gardens Day and for some time ran it almost single-handed; she pressed for sensible parking policies and was very active on crime, planning and conservation issues. She and Nick (who was MapRA Chair at that time) worked with Susannah Burford to start the Community link clubs. She was a keen supporter of the Labour party but would work with anyone to further the community. She sure knew how to get things done – occasionally employing some histrionics from acting, but she had great charm, treated Council officers with great respect and had them eating out of the palm of her hand. She was awarded the Pride of Brent award for community long service and a lifetime achievement award for services dedicated to Mapesbury. Her indomitable spark, independence, energy and passion are an impossible act to follow. Doubt we shall see the like again. A veritable community pioneering powerhouse.



## Willesden Green Town Team: Report 2023/24 (abbreviated)

**Willesden Green Station Gardens Update.** The Town Team Gardening Squad have been generously donated some planters by Brent Council. These planters were previously part of the Low Traffic Neighbourhood scheme in the Olive Road area. We plan to repurpose and replant them on the redundant platform 4 in Willesden Green Underground Station over the next months.

**MAPRA Gardening Club Donation.** The Town Team gardeners will use a donation from the MAPRA Gardening Club to freshen up and replant some of the railing planters currently positioned outside Willesden Green Station, and possibly install an additional planter.

**Transformational Project for the High Street.** WGTT are embarking on an ambitious new project, together with local Businesses and Resident's Association, for improvements to infrastructure and the appearance of Willesden Green high street, similar to the Kensal Rise Corridor Scheme ( details Kensal corridor | Brent Council). It will require substantial funding and support from the community.

**Air pollution** is a silent but deadly threat and has been shown to have many adverse health impacts. As part of the mission to improve the environment and well-being of the community WGTT was one of few groups in London to be awarded a sensor as part of the Breathe London Community Programme. The Breathe Node has been busy taking hourly readings of particulate matter and nitrogen dioxide on Willesden Green High Road (outside the library). Readings can be found in real-time on an interactive online map on [www.breathelondon.org](http://www.breathelondon.org), showing these results against UK objectives and WHO air quality guidelines.

If you'd like to find out more or would be interested in helping the group, please email us at [willesdengreentownteam@hotmail.com](mailto:willesdengreentownteam@hotmail.com) with the subject 'Volunteering'.

## Planning and Conservation

The MapRA area includes the Mapesbury Conservation Area, in recognition of the architectural qualities of the area. It brings with it requirements to limit the scope of house alterations to maintain these qualities. This means planning applications are required for anything affecting the front elevation and garden space of our houses, and limits to development at the rear. Full details are clearly laid out in the Mapesbury Conservation Area Design Guide, which can be accessed on the Brent Council website, under Planning and Building Control.

MapRA has a planning sub-committee which comments on planning applications and can sometimes give guidance to householders on what is likely to be acceptable.

Sadly, many householders are unaware of the restrictions and make alterations which result in enforcement action by Brent. If you are aware of unauthorised work, do enquire with Brent or MapRA to see if action needs to be taken.

Many will have noticed the new modern house at 37 Lydford Road. This received planning permission from Brent despite many objections and an apparent disregard of many of the requirements of the Design Guide. The developer then built the house higher and longer than the permitted design. Brent issued an enforcement notice to demolish the upper storey. The developer has since made minor alterations, but his planning application has been recommended for refusal.

## Cleaning / recycling

Brent Council introduced a new street cleaning contract in 2023. There were two main changes:

- a separate 2-weekly recycling collection for cardboard using a blue bag container. There has been a mixed reaction to the blue bags, with numerous residents pointing out that it is not practical to keep the bags inside homes or flats without a garage as they and the cardboard tend to become wet and dirty when left outside. This has been fed back to the Council who are evaluating whether an alternative container might be introduced in the future.
- street cleaning in residential areas is to be more "data led", with the contractor also responding when issues arise, as well as streets being visited on a regular routine basis. Under the new contract, some streets are cleaned every second or fourth week, supplemented by the extra "data led response" and main roads continue to be cleaned daily.

If you see any fly-tipping or particularly large amounts of litter, or you notice rubbish has not been picked up, please report it. This can be done via 1) the Brent website: 2) the Fix My Street app; or 3) emailing [Phillip.Stagles@brent.gov.uk](mailto:Phillip.Stagles@brent.gov.uk).

## Cricklewood Town Team report 2023/4 (abbreviated)

Achievements across the year include:

- Station garden. A makeover including spring bulbs donated by 'Bulbs for London' and 'B&Q'. The irrigation has been upgraded and the Christmas lights were enhanced for a better display. The station entrance now has brightly coloured fencing around the revamped bin store. Local artist Caty Delmont created a colourful artwork backdrop to the water feature. Volunteers welcome at 3pm on first Tuesday of the month.
- Cricklewood Lane Market. Cricklewood market is picking up with Caribbean, Lebanese, Pakistani and Filipino stalls with more coming. CTT is bidding to rebrand and give the market an identity as well as host an evening of music and food.
- Eco Events. Two successful events in May and October. The Dr Bikes repair workshops worked non-stop supporting local people's repairs with help from Brent Cycling.
- BWR Project. The Town Team have been very involved in the Brent Women of Renown project, which through partnerships with 6 local Brent schools brought the lives of the pioneering

women to their classrooms. The documentary film was premiered at Kiln! in November to a sellout audience. All information about the project including access to the film is available at <https://cricklewood.net/brent-women-of-renown/>

- The Chichele Road Pedestrian Crossing is still an ongoing discussion between Barnet and Brent Councils and TfL.
- Ashford Place continues delivering social support services to the residents of Cricklewood and across Brent. The charity has been an important partner to the Cricklewood Town Team since 2010 and is grateful to both MapRA and CTT for supporting vulnerable residents to engage.

Full report on [www.cricklewood.net](http://www.cricklewood.net)

## Cricklewood Library report

"It has been another amazing year, and we are firmly into the next stage of our development and looking to employ staff to help take us to the next level. We are also strengthening our Trustee Board and would like to encourage anyone with an interest in our aims to join the team. It's sure to be an exciting year ahead.

We celebrated the start of 2024 by launching a new free activity - Ukulele Fridays - a drop-in session on the first Friday of every month. All of our usual free activities - seated exercise, Tell Me a Story, Cricklereaders Book Group, Creative Conversations, Cricklewriters, carry on as normal alongside the high-quality classes delivered by our friends, partners and volunteers. See our website at [cricklewoodlibrary.org.uk](http://cricklewoodlibrary.org.uk) for more details and to sign up to our newsletter, or to join our team of volunteers.

## MapRA Gardens

We had a glorious community Open Gardens Day on 25 June last year. Over 400 tickets were sold, and we raised over £3000 for charities. There were 10 gardens open to members and friends. People also enjoyed refreshments at the Old Vicarage and many bought plants at the bargain plant sale (which alone made £1500). Thanks to all involved; gardeners, OGD committee, and everyone helping.

The triangle team continue their good work looking after the 4 Triangle Gardens. Pruning, tidying, weeding, planting bulbs. Extra volunteers for occasional 1hr stints always welcome.



A group, led by Michael Stuart, looks after gardens on Kilburn station platform and there are now have mosaics (created by children and other volunteers) on the sides of the planting bays (one of 8 pictures shown).

## Local Police

The Cricklewood-Mapesbury SNT (Safer Neighbourhood Team) now comprises. Inspector Yu Zhang (covering 11 wards), PS Alan O'Connor (covering 2 wards), PC Dan Novakovic, PC Rishi Selvarajah and PCSO Ajay Dhokia.

Recent issues and activities: The level of burglary has reduced after a spike last year with 7 burglars arrested at the end of the year. There have been anti-social behaviour issues with multi occupancy properties on the ward. The team has closed two addresses recently

and working with Brent on two more. Currently operations are ongoing in the Broadway to Kilburn areas due to the increase in crime and anti-social behaviour.

Current priorities are:

- 1 Violence especially focussed on the Cricklewood Broadway and Chichele Road hotspots.
- 2 Burglary.
3. Anti-Social Behaviour and drugs. Focus patrols around problem hotspots.

To report ongoing problems or issues ring 101 (in emergency 999)

Follow on X (Twitter) @MPSMapesbury or on Facebook – Mapesbury Police

To report various crimes as well as anti-social behaviour online at <https://www.met.police.uk/ro/report/ocr/af/how-to-report-a-crime/>.

Email for details of a crime, but not to report Mapesbury&Cricklewood.SNT@met.police.uk (we do want to encourage people to report all activities - and online is a good way if it's not a serious ongoing issue).

## Useful Contacts:

### Health:

**Illness and emergency.** Willesden Medical Centre 020 8459 5550, or call 111, 999 in emergency.

**Falls and Bone Health service.** Harrow community services. 0300 555 8889.

**Brent Vaccination Centre** 020 8937 1234.

**Late Chemists.** Chana Chemist, at Willesden Centre for Health and Care, Robson Avenue, 020 8459 2332, 8am- midnight (Sun 10am-6pm). Bliss Chemist, 50-56 Willesden Lane. 9am – 7pm Mon-Sat 020 7624 8000

**Rubbish collection / Recycling.** If you need an assisted collection, or have problems with rubbish collection or dumping, email [recyclemore@brent.gov.uk](mailto:recyclemore@brent.gov.uk) or phone 020 8937 5050.

**Fly-Tipping.** Download "Fix My Street" App to your smart phone. Or email [customer.services@brent.gov.uk](mailto:customer.services@brent.gov.uk) or call 020 8937 5050. Do not approach anyone you see fly-tipping.

**Visitors' Parking.** Contact 020 8290 8300 from 9am-5pm Mon-Fri.

**Planning enforcement.** If you see something that you believe may be an infringement, please contact 020 8937 5280.

**For general planning enquiries** contact 020 8937 5210 or look on Brent Council website.

**Environment.** Pests, Noise etc. Contact 020 8937 5252..

**Brent Trading Standards.** For help / advice with trading scams. 020 8937 5522.

**To follow up problems with Council services.** Contact the Mapesbury Neighbourhood Manager; Phillip Stagles at Phillip. [Stagles@brent.gov.uk](mailto:Stagles@brent.gov.uk) or 020 8937 5418

**MapRA guide to traders and services.** <https://mapra.org.uk/local-traders>

### MapRA community clubs.

We have several clubs focussed on particular interests: Book Clubs, Bridge Club, Gardening Club, Harvesting group, Film Club, Singing Group, Theatre Group. [contact@mapra.org.uk](mailto:contact@mapra.org.uk) or ring 07931 955037

### Local Councillors:

#### Mapesbury & Cricklewood Ward:

Tariq Dar (07467 004 752), Gwen Grahl (07741 767 590)

#### Brondesbury Ward:

Erica Gbajumo (07467 004 829), Ryan Hack (07717 697 436)

**Willessden Green Ward:** Saqlain Choudry (07717 695 564), Janice Long (07920 378 716), Tom Miller (07721 233 041)

(Email addresses can be found online at: <https://www.brent.gov.uk/councillors>)

## Mapesbury Residents' Association Income and Expenditure for the Year to 31 Dec 2023

	2023		2022	
	General Fund	Open Gardens Day	General Fund	Open Gardens Day
<b>A: INCOME</b>				
Subscriptions for 2023	1,899		1,742	
Donations by film companies	250		-	
Other donations & AGM Income	321		21	
Annual report sponsorship	105		15	
Bank Interest	67		10	
Open Gardens Day income		4,256		2,463
	<b>2,641</b>	<b>4,256</b>	<b>1,788</b>	<b>2,463</b>
<b>B: EXPENDITURE</b>				
Annual report & newsletters	390		200	
AGM expenses	187		-	
Internet expenses	139		104	
Website development	232		240	
Other expenses	230		235	
Grants given	2,090 <sup>1</sup>	2,830 <sup>2</sup>	1,700	2,200
Open Garden Day expenses		1,156		106
	<b>3,268</b>	<b>4,006</b>	<b>2,479</b>	<b>2,306</b>
<b>C: NET SURPLUS / (DEFICIT) (A-B)</b>	<b>(627)</b>	<b>250</b>	<b>(691)</b>	<b>157</b>
<b>D: OPENING BALANCES</b>	<b>4,957</b>	<b>802</b>	<b>5,648</b>	<b>645</b>
<b>E: CLOSING BALANCES (C+D)</b>	<b>4,330</b>	<b>1,052</b>	<b>4,957</b>	<b>802</b>
<b>F: TOTAL CLOSING RESERVES</b>		<b>5,382</b>		<b>5,759</b>
<b>Balance sheet as at 31 December</b>				
Cash at bank		8,103		8,509
Less: Subscriptions paid in advance for subsequent years		(2,971)		(2,709)
Less: Sundry creditors		250		(41)
<b>G: NET ASSETS</b>		<b>5,382</b>		<b>5,759</b>

Notes:

<sup>1</sup> £1840 Mapesbury Mutual Aid; £250 triangle maintenance

<sup>2</sup> OGD grants: £650 Mapesbury Mutual Aid, £650 Ashford Place, £650 Refuge, £650 Water Aid, £250 St Gabriel's church

Accounts prepared by G Weston, Secretary, Acting as Treasurer.

I have examined the accounts and records of the Association. There are no matters that I wish to bring to the attention of the Members, other than to note the desirability of the Association finding someone to take on the role of Treasurer. **Simon Judge, Independent Examiner**

### Current Committee Members

Steve Iliffe (Chair), Gerry Weston (Org. Sec), Dickson Abegunde, ex-Mayor Lia Colacicco, Alison Cossar, Tom Cotton, Cllr Tariq Dar, Freddie Fulton, Alex Henderson, Angela Payne, Jacqui Pelham, Carol Reeman (NW2 Residents' Association), Gerrie Sturgeon (acting Treasurer)

### To get in touch with MapRA please contact:

Steve Iliffe (Chair) s.iliffe@ucl.ac.uk or Gerry Weston (Organising Secretary) 020 8452 0649 gerryweston@btinternet.com

### Communications: Website / Email network

We encourage people to look at our website [www.mapra.org.uk](http://www.mapra.org.uk) for information on local community events; MapRA clubs; local Police news as well as other local information. And join our email network (email [contact@mapra.org.uk](mailto:contact@mapra.org.uk)) for news, updates and security alerts. A welcome note to MapRA is shown on the front page of the website.

### Sponsors

#### O'Farrell's Traditional Family Butchers

35 High Rd, NW10 2TE  
020 8459 2840

#### Nathan the Computer Bloke

07972 367 501  
[nathan@computerbloke.net](mailto:nathan@computerbloke.net)

#### Lidia Amorelli GGSM

Piano Tuition,  
[lidia.amorelli@sky.com](mailto:lidia.amorelli@sky.com)  
020 8830 5881 /  
07808 410 833

#### Elizabeth Dunn AGSM

Piano teacher; very experienced,  
all ages and abilities,  
Cranhurst Road  
07708 090 990

#### Ken at Haircuts

Men & Women's Hairdressers  
6 Exeter Parade,  
Exeter Road, NW6 3UH  
020 8450 2981

#### Craig Thomson Pharmacy

70/72 Walm Lane, NW2 4RA  
020 8459 0833

#### Opa! Greek Bakery

2 Exeter Road, London NW2 3UH