

Meeting Minutes

HS2 & Wells House Road meeting

Meeting date Wednesday 26 November 2025

Meeting location Visitors Centre / Teams

Meeting time 6.30 – 8pm

HS2 and contractors	Local Authority
Sylvie Glossop, HS2	Claire Callow, OPDC
Russell D'Urso, HS2	Cllr Paul Driscoll, LBE
Gairey Thomas, HS2	Cllr Blerina Hashani, LBE
Scott Wilson, BBVS	
Andeep Gehlot, BBVS	
Manish Tailor, BBVS	
Louis Berton, BBVS	
Justin Compton, BBVS	
Ryan Somes, BBVS	
Lucian Randall, BBVS	
Mohamed El-Shazly, BBVS	
Solo Malemo, SCS	
Emma O'Malley, SCS	
Wendy Franks, SCS	
Barry Roberts, Network Rail	
Myall Hornsby, Network Rail	
Iain Killingbeck, TfL	

9 residents attended the meeting.

1 Introductions

Sylvie Glossop, HS2, introduced herself as the chair for the meeting.

Sylvie went through the housekeeping and agenda slide.

Action: BBVS to send out presentation and notes.

2 Your questions answered

Noise mitigation/gully cleaning

Mohamed El-Shazly, BBVS, introduced himself and went through the new mitigations for noise that are being used on site. The green tents as shown on the slide are being used by the contractors, and the trials have been successful.

Verbal alerts from machinery, saying 'move away', should be getting quieter. The team are meeting the suppliers of these machines next week.

As part of getting ready for winter, the roads and gullies are being cleaned.

Discussion and questions are captured in the Q&A.

Wells House Road stairs

Scott Wilson, BBVS, talked about the latest position. An indicative image was shown on the slide, and the community will be engaged when the programme scheme is ready.

Ryan Somes, BBVS, explained that the steps are not safe and are too steep. This will be rectified when the work is complete. The stairs will not protrude into the walkway, but during the works on the stairs, the surrounding structures will be strengthened.

Discussion and questions are captured in the Q&A.

Sylvie took residents through the reset and the timing of the steps, which are not happening simultaneously. The stairs work is taking place independently of work on the rest of the station project.

Landscaping area

Scott explained why the landscaping area on Wells House Road had to be taken away and apologised for the communication not being as clear as the community wanted it to be.

There were discussions around how the plants have been planted, which have been captured in the Q&A.

Tree removal

Scott took the residents through the trees that need to be removed on Old Oak Common Lane due to utility works and the northern alignment. Ryan explained that the utilities lie directly under those trees.

There were discussions around alternative solutions for the replacement of trees and potential impacts to the local traffic which are captured in the Q&A.

3 BBVS update

Northern realignment section of Old Oak Common Lane

Lucian Randall, BBVS, introduced himself and took the community through the upcoming weekend closures of Old Oak Common Lane. The forthcoming brief outage of supply by Thames Water was outlined. It will last for three hours on Wednesday 10 December from 10pm until 1am. Thames Water will deliver a letter to all residents with more details two days before the outage.

Discussion and questions are captured in the Q&A.

Weekend closures

Lucian took the residents through the weekend closures upcoming on Old Oak Common Lane. The first is over the weekend of Friday 28 to Sunday 30 November from 8.00pm to 5.00am each night. BBVS are lining a sewer on Old Oak Common Lane and repairing the road surface at the junction of Wells House Road.

The second slide set out the closure on the weekend of Saturday 6 and Sunday 7 December, between 6am on the Saturday and 10pm on the Sunday. This closure will facilitate work to connect the new northern realigned section of road with the existing Old Oak Common Lane. Wells House Road residents can access their properties from and to the north and pedestrian access is maintained throughout.

Discussion and questions are captured in the Q&A.

Central Line piling

Lucian outlined the next set of piling works near the Central Line bridge and introduced the staff cabins, storerooms and workshops being assembled in the area. This follows similar work earlier in the autumn.

The new dates are:

- Saturday 6 December – Monday 8 December, between **11:00pm – 5:00am each day**
- Saturday 13 December – Friday 19 December, between **11:00pm – 5:00am each day**
- Saturday 10 January – Monday 12 January, between **11:00pm – 5:00am each day**
- Tuesday 13 January – Sunday 18 January, between **11:00pm – 5:00am each day**
- Sunday 25 January – Monday 26 January, between **00:01am – 5:00am continuous period**

Discussion and questions are captured in the Q&A.

4 SCS Update

Solo Malemo, SCS, took the meeting through their ongoing site activities, including lining and waterproofing the existing OOC tunnel. Tunnel excavations will recommence in the summer of 2026. Solo shared images of recent progress in the tunnels. Dismantling the conveyor continues and work continues on the construction of the Victoria Road Crossover Box.

Discussion and questions are captured in the Q&A.

5 Traffic Update

Lucian outlined upcoming traffic management on Old Oak Common Lane. The four-way temporary traffic lights at Wells House Road and associated parking bay suspensions will be taken off on Sunday 7 December. A two-way temporary traffic light scheme will begin and run until 5 February. It will be reduced over Christmas, when the site is closed from 24 December until 2 January, will be monitored and the site entrance traffic lights will operate in sleep mode when the entrance is unused. In the south, a Cadent Gas scheme will run from Sunday 7 December until Sunday 21 December with two-way traffic lights.

Discussion and questions are captured in the Q&A.

6 Network Rail

Barry Roberts, Network Rail, outlined their forthcoming works. He showed the areas in which Network Rail will be working until the end of the year and discussed the overnight piling that takes place at the end of November and in early December to the east of the Old Oak Common station site by the canal. Christmas works will run from Wednesday 24 December after the last services have departed until the morning of Saturday 27 December, when the trains run again.

Discussion and questions are captured in the Q&A.

7 Social Value

Andeep Gehlot, BBVS, talked through the work of the community value team. This included an HS2 funds event at Old Oak Community Centre, volunteering activity and a site visit by a school.

7 AOB

Additional topics were raised which have been captured in the Q&As.

8 Meeting Date & Next Meeting

Wednesday 28 January 6.30pm

8 Meeting close

Meeting ended: 8.15pm