

Notes of Upper Street South Area Housing Panel 21 May 2009

Present

Jessie White	Hawthorne Close TRA (JW)
Lorna Reid	Highbury Estate TRA (LR/Chair)
Mrs Lea	1 in 1000 (ML)
Phillip Stevens	1 in 1000 (PS)
Carol Johnson	Burder Close TRA (CJ)
Eileen Digby	Western Isles TRA (CR)
N.Harfield	Western Isles TRA (NH)
Sue Boyd	Highbury Estate TRA (SB)
Colin Rennie	Western Isles TRA (CR)
Patrick Schunemann	Park View TRA (PS)
Pat Krouse	Hathersage TRA (PK)
Margaret Johns	Kerridge Court TRA (MJ)
D Hamilton	Kerridge Court TRA (DH)
Debra Mitchell	John Kennedy Court TRA (DM)
Allen Woolley	Mayville TRA (AW)
Rebecca Hodgeson	Highbury Quadrant TRA (RH)
Caroline Jwain	Rose Bowl Centre (CJ)
Roger Elderton	Cononbury Project Young Peoples Division (RE)
Pritpal Chhoker	Boleyn Road Area Housing Manager (PC)
Garry Bates	Head of Service, Operations (GB)
Liza Durrant	CSDO Holland Walk (LD)
Conrad Giwa	HFI
Peter Roach	HFI

Apologies

Stephen White	Homes for Islington
Winston Morris	Estate Services Manager HFI

ITEM	Matter raised	Action
1.0	Prior to the start of the meeting a discussion took place between panel and office over the lack of costings for the estate security budget. Chair expressed unhappiness at the situation and proposed that the agenda item be considered at the next meeting. Carried unanimously.	
1.1	Chair offers sincere apologies to those attending to discuss their bids under the estate security budget.	
2.0	Introductions	
2.1	Introductions are made. As Steve White is on annual leave, Liza Durrant from the Holland Walk Area Office will take minutes.	
2.2	Panel agree to follow the agenda as it is with the exception of the removal of the estate security allocation.	

3.0	Previous Minutes and Feedback	
3.1	Burder Close communal painting (as 3.9) – No update has been given to the TRA since the last meeting.	
3.2	Discussion over who is responsible for ensuring that actions from meetings are completed. Chair requests that an Officer is tasked to ensure that all actions are completed within given timescales.	
3.3	Estate Service Improvement Group – Request was made previously to panel to attend this meeting and although some did, more residents are still needed. All are welcome. Jon Farrant chairs the meeting. The meeting gives an opportunity to residents to raise concerns and receive feedback. Refreshments are provided. Abena to write to TRAs remind them of the meetings and circulate future dates.	LD
3.4	Special Fund/Fun day – JW nominated Hawthorne for a funday and funding of \$400 was agreed but unfortunately the committee have rejected the idea due to ASB occurring at prior community events and residents don't want to have to deal with the same issues again. Simon James has confirmed that the funding can be used for a coach trip for young people.	
3.5	PC gave apologies for the non attendance of the new Estate Services Manager Winston Morris. This is due to the North and South Panel meetings being held on the same evening.	
3.6	<u>Responses to questions arising from panel meetings</u> Community Fund/Worklessness – response from Service Development team only refers to the website and the minutes of the last meeting. This is not acceptable. Panel specifically requested a report detailing a review including details of how they are going to measure outcomes and what are the criteria for success. Forward to Service Development Team (SDT) for response.	SJ
3.7	Signage at Heathersage Court TRA not present but works have been completed.	
3.8	Signage at Highbury Estate Winston Morris sent an email today and contractors are due to visit.	
3.9	Update on Burder Close – as 3.1 No officer from Property Services in attendance to present the update even though they were invited to the meeting. Panel extremely dissatisfied that this is the case. PC to raise with the appropriate Manager who will respond directly to the TRA. Photo circulated of damaged paint, history of the issue is recounted to the panel. Clarification needed on the start date/how long did contractor expect it to take to dry/ have the works been checked. Details need to be provided as the panel and residents can't make assumptions that they have been completed.	PC
4.0	<u>Petitions</u>	
4.1	<u>Mildmay Street Update</u> Update given and discussion held regarding the ASB in the Alleyway and	

	whether the legal right of way had been established. The police have not received any complaints regarding the alleyway. JW confirms that people have complained over the years but they haven't been listened too.	
4.1.1	PC advises that the process is taking time as the area office need to consider every angle before making a decision. Legal advice is currently being sought. The survey was conducted as part of a wider consultation at the request of John Kennedy Court. Panel concerned over the lack of content to the report.	
4.1.2	The AHO agrees to canvas a meeting of both parties to try and reach an amicable solution. Legal representative to be invited to help clarify.	PC
4.2	<u>Kerridge Court</u> TRA have had no further update apart from at last meeting. Works have been delayed due to not establishing the legal right of way.	
4.2.1	The office has received two letters from Kerridge court opposing the right of way. A meeting to be arranged with legal and the concerned parties. Residents confirm that they are prepared to sit down and discuss to find a solution. PC to arrange meeting. JW will be away until 24 th June. PC to invite Mr Quidley in her absence.	PC
4.2.2	PC confirms that Alistair Gale is the Project Officer. Case is with the legal department and WM is in regular communication with them.	
4.3	<u>Highbury Quadrant neighbours statue</u> Works are completed and panel are happy. Residents are hoping to have a celebration/fun day.	
4.4	<u>Bardsey Walk and Handa Walk</u> Works were agreed under 0809 Community Safety Budget. Project is currently with the mechanical and electrical team and the works are going out to tender and hoping to complete late summer.	
5.0	<u>Consultative Panel Reports</u>	
5.1	<u>Report 1 - Tenants Compact Annual Review</u> This report is for consultation. GB takes panel through report	
5.1.1	JW's comments have previously been raised with the author of the report Simon James.	
5.1.2	Clarification needed on whether the independent board members live in the local community.	SJ
5.1.3	JW expressed concern on the proposals for transferring housing and private finance schemes. Clarification requested on the proposals and how this will be communicated to residents and staff.	SJ
5.1.4	The budget for environment and capital works is small once it's split between the five areas.	

5.1.5	JW concerned about feedback and response rate when rate of return is so low.	
5.1.6	Chair expressed concern at the lack of flexibility of estate walkabouts/meetings and recounts occasion where there was a last minute cancellation by an officer. PC and GB extended full apologies and assured chair and panel that such cancellations will not occur in the future. HFI are committed to performing and providing a service on the same level as residents are participating.	
5.2	<p><u>Report 2 – Options for support Tenants & Residents Associations</u> This report is for consultation. GB takes panel through report.</p>	
5.2.1	Hard copies of the newsletter are needed to reach those residents that don't have access to computers.	SJ
5.2.2	Further clarification on the Islington Credit Union statement requested.	SW
5.2.3	SW to agree consultation meetings with TRAs.	
5.2.4	Panel questions whether a questionnaire was sent to all committee members as stated in the report. LD confirms that one was sent to all executive officers of TRAs for the Holland Walk Area and that this was done across the borough. PC to confirm if consultation took place at US. Panel concerned at the short timescales of the consultation process, TRAs need more time to enable them to consult with their members.	PC
5.2.5	Panel discussed the application process for admin grants. Request that this be simplified.	
5.2.6	With FITA going communication on the role of CSDO needs to be sent to TRAs. TRAs are worried that they will not be getting the same level of service. LD assured panel that CSDOs offer support and guidance to TRAs and can help with printing of newsletters and delivering of AGM/meeting notices. Panel comment that SW has been helpful in supporting TRAs with posters, printing and delivering. Chair asks if HFI would print a TRA newsletter that has critical comments against HFI. Communication/Service Development team to respond.	SJ
5.2.7	The report shows no recognition that TRAs are there to represent tenants and residents	
5.3	<p><u>Report 3 – Procurement of Repairs & Maintenance Contract (HFI) - Update</u> This report is for consultation. GB takes panel through report</p>	
5.3.1	Phillip Stevens nominated to be the rep for the group.	
5.3.2	Meetings seem to be getting more regular due to the intensity of the topic. Reps need to sign a confidentiality clause.	
5.3.3	Phillips email to be circulated to the panel.	

<p>5.4</p>	<p><u>Report 4 – Election of Panel Officers</u> This report is for information. Panel note that it should be a decision item.</p> <p>Current Officers stand down and elections take place.</p> <p>Panel unanimously vote in</p> <p>Chair – Lorna Reid. Vice Chair – Carol Johnson 2x 1 in 1000 – Phillip Stevens Mrs Lee</p> <p>Associate Director – Carol Johnson.</p> <p>Clarification needed on whether Phillip can shadow Carol as Associate Director. Governance team to respond.</p> <p>LR is happy to accept position of chair as long as future meetings are better organised.</p> <p><u>Report 5 – HFI update</u></p> <p>5.5 This report is for information. Panel note report.</p> <p><u>Report 6 – Forward Plan</u></p> <p>5.6 This report is for information. Panel note report.</p>	<p>MSims</p>
<p>6.0</p>	<p>AOB</p>	
<p>6.1</p>	<p>PC offering to visit estates and conduct joint walk abouts. SW to arrange with TRAs.</p>	<p>SW</p>
<p>7.0</p>	<p>Date of next meeting</p>	