

World's End Residents' Association



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Minutes of the WERA Committee Meeting held on Monday, 16th of April 2007 at 7pm in the WERA Clubroom, 16 Blantyre Street

Present:	Margaret Grayling (Chair) John Rendall (Treasurer) Caroline Fairchild Joy Laven Nigel Palmer	Jules Montero (Secretary) Marye Kenton Maggie Byrne Monica Boholst
In Attendance:	Faye Williams (Housing Officer, RBK&C TMO) Police Sgt. Tim Otway	
Apologies:	Eryl Humphrey Jones Flora Levi Gary Riley (Area Housing Manager, RBK&C TMO) Cllr. Maighread Simmonds Cllr. Mark Daley	

	Actions
1. Apologies The above apologies were accepted.	
2. Minutes of the Previous Meeting The minutes of the previous meeting of the 20 th of March 2007 were accepted as correct.	
3. Matters Arising	
3.1 <i>Actions from Previous Meeting</i>	
Item 3.2 – JM had advised GR where a number of the new notice-boards were to be sited (those for Ashburnham, Whistler, Blantyre and Chelsea Reach Towers) and these had been put up as requested. The remaining notice-boards had apparently been installed shortly afterwards. MK and MG noted that the notice-boards in Dartrey and Berenger Towers had been placed in unsuitable locations. JL noted that there did not appear to be a notice-board in Whistler Tower.	
Item 4.1 – NP tabled the letter that had been sent to the estate's residents with regards the proposed "security workshop". After some discussion it was agreed that the RA should write to Gordon Perry noting that the letter failed to take into consideration the issues the RA had previously highlighted to Peter Tozer, including the extremely short deadline for responses. NP tabled a draft letter highlighting these issues. It was agreed JM would write to Gordon Perry using this as a template.	JM
Item 4.2 – JM stated that he had not received any further updates from GR with regards to the issue of dogs. Faye Williams noted that the dog registrations were currently being collated and processed. MG noted that the RA had previously asked for a sample copy of the letter sent to those residents that had been granted permission to keep a dog on the estate but that this had not yet been received. FW said she would drop a copy of the letter off at the clubroom the following day.	FW
Item 6 – JM had informed the AI-Anon group that they could use the clubroom as requested.	
Item 8.2 – JR had emailed the TMO about the debris left in the estate's gardens.	

3.2 *Matters Arising*

FW noted that the TMO had received at least 15 applications from residents seeking permission to keep a dog on the estate. FW then tabled a notice with regards to dog fouling in communal areas that was to be placed in the estate's notice-boards. There was a general feeling that tenancy and leasehold conditions with regards to the keeping of animals were not being enforced by the TMO and that the majority of residents were, as a result, paying to repair the damage caused to communal areas by the dogs of a small minority. Several members noted that whilst the problems with dogs were long-standing, that they were also clearly getting worse and the TMO's inaction was allowing the situation to deteriorate further. Members also considered the TMO's recently issued "dogs policy" both insufficient and unsuitable for an estate like World's End. FW suggested that the RA contact the TMO Board to have the dog policy amended.

Several members queried whether the TMO was dealing with the problem of scooters being taken up into the building. There was concern that the keeping of scooters within the building might compromise the estate's buildings insurance and that the TMO needed to take immediate action if this was the case. Sgt. Otway described a number of actions that had been taken against anti-social scooter owners in and around the estate. It was noted that a proposal to use the vacant space underneath Berenger Walk, beyond the Blantyre Centre, for a "bike workshop" had been proposed by JR, with the support of Committee members, to the TMO.

It was noted that the RA had received a number of complaints with regards to groups loitering in the estate's gardens late at night. FW stated that action was being taken.

Sgt. Otway stated that he expected the new Police office on the Piazza to be handed over by the end of the week and expected it to be up and running within four weeks once this had happened. He was also investigating whether the new office might provide a suitable venue for regular Police surgeries.

JM told the meeting that he had provided Ian Twyford with a number of possible dates on which a meeting with the TMO to discuss the recent no-confidence proposals could be held. Ian had indicated that he was available on the evening of the 23rd of April but that Gordon Perry was not. It was agreed that it was essential that Gordon Perry attend and JM was instructed to propose further dates.

JM

4. **Area Housing Manager's Update**

This item was deferred in GR's absence.

5. **Estate Issues**

5.1 *PCSOs*

MK noted that there did not appear to be any PCSOs on the estate on weekends. Sgt. Otway stated that there were PCSOs on the estate at weekends, but that he would investigate why they were not as visible to residents as they should be.

5.2 *Crime Statistics*

Sgt. Otway tabled a summary of the crime statistics for the estate and briefed the meeting on both the statistics and recent Police activity in the Cremorne Ward.

5.3 *Out-of-Hours Customer Call Centre*

Several members noted that the out-of-hours customer call centre did not appear to be operational over the Easter holidays. A number of residents had reported that their calls had remained unanswered. JM said that he had reported the matter to the TMO and was awaiting their response.

5.4 *Block Entrances*

It was noted that the block entrance door to Greaves Tower was broken and had been reported to the TMO on several occasions. Members had been advised by TMO Customer Services that the door was to be repaired "today", but this had not happened. It was noted that the door to Chelsea Reach Tower was also suffering from intermittent problems.

5.5 *Piazza Works*

Several Committee members noted the installation of a large number of granite blocks on the Piazza which appeared to be seating. It was felt that such a large amount of seating on the Piazza would encourage loitering and anti-social behaviour and that the concerns previously expressed by the RA with regards to these problems had not been taken into account. Other members noted the distinct lack of trees – far less than had originally been planned. JM was asked to contact Peter Wheeden at the Council to determine what changes had been made to the plans for the Piazza works.

5.6 *Alexandra Passage Traffic Barrier*

It was noted that the traffic barrier in Alexandra Passage was repeatedly being left open by the staff of the nursery and/or Chelsea Theatre. This was allowing cars to drive down Alexandra Passage and was putting the schoolchildren attending Ashburnham Primary school at risk of being run over.

JM

5.7 *Chelsea Centre*

It was noted that a window of the Chelsea Centre had been broken over the weekend.

6. **Use of WERA Clubroom**

JM noted that following a request for the use of the WERA clubroom by the Chelsea Community Peace Project that a question had arisen with regards to the room's third-party/public liability insurance which he had asked the TMO to resolve. JM had also asked the TMO to provide guidance with regards to what other requirements the groups using the room needed to adhere to.

7. **Purchases**

A request was presented for the purchase of more paint to complete the redecorating of the clubroom. The request was approved.

8. **Meeting Attended**

There were no meetings attended.

9. **Upcoming Meetings**

JM drew the meeting to the schedule on the back of the agenda and noted the following:

- The next meeting of the Leaseholder Services TMO sub-committee on the 17th of April.
- The agenda setting meeting for the forthcoming Neighbourhood Conference on the 18th of April.
- The Neighbourhood Conference on the 1st of May.

10. **Any Other Business**

There was no other business.

11. **Date of Next Meeting**

The next meeting was scheduled for Tuesday, 15th of May, at 7pm in the WERA Clubroom.

JM would inform members when the date of the meeting with Gordon Perry and Ian Twyford had been agreed.

JM

The meeting then closed

..... Chair