



World's End Residents' Association

16 Blantyre Street
World's End Estate
London SW10 0DS
Tel: (020) 7795 3095
Email: wera@worlds-end.org.uk
Web: www.worlds-end.org.uk

Minutes of the WERA Committee Meeting held on Tuesday, 18th of May 2010 at 7pm in the WERA Clubroom, 16 Blantyre Street

Present:	Margaret Grayling (Chair) Marye Kenton Nigel Palmer Caroline Fairchild John Park	Jules Montero (Secretary) Eryl Humphrey Jones Joanna McDermott Maggie Byrne
In Attendance:	Amie Dascombe (RBK&C TMO) Justine Hart (RBK&C TMO) Cllr. Maighread Simmonds Police Constable Patel	
Apologies:	Robert Taylor Cllr. Mark Daley	Monica Boholst Police Sgt. Tim Otway

	Actions
<p>1. Apologies</p> <p>The above apologies were accepted.</p>	
<p>2. Safer Neighbourhoods</p> <p>PC Patel introduced himself to the meeting and gave an update.</p> <p>PC Patel provided the meeting with details of 4 reported crimes that had taken place on the World's End Estate during the previous month. It was noted that 2 of these crimes were directly related to the Children's Home.</p> <p>PC Patel noted that the Safer Neighbourhoods team had received a significant number of complaints with regards to cyclists crossing Albert Bridge and anti-social behaviour in and around the Riley's pub. Both matters were now in hand.</p> <p>PC Patel noted that the team had seized 2 dangerous dogs during the last couple of months.</p> <p>PC Patel noted that they were in the process of setting up a Ward Panel and that were now looking for volunteers. Meetings of the Ward Panel would take place every 2-3 months. It was agreed that the panel could use the WERA Clubroom when available.</p> <p>Committee Memebrs brought the following issues to PC Patel's attention:</p> <ol style="list-style-type: none">1. A TMO resident living in Millman's Street was regularly and repeatedly bringing a dog to the gardens below Blantyre Tower late in the evening.2. Persons were visiting a flat at the base of Chelsea Reach Tower where unknown items were being handed over the balcony wall.3. People were regularly drinking alcohol on the World's End Piazza. PC Patel noted that the Police were aware and that as the no-drinking zone was in effect, any alcohol being consumed could/would be confiscated.4. An unidentified person with a large dog (a mastiff/bull terrier cross) and which, it was believed,	

had been served with an acceptable behaviour order and was to be reported to the Police if their dog is seen without a lead and/or not on a muzzle was seen visiting their girlfriend on the estate.

5. Whether the Police might be able to carry out late night patrols on the estate to try and discourage recent, possibly criminal activity, in the estate's communal areas. It was noted that Special Constables had previously been used as an additional resource by the Safer Neighbourhoods Team to deal with such problems when PCSOs were not available.
6. That there appeared to be significant cannabis/drug consumption occurring in the estate's stairwells and walkways. Late night Police patrols might help minimise this activity.
7. That children/teenagers were repeatedly gaining access to the roof of the Flashpoint playcentre. It was noted that previous advice had been to call 999. PC Patel noted that whilst this seemed wasteful it was the only way to formally involve the Police.
8. That a number of youths had been spotted "inspecting" a number of bicycles chained to the railings below Blantyre Tower. A question was raised as to whether it was permitted to chain bicycles to the railings.
9. A question was raised with regards recent Police checkpoint/ANPR operations in the area. NP noted that he believed that these caused additional traffic delays as well as a great deal of inconvenience to his employees, who were often stopped for no apparent reason.

PC Patel was thanked for attending and then left the meeting.

3. Minutes of Previous Meeting / Matters Arising

Minutes of Previous Meeting

The minutes of the meeting held on the 20th of April were approved as correct.

Actions from Previous Meeting/Matters Arising

Item 3 – Heating – AD/JH noted that the new tenants pack had updated. In addition a letter would be sent in September/October prior to switching on the communal heating.

TMO

Item 3 – Residents Survey – JH supplied meeting with summary results from survey. The Committee would consider these outside the meeting.

Item 3 – Site Visits – JM had arranged a site visit to both the "pen" and the entrance to Whistler Tower with relevant TMO staff (see below).

Item 3 – Consultation of Whistler Tower entrance improvements – to be carried out when a final decision had been made with regards to the nature and cost of the proposed works.

Item 4 – Additional no dumping signs – Ongoing.

JH

Item 4 – Rubbish dumping by commercial leaseholders – Ongoing.

JH

Item 4 – Illegal structures/sub-lets – Ongoing.

JH

Item 4 – Fire Safety Reports – JH presented the meeting with a summary.

Item 4 – Door Entry System – JM had invited DS to meeting but he had been unable to attend. A further meeting would be arranged.

JM / JH

Item 4 – No Parking Notices – JH had discussed the problem with the Parking Team. It was noted that the signs should reflect the actual parking restrictions in force. It was suggested that new signs be placed at the entrance to Blantyre Street and that the TMO consider removing all other signs.

Item 4 – Abandoned Scooter – this had been removed by someone in a van

JH noted that the DVLA had clamped a number of scooters in the motorcycle bays in Blantyre Street as they were untaxed.

4. Estate Management

AD/JH provided the meeting with the following updates:

Childrens Home

It was noted that regular meetings between the TMO, Police, manager and interested residents were still taking place. JH had received encouraging reports from all concerned indicating that the situation had improved.

Dumped Bath (Whistler Tower)

JH had written a letter to the resident which was awaiting translation.

Use of the "pen"

JH said she would speak to the Youth Club about permitted use of the "pen" outside the Youth Club's working hours.

JH

Charles House

Charles House had been vacated and the teams previously based there moved elsewhere. Most of the teams had gone to the Hub, the Executive team had moved to a new office in Kensington High Street, some team members had moved down to World's End (including Leaseholder Services). AD noted that construction of the extended office in Blantyre Street was expected to start in August pending the submission of a planning application.

Other Matters

The following items were brought to AD's/JH's attention:

1. Works to the "pen" had disturbed a large number of rats (and very possibly a large rat's nest). The rats were causing a significant nuisance to the Salvation Army hall next adjacent to the "pen" and immediate action was required before they made their way on to the estate. JH
2. It was noted that Alexander Passage was in a messy state and a question was asked as to who was responsible for maintaining it. JH explained that she had checked with the Council and that the passage had been demised back to the Council and was now public highway. JH said she would remind the relevant Council department of their duty to keep the area clean. JH
3. Cllr. Simmonds noted that residents from Edith Grove had been dumping rubbish their rubbish in one of the estate's paladin bins located near the Children's Home. JH stated that she had been made aware of the problem and that the bin had now been removed. Cllr. Simmonds noted that the home's paladin bins were often accessible as the gate to the bin store was usually unlocked. It was noted that when these incidents of fly tipping had originally been reported to the TMO that an (unnamed) member of staff had stated quite blithely that it was "okay as long as the rubbish went in the bin".
4. Ongoing issues with a number of fire doors were highlighted; including that on the first floor of Berenger Tower which had previously been reported. TMO
5. A number of outstanding issues had been noted during an estate walkabout, including:
 - That the "hoppa covers" on many of the estate's rubbish chutes were rusting badly. It was noted that these were covered by guarantee and that an inspection/audit should be carried out to ascertain the extent of the problem. TMO
 - That there was a large stain on the surface of Upper Blantyre Walk.
 - That remedial work to the painted floor of the landing on the 7th floor of Berenger (or Blantyre?) Tower was still outstanding.
 - That many of the meter cupboard doors belonging to studio and one-bed flats on the walkways were in a very poor state

AD/JH then left the meeting.

5. **ARB Works**

The meeting were presented with details of two ARB schemes that required approval.

Paving Blantyre Street - A sample paving stone was on display (correct finish, incorrect size). The estimate for the initial works was of £10,000. After some discussion it was agreed that the Committee would make a final decision once an estimate to pave the entire length of the "north" side of Blantyre Street had been received. It was agreed in principle to release additional funds in subsequent years to ensure that the works could be completed,

Whistler Tower Entrance Environmental Improvements - It was noted that plans and estimate costs were expected shortly. JM noted that the RA would need to consult the Tower residents. It was agreed that a final decision would be taken after the estimates had been received and consultation with residents carried out.

6. **Nationwide Storage Planning Application**

The planning application for permanent change of use of the former Blantyre Street car park was discussed. After some discussion it was agreed that the RA would respond to the planning notice recommending a temporary change of use only.

JM

7. **Use of WERA Clubroom**

JM noted that two applications had been received for the use of the WERA Clubroom.

OA – meetings to take place on Wednesday evenings after Debt-Anon. This was agreed.

CAWG – meetings to take place on Thursday morning. This was agreed pending clarification on exact times and the purpose for which the group wished to use the room.

MG and JM would inform the groups/deal with outstanding queries.

MG / JM

8. **Meetings Attended**

There were no meetings attended.

9. **Upcoming Meetings**

On the back of the agenda.

10. **Any Other Business**

Bins in the Piazza – MK suggested that more bins should be installed on the Piazza as the ones present were unable to cope with the volume of litter generated by residents. It was agreed that the suggestion would be passed on to the relevant people at the Council's Highways department (as the Piazza was now public highway).

There was no other business.

11. **Date of Next Meeting**

To be arranged. JM would inform Committee members once a date/time was known.

JM

The meeting then closed

..... Chair