



World's End Residents' Association

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Notes of a Meeting of the WERA Committee held on Tuesday 11th June 2013 at 7pm in the WERA Clubroom, 16 Blantyre Street

Present: John Rendall (Chairman), Patti Fordyce (Secretary), Margaret Grayling (Treasurer), Marye Kenton, Nigel Palmer, . Dean Smith, Joanna McDermott, Caroline Fairchild, Maggie Byrne,

In attendance: Maria Needham, Alex ???, Cllr Maighread Condon-Simmonds.

1. **Safer Neighbourhoods** In the absence of TO, there was no report on this item.

2. **Apologies for absence** Wendy Stephenson, Olivia Hutchinson, Cllr Gerard Hargreaves.

3. **Matters arising**

- **CCTV** It was reported that a post-installation inspection of the new cameras had taken place. Recorders were now located in the Concierge's office and cameras were numbered. It was noted that this now applied across all estates. It was noted that there remained an ongoing need to report all incidents of vandalism and anti-social behaviour, giving as accurate a time-frame as possible. A meeting with the security firm was scheduled for the end of June. Questions were asked in relation to the coverage of Blantyre Street by the new system and whether caretakers and cleaning staff were reporting anything untoward. The possibility was also noted of the lift cameras being covered with paper, resulting in blank screens.
- **Tenants' handbook** This was scheduled to be launched at the tenants' conference in September. Residents' associations would have an opportunity to see and comment on a draft before publication. It was noted that Residents' Engagement would have responsibility for this.
- **Signs** It was noted that new signs, identifying Olivia as the Neighbourhood Officer and Gary and Felix as ESAs, had been placed on notice boards in the lift lobbies. It was noted that the likeness of Felix was not particularly helpful; this would be attended to soon. It was further noted that a list of key people on the estate would also be helpful.
- **Parking update** There was nothing further to report.
- **Hidden homes** The project was proceeding according to plan.
- **Cavity wall insulation** It was reported that JR had formally written to Robert Black about this. It was noted that WEE might be the estate least in need of this.

- **Estate inspection** It was noted that an updated estate inspection schedule would be circulated on WS's return.
- **Alexander Passage barrier gate** It was noted that this had now been repaired. It was further noted that the nursery had been less than diligent in keeping the gate locked.
- **Windows** It was reported by NP that the windows in flats were subject to a 15 year warranty.

4. **Housing Management (MN)**

- It was reported that WS would be off work until the end of June; MN would be responsible for estate services in the interim.
- It was reported that the next ARB meeting would take place on Wednesday, 20th June.
- It was reported that the fire risk assessment had taken place and the Fire Service was in the process of writing its report. Janice Wray would be meeting LFB in the coming week.
- A report had been received of rubbish being dumped next to the fire exit in the Greaves Tower stairwell.
- The question of barbecues on the estate was raised by JM. MN asked to be kept informed of any breach of the prohibition on their use.

5. **Heating (A?)**

- It was reported that, in future, a mechanism for consulting WERA about the continued use of the heating system in unseasonably cold weather would be put in place.
- It was noted that, in the past, WERA used to be consulted before the heating was turned off. It was reported that the freephone number had been inundated during the recent cold weather.
- It was noted that tenancy/leasehold agreements make reference to a 'heating season'; it was noted that this could potentially be challenged at a tribunal. It was agreed that there was a need for compromise on dates/temperature/feedback.
- The intention to consult on guidelines relating to temperature/dates was confirmed.
- It was noted that further investigation of the use/placement of thermostats was needed.

6. **Newsletter (MN)**

- A draft of the proposed newsletter was circulated for comment. It was noted that there was a need for good news.
- It was suggested that mention of the following facilities on the estate would be helpful:
 - Chelsea Youth Club
 - Chelsea Theatre
 - Community Centre
 - Chelsea Muslim Community

7. **Boris bikes (JR)**

- It was reported that JR and PF had met with representatives of the Boris Bike scheme on the piazza. While they were prepared to take back a request for a reduction in the number of bikes, they were quite unprepared to consider any

other location for the docking station. When questioned about the lack of consultation, they claimed that TfL only had a duty to consult the local authority; they insisted that neither the MP nor any of the three ward councillors had raised any objection at the initial consultation stage.

- Following objections from MC-S, it was agreed that WERA should demand that TfL substantiate the latter allegation or withdraw it.

8. Richard's leaving present

- It had been discovered that Richard was retiring to Frinton on Sea and that he and his wife were keen gardeners.
- NP had ascertained the name of a garden centre near their new home, and it was agreed that gardening vouchers would be a suitable leaving present.
- It was agreed that WERA would contribute £100 and that anyone who wished to contribute as an individual could top this up.

9. Meetings attended

- MG had attended a meeting in Chelsea Theatre re. the City Living grant; a proposal for an art project had been put forward and it was suggested that a grant of £2900 could be applied for for this purpose.
- It was intended that an exhibition promoting young people would include five local artists from the estate; this was being co-ordinated by Michelle from the Community Centre.
- A letter would be circulated to the estate to find artists.
- JR reported on a scheme to cover the pillar in the piazza with a mosaic to be designed by children from the primary school.
- It was noted that little was known about the progress of decisions regarding the use of the Big Lottery grant.

10. Councillors' report (MC-S)

- MC-S had met the manager and housing officer of Notting Hill Housing regarding scheme that had been proposed for the installation of a bicycle rack in Omega passage; MC-S assured the meeting that planning permission would not be granted for such a proposal.
- It was reported that NHH had cancelled the third weekly rubbish collection from Omega House; this would account for the rubbish continually overspilling from the bins.
- It was possible that the church cupboards had been leased to NHH.
- It was reported that an audit of the number of knife bins across the borough had been undertaken; all of these bins were due to be removed.
- It was reported that the lights had been on in the piazza all day because of a fault due to water ingress.
- It was noted that stonework on the ellipse is in need of mending.
- It was noted that there is a dead tree on the piazza.
- It was noted that the street lights in Alexander Passage were to be repaired and the drain cleared.

11. Date of next meeting Tuesday, 16th July at 7 pm.