

Haringey Leaseholders' Association Committee Meeting
Held on Thursday 16 April 2009 at 57 Yarmouth Crescent, N17

In Attendance

Committee

Sue Brown (Chair) SBr
Russell Chater (Secretary/minutes) RC
Nick Martin Clark (Committee member) NMC
Rita Batzias (Committee member) RB
Anne Crellin (Committee member) AC
Piers Johnson (Committee member) PI

Leaseholders

Alina Breckova AB

The meeting was opened by Sue Brown at 19:30

1. Apologies
From: Emekah Ekeowa (Vice Chair), XXXX (Treasurer), Catrina Zahoor (Membership Secretary), Delsie Grandson, John Dolan
2. Previous Minutes
Minutes of the Committee meeting held on the 24 February 2009 were agreed as an accurate record pending the addition of Anne Crellin to the Apologies.
3. Matters Arising from Meeting held on 9 January 2009
 - a. (3a) SBr is still to request a chequebook and locate Rupert Marsh's resignation letter to pass to the bank. AB is to help chase Rupert as she lives in the same block as him.
Action: SBr/AB
 - b. (3b) PJ reported that he had received an email from the Chairman of FLAG (Ferry Lane Action Group). There was some discussion about how best the HLA could be seen to be affiliated with FLAG. A leaseholder sub group attached to FLAG was mooted. It was noted that the HLA can give money to affiliated groups should the need arise. In the first instance, it was noted that the HLA Membership Secretary needs to provide PJ with the names and addresses of Ferry Lane leaseholders in order for initial contact to commence.
Action: PI/CZ
 - c. (4c) During the meeting, SBr was able to get the application for the Umbrella Organisation Recognition and Funding department signed by all the relevant parties. This can now be sent off. Action: SBr
 - d. (4d) Regarding seeking quotes/guidance for leaseholders on installing their own windows etc: it was noted that this was the kind of task where the HLA would really benefit from having an office/part time member of staff. In the meantime, however, all leaseholders are to continue researching companies. AB is to scan in the information pack she has already received outlining the councils windows guidelines. AB is to then email it to NMC who will ensure that it is put on the HLA website. It was noted, however, that HLA should not be seen to be recommending any particular window companies, due to potential legal repercussions. It was felt that an open forum on the website where leaseholders in general could discuss window companies might be the best way to share findings.
Action: AB/NMC/SBu

- e. (3f) SBr reported that she had yet to start creating a formal log recording the queries received. Such details will then be forwarded to Catrina Zahoor. Action: SBr
- f. (3j) It was noted that the Decent Homes Programme list indicating the order of works was now available on the Homes for Haringey website.
- g. (4a) SBr reported that she had written to HfH regarding being credited as 'Chair of HLA' on the minutes of the meeting on 31 January 2009. She had yet to receive a response.
- h. (5) The Treasurer was not present to report on the current financial situation.
- i. (6) The Membership Secretary was not present to report on current membership matters.

4. Correspondence

- a. NMC reported that he had received an email from David Sherrington suggesting he phone Councillor John Bevan regarding digital aerials. There was some discussion amongst how best to respond. It was ultimately agreed that NMC should reply to David Sherrington's email saying that he would be happy to discuss issues around digital aerials through the formal channels - perhaps inviting Councillor Bevan to the next leasehold panel meeting. It was generally noted that NMC should proceed carefully and that communication should be kept formal and in writing - with NMC re-iterating his role simply as Chair of the leasehold panel meetings.
- b. RC tabled 2 emails that he had received. The first was from Ms Taylor-Nottingham regarding a formal complaint about work/payments towards the roof of Tivendale Brock, NS. Ms Taylor-Nottingham was asking whether she could be given the names of the leaseholders unknown to her. RC is to forward the email to the Membership Secretary. Action: RC/CZ
- c. The second email was from a Dave Rayns from Haringey Solidarity Group. He had asked if the HLA knew which area of Haringey was most susceptible to repossessions, and also if the HLA knew of any leaseholders facing repossession proceedings. It was noted, however, that Mr Rayns had since sent an email saying that he was now consulting with a solicitor in the first instance, and that he would contact us at a later date if appropriate, so no liaison/action was necessary at this point.
- d. It was noted that as the Decent Homes programme kicked in there would likely be a substantial increase in such correspondence, and again the need for a designated office/administrator was highlighted.

5. Finances

- a. The Treasurer was not present to report on finances, and so it was agreed that this Item could be discussed at the next meeting. It was noted, however, that no real issues had been raised.
- b. NMC reported that the matter of leaseholders having to opt out as opposed to opting in to paying a subscription to the HLA was still being looked in to. AC raised the point, however, that the council might charge a large admin fee for setting this up.
- c. NMC raised the possibility of not working with HfH in the future if the HLA does not receive decent funding. After much discussion, it was felt that HLA should perhaps put forward a professional business case outlining the pro's and con's of HfH putting a levy on services charges for an HLA subscription. SBr is to locate a template. a report on the HLA partnership with HfH to date could also be included. It was acknowledged that HfH

would be reluctant to be seen not to be working with HLA, as it might affect their funding. Action: NMC/SBr

- d. Although unlikely, AB mentioned the possibility of securing funding from the European Union. AB will investigate this. Action: AB

6. Membership Matters

The Membership Secretary was not present to report on membership matters, and so it was agreed that this Item could be discussed at the next meeting. It was noted, however, that no real issues had been raised. Action: CZ to report at next meeting

7. General Meeting debriefing

It was felt that the meeting on 6 March 2009 had generally gone well and those who had spent time on the phone contacting leaseholders alerting them to the meeting were thanked.

8. Digital aerials and other matters arising - what next?

The possibility of leaseholders demonstrating in response to extortionate digital aerial charges was discussed. Anne Crellin said that she would liaise with Anton over the best date to stage a demonstration and whether it would be productive. It was felt that leaseholders should also lobby their councillors and try and inundate them with complaints. The possibility of setting up an online petition was also discussed, with all leaseholders being emailed and encouraged to sign. Anne Crellin said that she would also investigate this, liaising with XXXX and/or CZ for email lists of leaseholders. Action: AC/XXXX/CZ

9. Website

It was noted that the website was now up and running. The link is:
www.haringeyleaseholders.co.uk

10. Outreach and Action Plan

- a. It was agreed that this could be discussed at the next meeting, although SBr is to contact SBU about the possibility of him organising more Turkish events. Action: SBr/SBU
- b. Those present were informed about the Stall for Independence Day event on 30 May from 12-6pm. It was noted that if the HLA decided to have a stall, HLA members would be needed to help man the stall. HLA members are to contact SBr if they are interested. Action: SBr/all HLA members

11. London Leaseholders' Network Report Back

It was agreed that this could be discussed at the next meeting.

12. Any Other Business

- a. NMC announced that he would like to step down as Chair of the Leasehold Panel due to family commitments. It was felt that Charles Connolly might be a good replacement and NMC is to approach him to see if he is willing to take up the position. Action: NMC
- b. SBr is to find out about the councils undercharging for communal lighting and report back at a future meeting. Action: SBr
- c. Anne Crellin reported that she had heard that if a leaseholder receives a bill for £5000 or more, the council will automatically put a legal charge against the property concerned - which will then cost £200 plus to remove! It was reported that the council are looking to

do this even if leaseholders pay all their bills on time. This information is to be investigated further by Anne. Action: AC

- d. AB is to forward information regarding getting insurance for HLA as it may prove beneficial. AB also mentioned that independent leaseholders may want to check possible benefits that their individual contents insurance might offer. Action: AB
- e. PJ reported that he had been liaising with a HfH employee named Ruth who is involved with an 11 week consultation process looking into streamlining processes relating to the reporting, recording and actioning of repairs. PJ reported that Ruth would be at the next Leasehold Panel meeting on 20 April 2009 where she would be asking leaseholders for areas they are particularly concerned about and any ideas they might have. PJ reported that he had got involved as they were seeking a volunteer leaseholder to be part of the consultation process.

13. Date of Future Meetings

PJ kindly agreed to again host the next meeting at his flat. The meeting will take place on Monday 18 May 2009, 7pm at 57 Yarmouth Crescent, N17.

Meeting concluded at 10pm