

## **Haringey Leaseholders' Association Committee Meeting**

### **Meeting held on Thursday 19 April 2018 at Wood Green Social Club, N22**

In attendance

#### **Committee:**

Nick Martin-Clark, Chair (NMC)  
Sue Brown, Secretary (SB)  
Michael Blasebalk, Vice Chair (MB)

Margaret Clapson, Treasurer (MC)  
Peter Gilbert, Committee Member (PG)  
Derek Martin, Committee Member (DM)  
Kevin Mann, Committee Member (KM)

The meeting was opened at 7:10pm

#### **Welcome and Introductions**

Everyone knew each other.

#### **Apologies**

Clare sent her apologies.

#### **Minutes of the meeting held on 24 February 2018**

NMC checked that we had contact details for Salvatore. Minutes agreed.

#### **Matters arising not on the agenda**

MB asked about RSP. NMC gave update on recent correspondence. The RSP had refused to speak to us directly so the HLA had asked Mr Dalvi to handle matters and said that if he didn't we would need to go back to the Information Commissioner. No response had been received. NMC would chase. The Information Commissioner had given a three month deadline.

HLA were asking to see the full report done by the RSP in to the HLA so that we can refute all the mistakes in it. HfH said it was not held by them but by the RSP. But the Information Commissioner disagreed on that point.

MB said it was important that the Information Commissioner understood that HfH were dragging their feet. SB, MC, PG, MB, DM and KM asked to be copied in.

MB asked about the HDV. Had it gone with Kober's resignation? DM said Kober had appeared on television with Barbara Blake. SB asked if her quote saying she had been bullied (in response to Kober having complained about bullying) had been passed to a newspaper. NMC said it had been given to Damian Tissier. The regeneration programme associated with the HDV had been put on hold. PG said it was important to see whether or not the new Councillors would get elected and then stick to their manifesto.

SB asked if there was anything about the ALMO in the Labour manifesto. NMC said there wasn't. MB suggested talking to some of the new Councillors after the election. NMC agreed and said that this was part of the reason for challenging the management agreement.

#### **Treasurer's report**

MC had received a letter from the bank. NMC asked if that meant the HLA would have to start paying charges. MC said she could check. NMC said it looked like it was a ring-fencing operation to comply with regulations in which case nothing should really change.

MC said PO Box needed renewing. Agreed to renew for 6 months and look at option of picking up mail in person.

MC said there was 1,558.05 in the account.

## **GM arrangements**

Dalvi said HLA couldn't have the Civic Centre because it wasn't a HfH building. But it had never been an HfH building and we had often met there. SB said that HfH had paid in the past and were now refusing. MC said the price quoted for an external booking was 75 per hour and there might be extra staff costs as well.

MB felt Social Club was now home. Commerce Rd was no good. Nobody had heard of it. NMC said we should carry on pushing for the Civic partly because of the cost as room hire did add up. NMC said he had approached the Council but they had not got back in touch before a decision had to be taken.

MB asked for the reason the GM was being held. NMC said this was a constitutional requirement and a good discipline. Reaching out to people was a key function of the HLA. NMC congratulated MC on having got fliers printed up. KM said he would help MC with distribution. NMC said he would give MC the lists for the Wood Green area. The DB was helpful for door-knocking although it was now out of date.

KM said the DB was a priority. MB suggested asking for just leaseholder addresses. NMC said that would then need to be reconciled with DB. MB asked if NMC could dig out the addresses that had previously been given. NMC said he would provide that to MB.

PG said we need to check how the European changes coming into force on May 25<sup>th</sup> would affect us. NMC said he would have a more in-depth look at it. He thought it was mainly about information that crosses international borders.

## **Response to Dalvi letter about the Leasehold Panel**

NMC outlined the previous role of the Leasehold Panel for KM, MC and DM. MB explained what had happened at the last meeting. The meeting expressed indignation at the failure to elect the Leasehold Panel Chair.

PG quoted from Dalvi's letter of 6.4.18 saying that HLA should go to HQN workshops on 10<sup>th</sup> May to express views. Also that on 24<sup>th</sup> May there would be a Leasehold Panel meeting to discuss this feedback. NMC said obtaining a meeting of the LP as part of the consultation had been an achievement. HLA had made the point that presenting the feedback to a forum would prejudice the issue.

NMC proposed writing back to Dalvi to say that a meeting of the LP needed to follow the procedures of the LP in regard to minutes and the election of a Chair. This was agreed.

The committee criticised the failure to mention the LP in the latest HfH newsletter. MB asked how the meeting was going to be advertised.

## **Report and update on the management agreement**

No legal case had been officially started against the regulator. At present LBH doesn't have a legally valid management agreement to cover the ca. 40m pa that it gives to HfH. The old one ran out on 31.3.16 and the regulator hadn't yet approved a new one.

Regulator didn't sign off in 2016 initially because of some questions about Decent Homes. Then because the HLA and tenants complained. As a result the consultation was re-run in November 2017. The HLA and the tenants have contacted the regulator to complain about that second consultation. Paul Burnham has agreed to join the HLA in taking legal action against the regulator if necessary. There has been a lot of legal correspondence and this has led to further delay in the approval beyond 31.3.18 which was the maximum that had been argued for by HfH / LBH at the previous JR where the management agreement had also been an issue.

MB asked if something factual could be sent to the newly-elected Councillors covering all the issues apart from contempt issue as this was still in the pipe-line. The LP issue was undeniable.

## **Upcoming TPAS consultation**

In fact this was a reference to the HQN consultation covered above.

### **Proposed LTQA on estate roads**

NMC suggested that this be deferred to another time. DM said this was important to Edgecot Grove as Yvonne Denny had got in touch with the Bridge NDC and got a football-cage built. The funding came from the Bridge NDC but leaseholders got section 20s. Anne Goodhew paid hers but DM didn't. As a result it was now impossible to drive through Edgecot Grove. Edgecot Grove was narrow and three-point turns were difficult. There were now not enough car spaces for the flats, even for the disabled.

HLA had until end of April to put in a submission. NMC said he would draft something. KM, DM, MC wanted to be included. SB said she had been contacted by a leaseholder in regard to this. NMC said main concern was which roads belonged to estates and which to the Council.

### **Update on legal action – contempt of court**

#### **AOB**

The website had been updated.

The meeting was closed at 10:05 pm. Nodate was set for the next meeting.