

Haringey Leaseholders' Association Committee Meeting

Meeting held on Sunday 28 January 2018 at Wood Green Social Club, N22

In attendance

Committee:

Nick Martin-Clark, Chair (NMC)

Sue Brown, Secretary (SB)

Margaret Clapson, Treasurer (MC)

John Nolan, Committee Member (JN)

Tina Buckingham, Committee Member (TB)

Kevin Mann, Committee Member (KM)

Derek Martin, Committee Member (DM)

Peter Gilbert, Committee Member (PG)

The meeting was opened at 1:15pm

Welcome and Introductions

Introductions were not necessary.

Apologies

Lloyd, Clare, Michael, Susan sent apologies

Minutes of meeting held on 26 November 2017

Date to be corrected on minutes. Otherwise agreed.

Matter arising not on the agenda

Agreed to take points in agenda.

Treasurer's report

MC had last bank statement. SB to bring more direct debits. MC concerned that she hadn't yet had January bank statement. MC to go to bank for signatures. £962.50 in the bank. More DDs to go in. 13 DDs had come in this month. £1.63 paid to Royal Mail by MC. £20 for room booking. This had gone up. SB told MC that the POBox cost comes in in April. £35 given in cash for Adventure Playground booking. Paid out of £40 cash float. MC has written it down in cash book. NMC said there might be some grant money. HFH were paying from date of application which was 14.12.17.

Report on N'land Park workshop

Susan not there to give report. SB gave report. DM had also been there. On Shirley Perlman and two others had turned up. They had been pleased. There was a general discussion. They want another meeting but needs to be more organised and done in advance. KM said church was better venue. SB said there had been a last-minute panic over the venue as RA building had been denied us. KM said it being dark was a problem. SB venue felt insecure because a lot of youths. NMC said we should follow up with the 3 people. NMC said committee support had been good. It had been the first time.

KM was in favour of doing another one. KM was trying to obtain contact details of RAs from the Council.

DM proposed Edgecot Grove Community Centre as a venue. SB Yvonne could be a problem. DM said he could talk to her. DM also mentioned Anne Goodhew.

NMC said it was time for the next GM. NMC wanted to talk to Dalvi about sending out notices in Feb. NMC suggested having GM at Edgecot Grove. SB said venue was hard to find. NMC said ok to put Edgecot Grove on hold. Maybe do workshop for Wood Green area at the same time as the GM.

SB pointed out that AGMs usually happen in spring. But last one was only in September. NMC asked PG about constitutional position over holding AGMs within a year. No minimum just maximum of 15 months. NMC suggested waiting until next year to see if a stable pattern emerged with HFH.

[Tina Buckingham arrived at 1:50 and was introduced to everyone.]

Agreed to combine GM in April / May with a workshop either in Civic or Social Club. Come back to Edgocot Grove idea later in the year.

Response to Dalvi letter

Met Dalvi following Board decision to re-recognise. NMC present by phone, SB, LG and Grace went in person. This letter written by Dalvi to sum up what happened. HLA had given interim response to welcome the letter as far as it went. The HLA had put in recognition application, given a summary of FOI issues, given view on changing recognition criteria and asked Chris Liffen about the RSP. But HFH hadn't yet given an official response to this letter.

Four areas of RSP, FOI, Leasehold Panel, recognition. HFH haven't done much. PG, MC said in diary to go on 20th Feb at Station Rd.

Recognition of email from Kevin Young gives us some money. Huge victory for HLA. Had to go to court to stop removal and then we won the consultation even though it hadn't been done very well. The ATR could also reinstate themselves. HLA had been in liaison with ATR. Gail had tried to speak at Board meeting. Still needed to ask about meeting venues and piggy-backing. Will be raising this point with Dalvi. Station Rd was not a public building so could not be used. NMC also had a concern that it should be the Board that took recognition decision. A question had been put to the Board about this. HLA had only ever asked HFH to follow its own rules. MC said it was important to see what was going to happen to the new forms that might exclude us. MC and SB discussed attendance at consultation meetings. Funding position was odd but discretionary anyway.

Revised criteria were proposed for the upcoming Board meeting mentioning 'good faith' These were contrary to our challenge function just as the previous proposed changes had been. MC asked how anyone could make a complaint if HFH could never be seen in a bad light. HLA could not 'bring HFH into disrepute' because HLA did not represent HFH. There had been no consultation. HFH had just had time to put in a question to the Board. That was not the same. MC said she might be able to attend.

NMC made point that nobody was ever consulted on a 'Customer Involvement Strategy' but on a 'Resident Engagement Strategy' JN said that was diminishing resident rights. NMC said residents couldn't take their custom anywhere else. That was why agreements were needed. KM asked if any TMOs had been set up. TB said it was difficult.

JN said there was no point in LP if there was no resident Chair. LP was not being reinstated despite what had been said. The Leasehold Forum did not have a resident Chair. This was the issue that the LP had collapsed over. This was another example of HFH not sticking by their own rules. DM said Anne Goodhew was virtually an HFH employee anyway. HFH were not allowing genuine consultation to take place. SB said that some officers could run panels very well. NMC said the problem was the hot potato of removing the RIA. KM asked what the Council had said. NMC said nothing much. KM said we should press the Council. NMC said the issue had been raised as part of the Management Agreement discussion. HFH shouldn't have another ten years if they behave like that.

NMC said that database issue should also be raised as HFH had given database to HLCG who don't respect their constitution.

On FOI NMC said nothing had happened. The only thing that had happened was that we were told the cost of the brief fee - £20,000. NMC said HFH hadn't written to every leaseholder and weren't answering about this.

TB said she would help with the website. TB mentioned the Leaseholder Knowledge Partnership and said that it would be helpful to be in touch with them.

Nothing had happened on RSP either.

TB said the big changes in candidates for the next Council elections due to the HDV issue meant there might be an opening for the HLA. Potentially the HLA would get a hearing from new Councillors.

Report and update on Management Agreement

Report on HQN meeting

SB gave a report. Peter Mair sent a letter asking for only one representative to go. So SB and PG both went but PG was there as an individual. Notice had been short and notice of the time was very short. When people asked what it was about they were told that this was unknown. It turned out it was someone from the HQN following up a report it had made two years before. But nobody had seen a copy of the report or the improvement plan so it was not easy to comment. 11 leaseholders were there. Nobody knew the improvement plan existed. Some of the attendees were very interesting and articulate. As always repairs was an issue. HFH told lies. HFH did not come out well. HQN will produce a report in two weeks. SB has since looked at the original report. Not clear how people were chosen.

A negative report would show that the consultation claim that HFH had been improving over the last five years would be wrong.

Looking ahead to TPAS and local conversation consultations

SB said there was a whole series of workshops lined up. SB said she would go to as many as possible. SB would explain to others when they were and what to do. TB said we should use the meetings to recruit people and have a leaflet to hand out. TB said we should ask for email addresses.

Update on legal action

AOB

There being no other business the meeting closed at 4pm.