

**COMMITTEE MEETING ON 15TH JULY 2020
IN THE ORNAMENTAL GARDEN**

Present: Grace (Chair), Grazyna, Isobel, Jane, Josh, Judith, Lana, Lisa, Sabrina, Sarah Gillam, Stefi, Yvonne, Roger (Co-Secretary).

Apologies: Alison, David, Hertha, Jess, Lorna.

Minutes of the Meeting of 17th June were approved.

Fire Safety

Grace outlined the meeting with Camden held on 30/06/2020. London Fire Brigade's Notice of Deficiency requires roof access to be locked to residents. Camden suggests putting Automatic Opening Vents (AOVs) to the roofs; these open in the event of a fire to expel smoke. They will also give access to Camden workers to the roof. Grace emphasised that nothing will be done until residents have been consulted.

Several members said that it is vital residents should have some way to access the roof in the event of an emergency, such as flooding, as Camden's response time is so slow. However, John Brett (JB) had been opposed to this at the meeting on 30/06.

In response to members' concerns and suggestions, Grace will contact JB to organise another meeting open to all Committee Members to consider:

1. *AOVs - manual opening options as fail-safe to automatic system?*
2. *Maintenance access to roofs for residents; keys, keypads with code?*
3. *Locking of electric meter boxes in communal areas; provision of keys?*
4. *Automatic closing of front doors to blocks in event of power cut and fire?*
5. *Request to Council to send a letter to all residents about objects in corridors, explaining why it is unsafe.*

Other Fire Safety works - doors and alarms - will be going ahead soon. Camden will send out a brief leaflet to all residents.

Crafternoon

Sarah Gillam introduced her idea of Crafternoon: people interested in all types of craft meeting informally in the garden behind Makepeace on Tuesdays, 2-4pm, to pursue their interests together. This is not a class and participants must bring their own materials; it is more of a social event. There will be no charge or booking - just turn up. Children must be accompanied by responsible adults. It will start Tuesday 21st July.

Grace will inform the email list about it and Sarah will make a poster for all blocks.

BINS

There have been two instances in the last two weeks when Veolia said their access to the bins on Makepeace was blocked by parked cars, resulting in the bins overflowing with rubbish. There were many complaints from residents, especially in Makepeace 1-16. Debbie Marno, Estate Supervisor, was informed by ourselves and Barbara Wheatley of HLE and Veolia did subsequently clear the rubbish - next day in one case, two days later in the other.

This emphasises the need to expedite the construction of the Bin Shed at this location. Barbara Wheatley, Yvonne and ourselves emailed Chris Slater urgently, with photos, but received no reply. Previously he has told us the proposed shed is held up in Planning.

We need to know:

- The reference number of the planning application
- Why it is taking so long
- What can be done to speed up the process.

Yvonne will ring CS. Roger will email CS requesting the above information as a matter of urgency. If it is not forthcoming, we will make a formal complaint and involve our Councillors.

Pond

The pond will be repaired at the end of August.

Lana will talk to Ricky; if he cannot find the time, she has a contractor who will do it.

The Saturday before work, a call will be put out for volunteers to help empty the pond and store the plants.

AGM: 23rd September

Due to Covid-19, Camden has extended the time TRAs have to hold an AGM to one year from the previous one (instead of three months). However, Camden are proposing to hold their Fire Safety Consultations late September, including the contentious issue of roof access. We do need, therefore, to call a general meeting of residents around that time.

Government emergency regulations forbid meetings of more than 30 people, whether outside or in. They also require a formal risk assessment to be carried out before any assembly. So, while these regulations are in place, the only option is an Online meeting.

We will consider how best to proceed towards the end of August but probably we will need to:

- *Send an email or letter to residents outlining the situation with roof access*
- *Ask residents to send us questions to be addressed at the Online Meeting*
- *Appoint a competent Host/Manager for the Online Meeting.*

Grace will make a poster. We need to allow two weeks notice.

Grace said she will be standing down as Chair at the AGM (Shannon has already resigned as Co-Chair on 6th July 2019). Roger has expressed willingness to stand as Chair but is happy to remain as Secretary if someone else wants to be Chair.

It is hoped that some of the many Volunteers who came forward to help with Covid-19 might be willing to join the Committee.

Gardening

- **Weeds:** Roger has phoned and sent an email to Jevaughn Bailey, (Ground Maintenance Officer), suggesting Camden use its budget for weeds (which it no longer spends on Glyphosate) on heat weeding. If it is not able to do this itself it should outsource, maybe to idverde. *Roger will chase this up.*
- **Hedges:** there are complaints that the hedges encroach on paths and make social distancing difficult. Emma says this could be looked at in the autumn but there is a limit to how much you can cut hedges back without destroying them.
- **Stand-pipes:** Emma needs more stand-pipes, especially in the garden between Makepeace and Oakeshott. *Roger will investigate having a stand-pipe installed along with the pond repair as there must be a water supply there. Josh will investigate stand-pipe locations around the Estate.*
- **Street-lights:** two lights are out by the path at the top of the garden between Makepeace and Oakeshott. *Roger will inform Camden Repairs.*
- **Allotments:** the vegetable patches behind HLM have been revived and are in use but there is potential for more and unmet demand. Next year, they could be extended and divided up more.

Bikes

Four cycle hoop hangars are to be installed on Swains Lane in the autumn, for 24 bikes. *Roger will email residents with information on how to reserve places with Camden; the cost is currently £36 pa.*

There is much more demand for secure cycle storage on the estate. *Roger will investigate Camden installing cycle hoop hangars on the Estate itself.*

Next Meeting

Members will be informed if we need to hold a meeting in August before the AGM on 23rd September.