

**EastendHomes
GLAMIS ESTATE MANAGEMENT BOARD
Notes of Meeting
Wednesday 7th March 2012 at 6.30
Glamis Hall Cable Street**

PRESENT

Estate Management Board

John Wright (Chair)
Desmond Ellerbeck
Ahad Miah
Ted Weedon
Ann Brooks
Mary Walsh
Maria Pennycuick

In Attendance

Anne Wiltshire– EastendHomes
Steve Russell – EastendHomes
Peter Griffiths – EastendHomes
Julia Ingall - Minutes

Observers x 2

ACTION

1. Apologies

Steven Inkpen

1.1 Peter Griffiths to contact Darren Meale about his lack of attendance.

PG

1.2 Members agreed to co-opt Maria Pennycuick to EMB.

2. Notes of Meeting Held 1st February 2012

2.1 Mary Walsh to be added to attendees.

2.2 The Chair raised the issue of observers not being named in the minutes, Julia Ingall pointed out that despite numerous requests to do so observers often failed to give their names when speaking.

2.3 4.7 to read ...as there would be a narrow pathway.

2.4 6.2 to read... about EEHLFA; there were some negative comments from two members about leaseholders which he responded to. Estate regeneration....

With these amendments the minutes were agreed.

3. Action Points and Matters Arising

3.1 3.1 - agenda - completed.

3.2 4.1 - window – to be resolved by Steve Russell and Ahad Miah

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| 3.3 | 4.2 window – completed | |
| 3.4 | 4.3 – financial summary – distributed at previous meeting | |
| 3.5 | 4.4 – minutes of planners meeting – still not been made available, carry forward. | SR |
| 3.6 | 4.6 – regeneration sub group – completed. | |
| 3.7 | 4.7 – S106 money – Steven Inkpen contacted Cllr Choudhury and planners, carry forward. | SI |
| 3.8 | 4.8 – cabling – carry forward. | SI |
| 3.9 | 4.9 – women’s group – meetings held. | |

John Wright said it was a mystery where the women’s group had appeared from as in the past GRA and EMB had tried to encourage such groups; he felt that EastendHomes were behind this group. John said arrangements had worked well for two weeks then he felt it had been left to him to open hall etc and he had pulled out. John said the GRA were annoyed that pensioners afternoon group were given no assistance from EastendHomes but then a new group appeared and were ‘given the world’. Peter Griffiths said the group was going well with eight women attending the last meeting. Desmond Ellerbeck said that Peter Griffiths now had a set of keys to the hall, he wanted the rules reiterated such as no under 18s as the hall was not covered for children being present and there should be no exceptions to this rule even in unforeseen circumstances. Maria Pennycuick asked what financial assistance EastendHomes had given the group, Peter explained that a few games and tea & coffee had been bought; he said the idea was to kick start the group then pull away which would be done in the next few weeks.

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| 3.10 | 6.6 – elections – board agreed to hold elections in May 2012 then those elected would stand for 3 years. | |
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Peter Griffiths explained the elections process, nomination forms would be circulated and returned to an agreed point where they would be placed in a ballot box, they would then be opened and checked. If fewer nominations (or the same number) as the number of board places (18) no election would be held, if there were more nominations a meeting would be held and voting take place by show of hands. Eligibility rules applied as per the constitution GMB had agreed to.

Agreed to hold AGM on Wednesday 16th May with nominations closing on 2nd May, all those nominated must attend the AGM. Peter Griffiths to draft papers for next meeting.

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| 3.11 | 6.7 – Olympic planning report – on agenda. | PG |
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4. Olympic Planning Arrangements

4.1 John Wright expressed concern about leaseholders that could be at risk. Anne Wiltshire explained that profiles were not held on all leaseholders.

4.2 John Wright felt the report covered all aspects and was excellent.

5. Regeneration Sub-Group Report Back

5.1 John Wright reported that residents had felt it was a good meeting but were embarrassed by EastendHomes inviting Telfords and that this was inappropriate and premature. Steve Russell explained that Telfords had been involved with EastendHomes for some time and had housing grant available for the provision of affordable housing and it was felt that the meeting was a good opportunity to introduce them. John said it was a sales pitch for Telfords and some residents were not happy with them.

5.2 John Wright said it was looking as though during the period GMB was not recognised EastendHomes had 'bulked out' the regeneration proposal and residents wanted to know numbers and sizes of properties in each location as well as expected profit from new build and regeneration costings. Steve Russell offered to distribute original costings of Phase 3 to the meeting but said he did not want them. Steve said that designs were not finalised and could still be changed but at this stage on King David Lane for example there would be 9 properties for sale and 25 flats for social rent and 66 flats for sale at Gordon House with 9 flats all for social rent, at Juniper Street.

5.3 Board asked for bedroom breakdowns and locations for all properties to be provided at next regeneration sub-group meeting, agenda items to be given to Steve.

All GMB

5.4 Desmond Ellerbeck asked about recharges and how costs would be split; Steve Russell said that once financial training had been given a leasehold officer could attend a regeneration sub-group meeting.

5.5 John Wright raised the issue of email correspondence that had been passed on by Jan Anstey Hayes and he felt it treated residents as being stupid; EastendHomes were using the propaganda of new build as providing affordable homes when they were making a profit. Peter Griffiths said that financial training would give members a better understanding of such issues, a date for this was provisionally agreed as Wednesday 21st March 7 pm – 9 pm for all GMB plus Jan Anstey Hayes only.

**All
GMB/PG**

5.6 Next Regeneration sub-group meeting Wednesday 28th March.

All GMB

6. Any Other Business

6.1 Steve Russell distributed information on digital TV switchover roadshow.

6.2 Desmond Ellerbeck reminded all of St Georges Day celebrations in the hall on 28th April.

6.3 Agreed that future meeting should start at 7 00 pm prompt and finish by 9.00 pm.

7. Date of Next Meeting

Wednesday 4th April 2012 at 7.00 pm

Minutes agreed

Signed Name Position

Signed Name Position