



## ACTION POINTS ARISING FROM DECEMBER 2022 DMC MEETING

HOLBORN DMC ACTIONS – 6th DECEMBER 2022			
<b>1.</b>	<b>Registration of Tenant and Resident Associations and Co-Option of Representatives</b>		
	Red Lion Square RA renamed Red Lion RA.	<b>Hugh Boatswain</b> Senior Tenant Participation Officer	The association's name has been edited as requested.
<b>6.</b>	<b>Minutes</b>		
	Officers to attend a Brunswick TRA meeting to discuss the issue of a headlease drawing to an end and the impact on tenants.	<b>Dermott Mullan</b> Landlord Services Manager	Dermott met with Brunswick TRA rep on 6 <sup>th</sup> January 2023
	Officers to discuss measures to prevent residents piling up rubbish with the Brunswick TRA representative.	<b>Dermott Mullan</b> Landlord Services Manager  <b>Dilip Shah</b> Principal Caretaking Manager	<p>The refuse chutes are checked and cleared daily by the caretakers. However, it is recognised that the actual facilities themselves, due to their design and limitations in space, incur regular blockages that caretakers will attempt to clear in the first instance or if necessary, an order raised for our contractor to clear. This often means a chute cannot be used for several hours adding to ad hoc disposal of refuse elsewhere. Incorrect disposal of refuse in particular plastic boxes and cartons, contributes to the blocking of the chutes.</p> <p>There is a subsequent problem via the inappropriate disposal of rubbish bags and other items just left</p>

			<p>within existing refuse facilities/rooms or elsewhere on site. This contributes to the fly tipping issues impacting upon both residents and staff spending excessive time in its removal.</p> <p>Remedies to address these issues are currently being considered by Dilip Shah who in the first instance will be arranging a meeting with the TRA, environmental officer and Neighbourhood Manager. It should be noted however, that as Camden does not own the building, any potential physical changes to the chutes and other facilities, will therefore need to be addressed via the freeholders of the building whilst recognising that it is also a Grade 2 Listed Building.</p>
	Officers to investigate and report back on whether Bourne Estate was prioritised for CCTV installation.	<p><b>Dermott Mullan</b> Landlord Services Manager</p> <p><b>Graeme Dyson</b> Head of Security</p>	Bourne Estate is in the program of works for new CCTV, a site visit has been carried out and the technical plans drawn up. Bourne Estate requires the southern ring of transmitters to be working to connect to, until that is completed there is nothing for the CCTV cameras to be linked with. Current estimate is that the southern ring will be completed in February and work can start installing cameras in the southern part of the borough soon after.
<b>7.</b>	<b>Action Points Update</b>		
	An update on Spring Cleaning at the Brunswick Estate would be requested.	<p><b>Susanne Afra</b> Head of Capital Works</p>	James Lebens the Spring Clean programme lead provided an update to Ros Perrot. The programme is due to commence in late Jan / early Feb and Brunswick will be included in the early phase of this programme.

	The Trentishoe TRA representative would be advised whether Trentishoe Mansions was included in the Spring Cleaning programme.		Trentishoe Mansions is not included in the programme.
	Officers to investigate paint having peeled off at Birkenhead Estate since the Spring Clean two years previously.		James Lebens visited the site and confirmed that there is no concern with the previous works that took place.
	The Bourne Estate Phase 3 project manager to update the Langdon House TRA representative		John Burton provided the Langdon House TRA rep with an update on the works proposed at their site.
	The Riverside (Birkenhead) TRA representative to send details of repairs to the Head of Repairs & Operations for an update.	<b>Candice Liebeck</b> Riverside (Birkenhead) TRA representative	The rep has provided information on the repair required and the report made.
	The Principal Caretaking Manager to investigate broken lighting on the Birkenhead Estate.	<b>Dilip Shah</b> Principal Caretaking Manager	The Lights checked regularly by the caretaker and bulbs replaced where they are faulty. However, some of the fittings are broken and needs to be repaired by a qualified electrician. These are reported to the repairs team. Some of the recently reported lights with job numbers: 3147107/1, 3147131/1, 3146368/1, 3159294/1
	Officers agreed to discuss an issues with damp and mould at a Brunswick Estate flat with the TRA representative.	<b>Dermott Mullan</b> Landlord Services Manager	Discussed at meeting on 6 <sup>th</sup> January 2023.