

**TH Federation of TRAs**  
**Minutes of the Federation meeting**  
**on Monday, 24<sup>th</sup> November 2014**  
**at the East London Tabernacle, London E3**



<b>PRESENT</b>		Vibeke Norberg	Approach (THH)
Phil Sedler (Chair)	Collingwood (THH)	Lena Milaa	Eric & Treby (EEH)
Jenny Fisher (Sec./DW)	SELMO (OHG)	Clive Palmer	Brownfield (HARCA)
Mark Taylor (Admin Worker)	Eric & Treby (EEH)	Kate Scanell	Peabody
Ian Campbell (Asst Sec.)	Brunton Wharf (THH)	Claire Winter	St Stephens (THH)
Uche Onwubiko (Treasurer)	Lincoln (THH)	Brian Stanley	H'bush & T'dale (THH)
Brenda Daley	Ocean (THH)	<b>In attendance</b>	Steve Hill (LBTH Benefits)
Myra Garrett	Sidney (THH)	<b>APOLOGIES</b>	
Terry McGrenera	Lincoln (THH)	Jan Anstey-Hayes	Jean Taylor
Howard Cohen	Sidney (THH)	Dean Morrison	Glyn Robbins
Cyril Farby	Waterloo Gdns (THH)	Eileen Short	Azezzun Zahraan
Marg Berhman	Sidney (THH)		

	<b>The meeting commenced at 7.05pm.</b>
<b>1</b>	<b>Introductions and Apologies</b> Phil welcomed everyone to the meeting. Apologies received are noted above.
<b>2</b>	<b>Minutes &amp; Matters Arising from July meeting (27.10.14)</b> The minutes were agreed as a correct record. There were no matters arising.
<b>3</b>	<b>Speaker: Steve Hill, Benefits Manager, LBTH</b> Steve gave the meeting a presentation on the updated position with welfare benefits, distributed a handout and answered questions. He will send us his handout in powerpoint.
<b>4</b>	<b>Estate issues</b>  <b><u>Tower Hamlets Homes (THH)</u></b> Ian reported that there had been the first publicised meeting of the THH sub-group, which agreed to investigate Neighbourhood Action Plans (NAPs). There are concerns over how active some THH TRAs are: we want to see all residents represented by good, active TRAs. All are welcome to attend future Sub-group meetings. Mark referred to concerns leaseholders on SPLASH estates had over major works (referred to us by Sr Christine) and quoted laws requiring landlords to consult TRAs over major works. Ian said it appeared that not all TRAs are treated equally when it comes to consultation. Howard confirmed that THH wrote to the Sidney TRA over major works. Jenny warned that whether the TRA was part of formal consultation depended (tediously) on whether it was recognised under the appropriate legislation.  <b><u>Eastend Homes</u></b> Mark reported that Cllr Rabina Khan had held the promised meeting (see officers' report). Legal advice is now being obtained, as requested by those at the meeting.

	<p><b>One Housing Group</b>  Jenny reported that OHG had confirmed that the reports in the Evening Standard (that they were knocking down their Isle of Dogs estates and rebuilding at four times current density) were true in essence though not in every detail. Current low rise estates would be replaced by problem high rises. Brian warned that flats built in high density developments on estates which had been knocked down were often half empty, as they were bought for investment purposes. Mark listed various developments on in the pipeline the Isle of Dogs: most of them have offsite social homes.  Terry reported that the LBTH Strategic Development Committee considered three planning applications from the IoD: two were passed and one knocked back. One developer pointed out the IoD sloped down southwards, so if you were building south of Canary Wharf you had to build more storeys than Canary Wharf to come up to the same height. There had been complaints from Councillors that plans made no provision for infrastructure such as schools and areas for play. Cllr Golds had waved an election leaflet showing Labour promising to end high rise building on the IoD. He added that the planning application for Watts Grove was due to be discussed on 12th December and Sarah Tether MP had a Private Members Bill on Friday about private renters.  Ian noted that applicants to build tower blocks are now claiming other tower blocks in the area are precedents, even when applying to build a high block with a low footprint.</p> <p><b>Lifetime homes</b>  Clare reported that a national review of building design standards would impact on budding developers. LBTH has guidance around sizes of buildings which allow for wheelchairs, etc.: but guidance is not law. Developers who want to get rid of national best practice are pushing for new guidance. TH Planning Department should now formalise their wheelchair guidance so that developers will observe it.  Jenny said that all new homes should be built to allow free use by people using wheelchairs: otherwise we were building apartheid estates. It was not just about where people could live but also about where they could go.  Clare added that building “Lifetime homes” was not just about people with wheelchair need. E.g., deaf people may need to walk side by side to talk; mums with buggies need more space. “Lifetime homes” means that a property changes with your needs over your lifetime.</p> <p><b>Harca</b>  Clive reported that routine neglect is taking the place of routine maintenance. RP technical services are often not up to spotting problems developing. Residents can be asked to report issues: this is fine up to a point, but residents should not have to substitute for skilled technical staff.</p>
5	<p><b>Officers report</b>  Phil drew attention to the tabled report.</p>
6	<p><b>AOB</b>  Phil reported that we were experiencing problems with the venue. The baroque musicians now meet every Monday, which would mean we would have to meet upstairs, from where it is difficult to manage the door. Should we look at meeting in Oxford House?  Brian asked if alcohol was banned on the premises.  Mark reported that we can use the big room for the December meeting.</p>
7	<p><b>Date of Next Meeting</b>  Monday, 15th December 2015</p>

Signed .....

Date .....

Phil Sedler - Chair THFedTRAs