

# Elmington Resident Steering Group

on

Monday 12<sup>th</sup> December 2011, 6.15pm –  
8.15pm

at

Owgan Close, Benhill Road, London SE5

## Attended by

### Southwark Council

Jennifer Daothong  
Donna Mallon (minutes)  
Noel Ene  
Claudette Morris

Estate Regeneration Team  
Estate Regeneration Team  
Camberwell Area Office  
Estate Regeneration Team

### Members

Mary Bassett (Chair) 2 Houseman Way  
Sharon Wallis (Vice Chair) 47 Houseman Way  
Pat Farr 68 Lomond Grove  
Nick Farr 68 Lomond Grove  
Mrs Annette Delano-Seal 5 Houseman Way  
Natalie Dawes 44 Houseman Way  
T R Thomas 4 Houseman Way  
Roy Thomas 4 Houseman Way  
Marie Thomas 4 Houseman Way  
Mariane Borg 40 Houseman Way  
Steve Phillips 7 Houseman Way

### Tenants Friend

Neal Purvis (chair)

Open Communities (ITA)

## Apologies

- Cllr. Dora Dixon-Fyle
- Cllr The Right Reverend Emmanuel Oyewole
- Cllr. Ian Wingfield
- Sharon Shadbolt
- Sarah Allen

Item		Action
1.	<p><b>Review of Minutes and Matters Arising</b></p> <p>An accurate account of the minutes was agreed.</p> <p>(JD) confirmed that the council would receive a decision in writing from LVT, in January 2012. (JD) confirmed if the decision goes against the council, the council would have to go through the procurement route again.</p> <p>Maurice Soden (MS) has not spoken to NHT about putting up the pied piper on sites A or B.</p> <p>(NP) has re-sent information to (NE) regarding rehousing.</p>	

<p><b>2.</b></p>	<p><b>Land Sale Process Update</b></p> <p>(CM) confirmed that a planning application will be submitted shortly regarding sites A and B.</p> <p>The Council has received bids back from prospective developers for sites C, D, E and G, and held a training session last week with RSG residents regarding the land sale process. (CM) and (MM) will be looking at the bids on 15<sup>th</sup> December 2011 with RSG reps and shortlisting the expressions of interest in order to invite a shortlist of bidders to tender for the sites.</p>	
<p><b>3.</b></p>	<p><b>Rehousing Update on Sites D &amp; E</b></p> <p>(NE) confirmed that all households in Benhill Road, (Site D) have now been registered on homesearch.</p> <ul style="list-style-type: none"> <li>• Site D – 4 households have been rehoused</li> <li>• Site D – 11 household to be rehoused</li> <li>• Houseman Way – Site E</li> <li>• 37 households have so far registered</li> <li>• 18 not registered on homesearch</li> <li>• 1 household has already been rehoused due to other circumstances</li> </ul> <p>(SP) asked how he would go about getting an extra room, as his bed need is for one bedroom only, but he would like a two bed as he is downsizing.</p> <p>(NE) advised (SP) to put the request to him, so that his details on homesearch will be updated to a 2 bedroom.</p> <p>(NE) also advised the RSG that he is still holding surgeries on Tuesdays, but can be flexible as he is at the Harris Street office most days of the week.</p> <p>The issue regarding splitting households was raised again at the RSG meeting.</p> <p>(CM) confirmed that the information received from Housing Options, was that they were looking at comparing households whose adult children may have made a housing application to be rehoused separately from their parents some time ago. For this reason (CM) has requested that early referencing for site G should be done as soon as possible so that the council can get an idea of the numbers of households that want to split, and then look at each case on its own merit.</p> <p>(NP) mentioned that the RSG raised the issue re splitting households</p>	

	<p>with councillors.</p> <p>(JD) advised (NP) that there was a formal response in the pipeline and it would go along the lines that the council could not give a formal policy on this on 22<sup>nd</sup> March 2011, and will not be able to give a formal policy on splitting households now, and that each case would be dealt on a case by case basis as stated in the cabinet report.</p> <p>(NP) asked (CM) when the early referencing for site G will be done and how long will it take.</p> <p>(CM) confirmed it all depended on how long the each household took to provide the information that was required, so that the referencing could be completed.</p> <p>(CM) confirmed that the Ade Adeite, the Area Office senior manager will be writing to each of the households on site G to advise them that they can submit their housing applications early. (CM) also confirmed that the council need to know the exact numbers of households that are requesting they be split.</p> <p>(CM) also advise people to put their requests in writing to (NE) and state how they want the household split as the council criteria for splitting households is bed size. NE could then pass this information onto housing options.</p> <p>(NP) said that he would help in gathering the information required, and would feedback to (CM).</p> <p><b>Leaseholders Update</b></p> <p>(CM) confirmed that the Home Ownership Unit have received two applications asking for assistance that are currently being assessed.</p> <p>(CM) would encourage all leaseholders to apply to Home Ownership Unit for assistance.</p>	<p><b>AA</b></p> <p><b>NE</b></p> <p><b>NP</b></p>
<p><b>4.</b></p>	<p><b>Benhill Nature Garden</b></p> <p>RSG had discussion regarding the report done by Groundwork Southwark.</p> <p>The council also looked at the same report and are happy with it. The next step will be to procure the contact out to tender. (CM) will lead this process for the Council.</p> <p>(JD) confirmed that she had received a call from Jon Best, Council Ecology Officer, who had applied for funding to put frogs and a pond in the Benhill nature garden. (JB) was successful in securing the funding that he requested. <b>CM will be discussing how his proposals fit with</b></p>	<p><b>CM</b></p>

	<p><b>the Groundwork report shortly</b> and will outline how this process will work at the next RSG meeting. <b>DM to place the Benhill Road Nature Garden on the agenda for the RSG's January meeting.</b></p> <p>(NP) said that he was about to submit a bid to cleaner, greener, safer and wondered if the funding that (JB) had secured was from the same source. JD said it was not.</p>	<p><b>CM</b></p> <p><b>DM</b></p>
5.	<p><b>Update on NHT Planning Application</b></p> <p>(JD) confirmed that she had not heard from NHT regarding the planning application that NHT were planning to submit before Christmas.</p> <p>(CM) confirmed that NHT held consultation event on 6<sup>th</sup> December 2011, for sites A and B. Due to the strange location, the event attendance was poor. NHT had exhibition boards that showed what they were planning to do regarding sites A and B e.g. Bed size of units etc.</p> <p>(JD) said that she would try to contact Roger from NHT to see whether they were still planning to put their planning application before Christmas and would update NP, who would let the RSG know.</p>	<p><b>JD</b></p>
6.	<p><b>Membership of the RSG</b></p> <p>(NP) mentioned that the terms of the reference of the RSG steering group has to be updated on a regular basis because of the residents moving off of the estate etc.</p> <p>(NP) read out a list of name that said the wanted to be part of the RSG.</p> <p><b>Action Point: (NP to provide (DM) with list of revised members of Elmington RSG.</b></p> <p>(NP) also confirmed to members of the RSG have their own Facebook page.</p>	<p><b>NP</b></p>
7.	<p><b>A.O.B</b></p> <p>(JD) said that as this was her last meeting, she wanted to make it known that it had been a pleasure working with the RSG and that she wished the RSG and Elmington residents well in their future endeavours. The RSG thanked JD for her work and wished her well in her future role.</p>	
	Next RSG Meeting 9 <sup>th</sup> January 2012, 6.15 pm to 8.15 pm	