

Housing Performance Monitoring Panel

30 September 2002 5:30 – 6:50pm

Minutes

Present: Councillors: Liddle (Chair), Howell, Nimmo-Smith
Representatives of the Cambridge Federation of Tenants,
Leaseholders and Residents: Brian Haywood, Leila Dockerill,
Rosina McCamley, Alison Fox (Officer)

1. MINUTES

The minutes of the meeting held on 26 June were confirmed as a correct record and were signed by the Chair.

2. APOLOGIES

Apologies for absence were received from Cllr Pinnington and Cllr Bell.

3. PUBLIC QUESTION TIME

No members of the public wished to address the Panel.

4. PERFORMANCE REPORT INDICATORS FOR CAMBRIDGE FEDERATION FROM JUNE TO SEPTEMBER 2002.

Ms Fox presented a report which described work undertaken in relation to tenant participation since the last meeting. She highlighted the high attendance at the AGM, tenants' involvement in drafting a leaflet about Anti-Social Behaviour, the success of the training courses and the difficulties of setting up housing associations where initial approaches produce little response.

Mr Hayward raised concerns about the re-organisation of tenant participation and asked that they be involved in the selection of the successor to the Tenant Participation Officer. Cllr Nimmo-Smith said that the Compact embodied all the principles of the previous system and that there would be involvement in the job specification and selection for the new post.

Mrs Dockerill asked for more information about Caretaking especially in Minerva Way. Ms Fox explained that there were different views across the city about Caretaking. When a Residents' Association was active, it enabled easier identification of residents' needs in consultation with the Housing Officer

Cllr Nimmo-Smith commended the Federation for the atmosphere created at the AGM, for the standard of presentation of its officers and for the successful training of tenants. He asked for more information about the research which showed that distraction burglaries were less frequent where gardens were tidy and well kept and Ms Fox agreed to find the references.

Cllr Howell asked how potential new areas for Residents' Associations were researched. Ms Fox explained that sometimes approaches to residents were based on contact with the Housing Officers and that opportunities were provided by issues that residents were concerned about.

The issue was raised of publicising the existence of Residents' Associations when there were understandable concerns about contact details being widely available. The importance of providing contact points with the Federation and the Council was emphasized.

Ms Fox also circulated the next two editions of the Federation newsletter called Pushing Ahead that had been issued to all residents associations and a copy of the Annual Report.

5. ANTI-SOCIAL BEHAVIOUR STRATEGY

As agreed at the last meeting, the Performance & Policy Manager gave a brief presentation about the Strategy and responded to questions from the Panel members.

6. QUARTERLY REPORT ON HOUSING MANAGEMENT

The Area Housing Manager of City Homes North presented a report which described the performance of the Housing Service. Discussion took place on some aspects of the report. The Director of Community Services pointed out that the Comprehensive Performance Assessment visits coincided with the meetings of the Housing & Health Scrutiny Committee and the new Housing Management Board and that inspectors might well attend these. The Chair acknowledged the extra pressure on staff caused by the inspection and by the re-application for Charter Mark status.

The meeting ended at 6:50pm.

CHAIR