

DRUIDS HEATH & MONYHULL WARD MEETING NOTES

WARD: Druids Heath & Monyhull	DATE: 19 November 2018
VENUE: Manningford Hall, Manningford Rd B14 5TJ	START/FINISH TIMES: 7pm to 8.25pm
COUNCILLOR: Julien Pritchard	NOs OF ATTENDEES: 40+
OFFICERS IN ATTENDANCE: Mark Croxford, Head of Environmental Services Martin Tolley, Head of Service Clive Skidmore, Assistant Director Housing Development Bali Paddock, Principal Housing Development Officer Kay Thomas, Community Governance Manager	
MATTERS DISCUSSED AT THE MEETING:	
1. Traveller Encampments 2. Druids Heath Regeneration Project 3. Tower Block Sprinkler Installation 4. Other Issues	
ACTION	WHO
1. <u>Traveller Encampments</u> Baverstock School land – notice served to travellers to move on within 7 days. There were welfare issues and advice had been provided. Injunctions for Sarehole Mill, Manningford & Chinnbrook recreation grounds were going to court for approval and work to seek an injunction for the entire city was being worked on. The council did clean up after travellers moved on and any issues could be reported via Councillor Pritchard.	Mark Croxford, Environmental Services

<p>2. <u>Druids Heath Regeneration Project</u></p> <p>Clive Skidmore through a power point presentation updated on the regeneration project.</p> <p>Residents made the following comments;</p> <ul style="list-style-type: none"> - They did not want to move out of Druids Heath - One bed properties were being demolished but under the council's housing policy residents from those properties would not be eligible for a new 2 bed property so would be unable to return to Druids Heath unless 1 bed properties were built - The bidding site was very difficult to navigate - The original consultation was inadequate as the net loss of social housing, 1 & 2 bed property provision and right to return was not addressed. Residents were told that once they moved out of a tower block they could not return but 5 bed properties were being built that were not needed. - The original consultation did not cover the necessary questions and therefore the responses were flawed and would not give the correct information regarding the numbers of families wanting to remain in Druids Heath. - 60% social housing meant 150 homes for 300 families resulting in a significant shortfall - Empty properties were not being let but with a housing crisis this should not be happening 	
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<ul style="list-style-type: none"> - Tenants in Parker House wanted to move out but were unable to. - Children were settled in local schools and families did not want to move them and disrupt their lives - It would be preferable to refurbish some properties in Phase 1 so that families could stay and the council would save money. - Rehousing depended on the 'band' a person was in and that was currently uncertain. - The area needed to be made safer and regeneration would not do that. - Concern expressed about the availability of properties in the area at the point a person needed rehousing - To assist with the situation it was suggested that the Baverstock school site be cleared and build there so that people from the tower blocks could be transferred, only move once and stay in the area - Develop part of the estate first and start moving people into new properties - Some tenants had been through this experience previously and had been forced to move from one side of the city to another and did not want the experience repeated - Concern expressed regarding security as families were moved out resulting in some families being left alone in derelict areas, surrounded by empty properties. 	
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<ul style="list-style-type: none"> - Consultation events were poorly attended and were not representative of the area - Some residents were unaware of the consultation events or received letters after the dates of the events. - Consultation should be open to all residents in the ward as the regeneration project affected all not just those on the estate. - Residents wanted what had been promised by BCC after the first round of consultations and the visit to Telford. - Concern that due to the number of people on the waiting list that Druids Heath tenants would be made homeless - A large number of people on the estate did not need a house. Single people required apartments therefore more low rise blocks should be built <p>In response to issues raised Clive Skidmore responded.</p>	<ul style="list-style-type: none"> - One bed properties might be built if this was a request therefore residents needed to express their views through the consultation - Flat swaps could be considered - A Local Letting policy was currently being considered - The number of tower blocks was to be reduced and parks and open spaces improved - Re-housing officers would visit and help with the process and the bidding procedure - Personal housing issues to be provided to Clive at the conclusion of the meeting
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<p>3. <u>Tower Block Sprinkler Installation</u></p> <p>Martin Tolley referred to the information on the Councils website and frequently asked Q&A's. Sheltered high rise blocks would be upgraded first followed by high rise blocks then others. Officers would communicate with residents and there would be a permanent liaison officer</p> <p>Refurbishment of blocks not being demolished to include doors, windows, insulation, upgraded communal areas.</p> <p>Residents made the following comments;</p> <ul style="list-style-type: none"> - Concern over abuse of the sprinklers and potential flooding to neighbouring properties - Yellow treads on stairs very unsafe for elderly/infirm – Kingswood House - Smoke alarms in certain blocks were so sensitive it was impossible to cook - Fire doors Saxelby House were continually broken and created a safety issue - CCTV was needed in the blocks 	<ul style="list-style-type: none"> - Residents advised of the importance of making their views known through the consultation <p>)Details to be provided to Martin Tolley at conclusion of the meeting)to arrange inspection and report back to resident</p> <p>Martin Tolley to arrange a visit by housing officer to try to ascertain who was responsible for damage.</p> <p>Review of CCTV in blocks being undertaken but consultation would be needed before decision made as a service charge might be incurred</p>
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Councillors (s) Signed: