

**General Meeting
Held on 22 September 2016**

In Attendance

O Jallow (Chair)
R Louis
J Penfold
Brian Barnes (secretary)
T Penfold (Vice Chair)
Lorraine Roberts
Marian Christie
Simone Rossi
Mark Dibben
L Noakes (Manager)
Katie Williams (Senior Administrator)
Jack Scales (Housing officer)

Plus 9 other voting members in attendance**Welcome & opening remarks from the Chair of the Co op**

The Chair opened the meeting and welcomed everyone. It was confirmed there was a quorum of voting members.

BB introduced Mark Saunders who introduced the short film starring Jean Penfold. Jean hopes others will agree to be filmed.

Minutes of the last meeting

The minutes of the last meeting were approved. Moved by MC and seconded by JP. Unanimously approved.

Matters arising from the minutes: The kitchen/bathroom replacements had been completed. Phase 1 electrics due to start shortly for tenants.

Presentation of annual accounts

The manager took the attendees through the budget. LN explained there had been an increase in void costs due to people vacating larger properties. The gardening costs are for maintaining the grounds including the large central green area. LN explained that she has sourced external funding for new planters.

There was a query from the floor as to why travel expenditure had jumped significantly. The committee explained that the management committee had allowed the manager to take a taxi after meetings as they finish late. Taxis are also used by the committee to attend external meetings.

Approval of accounts was proposed by Ms Koufie and seconded by Bill Beacham. Vote taken-unanimous.

Election of management committee

All of current committee members stood for re-election. Moved by AB and seconded by Alvin. 2 residents showed an interest in joining the committee. LN will take their details.

Regeneration of Battersea Area.

BB highlighted about a compulsory purchase order (CPO) which had been refused at the Aylesbury estate which is affecting regeneration plans negatively. BB explained the wider plans by the Council to regenerate the estate is on hold due to a loss in profit from sales of luxury flats. There is going to be some smaller scale consultation on "improving" the fowler house service road, Yvonne Carr Centre & Oasis site.

A.O.B

The committee expressed their condolences on the passing of Cllr Ephson. There will be a bye election for her seat. BB advised the fun day organised the TUC was a success.

LN read out some updates from the Battersea Power station company: The chimneys are all due to rebuilt, there is a community Choir every Thursday at the ROSE centre, a foundation has been set up to offer grants to community projects. BB explained he had applied for funding from Wandsworth Council for his mural.

The internal decorations will commence in 2017/18 with leasehold consultation on the planned works.

There was a query about parking. For the record again Katie confirmed that anyone is allowed to park in the driveways in front of peoples properties as long as they display a valid permit/hold a valid tax disc. The bays do not belong to individual households (bar 1 property).

A resident mentioned there are some plants growing on the roofs on the block up from 264-294 Carey.

OJ thanked everyone for attending the meeting.

Signed: *O. S. Kelly* Date: *20th APRIL 2017*
Chairperson