

NEWS FROM THE TRA

Cleaning and grounds maintenance

Tenants' Association representatives accompany Hyde's Property Manager on his regular Estate Inspections. Grounds maintenance has improved significantly over the year, but cleaning is still patchy. Some cleaners provide a good service, but improvement is required in other cases, including in the collection of bulky refuse. And our bins don't get emptied if the lorries can't get access.

Communal repairs

Repairs needed in communal areas are reported on every Estate Inspection. The response (in some situations requiring urgent attention), has been slow during the last months. We are discussing the need for speedy action with senior Hyde staff.

Development of the Gas Holder and Tesco sites by Berkeley Homes

Berkeley Homes has now initiated regular community liaison meetings to keep the community up to date with demolition and construction progress.

The temporary Tesco store opened at the end of July and demolition of the old store started in August. At the Community Liaison meeting in August key sub-contractors presented details of the imminent demolition work and of the work to dewater, decontaminate, then dismantle the gas holders. Keltbray is the specialist contractor commissioned to work on the gas holders. A commitment was made to keep affected residents fully informed. Information is also available on the Berkeley Homes Oval Village website.

<http://bit.ly/2mioycv>

In the discussion with Keltbray, our Secretary raised specific concerns in relation to the opening and decontamination of the main gas holder located next to Read and Kilner Houses. Berkeley Homes committed to distribute door to door information to ensure residents were made aware of the date on which the gas holder was to be opened to reveal the water, sludge, etc, so that residents might be prepared for the noise and vibration of the cold cutting required to access the water and for the possibility of odours from the contents after many years enclosed at the base of the gas holder. There may be implications for residents of Grace and Brockwell as servicing of the construction site will be undertaken via

Vauxhall Street. There is concern about road safety in this relatively narrow street. Cllr Holland had to intervene when the new one-way cycle lane was removed and replaced with a contra-flow cycle lane without affected residents being fully informed.

Lateral Mains Replacement Programme

Towards the end of last year, the TRA intervened in the scheduling of the major works to replace communal electrical wiring in Key and Sherwin Houses. We were alarmed at the cost of the works to leaseholders, albeit, essential improvements required under electrical regulations. Hyde recently informed residents of Blades and Hornby of the cost of this work in those blocks. The charge to leaseholders was estimated at a figure greatly in excess of the work in Key and Sherwin. We immediately made representations to Hyde to challenge the basis on which the same work was anticipated to cost so much more. In response Hyde reviewed the contract figures and reduced the costs to Blades and Hornby.

Kennington Park Community Centre

The Community Centre is going from strength to strength and the Community Benefit Society set up by the TRA to run it now has a three-year lease.

A variety of groups hold regular events most evenings, including Active Communities' Youth Club and Girlhood Empowerment Project; local theatre and dance companies love our rehearsal space; there's a variety of fitness sessions both for adults and children; and a number of local residents have enjoyed our discount scheme to hold parties and social events.

We were really pleased to organise two weeks of free summer holiday activities for local kids aged between 4 and 14 in August. The sessions were very well-attended and everyone involved had a great time singing, dancing, drumming and taking part in lots of great creative and educational activities. Free healthy meals and snacks were provided every day.

Planning for what has become our Annual Pantomime is now underway – Saturday 7 December is the date to keep!

Check <http://kpccoal.org/> for how to book and what's on – and Like KPCCOval on Facebook.

Join us at the AGM on 24 September 2019. The Annual Report on the work of the Tenants' Association in the last year will be presented for discussion