

Update to Overview & Scrutiny Recommendations on the Brandon Estate
May 2020

	Overview & Scrutiny Recommendation	Response to OSC recommendations presented to Cabinet on 7 April 2020	Update & progress since Cabinet meeting on 7 April 2020
1	<p>That a core group of councillors, officers and residents meets regularly to review progress against the issues. This group should undertake a holistic review to ensure that all the strands of work in hand meet residents' needs. The group should work transparently by publishing documents such as action plans with RAG rating and minutes of its meetings</p>	<ul style="list-style-type: none"> Governance arrangements are in place to ensure increased lead member and ward councillor oversight as well as increased oversight and engagement of residents. A RAG rated issues log has been in place since November 2019. This is updated and shared weekly with TRA chairs and ward councillors. Since November 2019, the lead member, officers and TRA chairs have met on a number of occasions in relation to specific issues. Regular monthly meetings are now in place. In addition, the lead member is supported by a fortnightly teleconference with ward councillors and a weekly briefing with officers. A quarterly newsletter has been created to communicate key information to residents. The first edition was distributed to all residents across the Brandon Estate in December 2019. 	<ul style="list-style-type: none"> Between mid-March and May, the Council's urgent response to the COVID-19 pandemic was prioritized and the reporting arrangements for issues related to the Brandon Estate, including the issues log and regular meetings, were paused. As the immediate impact of the pandemic now appears to be easing, the intention is scale arrangements back up and resume regular reporting shortly.
2	<p>That a clear timetable is set out and delivered for full access to the Jack Hobbs Club by April 2020</p>	<ul style="list-style-type: none"> Repair and refurbishment works on the Jack Hobbs Club commenced in October 2019. A meeting was held between officers, councillors and TRA chairs on 10 December 2019 to review progress. A timeline was agreed with all internal and external works, including installation of required furniture and equipment, completed at the end of February 2020 and full access available to the community thereafter. The programme of major works was completed at the end of February. Additional repairs arose after these works were agreed and are being urgently progressed. Further details of these works and monitoring will be undertaken through the council's issues log. The Jack Hobbs Club is open for community use and 	<ul style="list-style-type: none"> Activities in the Jack Hobbs Club took place from January 2020 The leak to the TRA room first arose at the end of January and this was subsequently repaired. A further leak arose at the end of February which was also rectified. An additional leak occurred at the end of April and there were ongoing investigations carried out by the Council's heating contractors OCO and plumbing contractors SBS to identify the source. This is now believed to be caused by the toilet cisterns and repairs were

	<p>youth activities are taking place on every weekday evening. These activities are publicised locally to further raise awareness of club. As an example, the calendar of activities in place for March-April 2020 are set out in Appendix 1.</p> <ul style="list-style-type: none"> The Property team has identified suitable alternative premises for the Latin American Disabled People Project (LADPP) which is currently based at the Jack Hobbs Club. Subject to legal and due diligence processes, the move is expected to be completed by June 2020. 	<ul style="list-style-type: none"> completed on 18 May. No further leaks have been identified. Due to the impact of COVID-19, only emergency repairs are being carried out at present. Remedial works to the Jack Hobbs Club will be scheduled once the usual repairs service resumes. Regular youth activities took place in the Jack Hobbs Club from January 2020 until the centre was closed to the public on 18 March in line with government guidelines on social distancing. There is a borough wide offer from youth activity providers of remote programmes including mentoring support. Additional governance and management arrangements for the centre were under development in March. This work had been paused during the COVID-19 response due to officer redeployment but will now be resumed, in collaboration with the community, to ensure that the centre is able to function as a community asset.
3	<p>That the housing scrutiny commission's review of district heating networks should include Brandon as one of its case studies. This should include the question of how compensation for heating outages is paid – i.e. whether it can be credited to bank accounts instead of rent/service charge</p> <ul style="list-style-type: none"> This work is being taken forward by the housing scrutiny commission as part of its review of district heating. Agendas and minutes of the housing scrutiny commission meetings are available at http://moderngov.southwark.gov.uk/eListMeetings.aspx?CommitteeId=520 The Council's complaints policy (which incorporates compensation) is under review and the issue of how compensation for heating outages is paid is being 	<ul style="list-style-type: none"> This work is ongoing as part of the housing scrutiny commission's review

	accounts	considering as part of that review.	
4	That an investigation be undertaken into the amount of time it took to implement the new CCTV, and that a report arising from the investigation be provided to the overview and scrutiny committee	<ul style="list-style-type: none"> • In February 2019, Brandon TRA chairs and ward councillors were invited to the CCTV control room to discuss camera coverage on the estate and to demonstrate how the CCTV team works to pro-actively and reactively respond to crime and anti-social behaviour across the borough. • The CCTV team subsequently undertook consultation and site surveys for a permanent six camera system in the Brandon 3 TRA area and obtained an indicative quote for equipment and installation. This quote was passed to Housing & Modernisation for consideration. • In March and April 2019, discussions took place to identify funding for the new CCTV system. In May 2019 funding was identified and notification was sent to the CCTV team in June 2019. • The CCTV team held a meeting in June 2019 to review and confirm the locations of the cameras. A detailed specification of works was requested from the contractor and it was expected that extensive engineering and transmission works would be required for the CCTV network to become operational. • The specification of works was received from the contractor in July and an order for equipment was subsequently placed with an expected lead time of 6-8 weeks. • Works began in September 2019. Due to the complexity of the project and the need for extensive engineering and transmission works, an estimated completion date of 31 October 2019 was reported to the Director of Communities and to the lead member. • The CCTV works were completed in early November 2019. The timescales for both the lead in and the installation works are in line with projects of this nature. • TRA chairs and ward councillors have visited the control room and positive feedback was received. The CCTV team is continuing to work with residents, ward councillors and 	Issue resolved

	police colleagues.	
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