

Meeting between Barking Reach Residents Association and Barking Riverside Limited 12 September 2018, at BRL offices, Fielders Crescent, Barking, 7pm

Present from BRL: Matt Carpen, Pat Lee, Louis Chau

Present from BRRA: Pete Mason, Nuno Amorim, Venilia Amorim

Meeting started 7.05pm

Parking

Regulation of new bays:

The scheme favoured by BRL is very similar to that suggested by BRRA. A visitor permit will be issued to each resident. They can use that for their second cars or for their visitors. The restrictions will be between 12pm and 2pm. This is not dissimilar to Controlled Parking Zones (CPZs) operated by councils. Generally they work. Enough bays are freed up by the movement of vehicles when residents use their cars, to allow a flow of visitors. This was agreed.

Car Club Bays

BRL apologised for not putting this into the discussion with the residents' association previously, an oversight. In response to the loss of the two existing visitor bays to the Car Club, four contractor bays would be turned into visitor bays.

Implementation

The cost of implementation will be roughly £¼million.

Works to begin 24th September.

1. Lawes Way marked up
2. Burn off double yellow lines to Crossness, Gatward, Middleton, McAlister
3. Davey Gardens parking spaces
4. Galleon's Drive bays across the drainage ditches
5. End of Galleon's Drive (by the junction with Crossness Road) – this will require the temporary relocation of bays while works are done to upgrade the bays.
6. Sedge Gardens
7. Drake Close
8. Renumbering of bays – reallocation of bays will be done last.

Davey Gardens disabled bays

Hopefully the disabled parking spaces outside 9, 10 and 11 will be allocated to those houses. Louis is still checking the allocation of these bays, to ensure the renumbering does not cause leasehold issues. Map updated to show this allocation.

Drake Close

Bay 12 for disabled resident is now shown on the map located at the position agreed to by residents at numbers 11 and 12 Drake Close who were present at the BRL walk-in session. 12 is now at the end of Drake Road, which at least is better than at the top of the adjoining road.

Council ticketing of Galleon's Drive on BRL property

Louis to follow up with council on this as he had not had a reply. The council should not be ticketing that area as the road has not been adopted.

Service charge

Secretary Nuno asked if BRL can send an email saying that the BRRA is recognised by the landlord. BRL stated "I think we are working with you but in terms of sending you an email, we would have to know that you are representing the residents." BRL reported that this is generally seen as 60% of residents, but BRL emphasised 'You've been incredibly helpful.' Nuno explained that the reason for the request was because, as previously discussed, it appeared to residents that Pinnacle would not meet with the RA. Pete Mason was not allowed into the last Pinnacle meeting. No minutes have been produced for that meeting yet. BRL have reported to Pinnacle that BRRA has expressed the view that the relationship between Pinnacle and the residents has broken down.

BRL stated that Jonathan Cook, newly appointed at Pinnacle, is willing to meet with the residents' association. Pat Lee will arrange this meeting. This was agreed as preferable to taking legal action if at all possible.

CIC

A plan has been drawn up which BRL will circulate to the RA.

Heating

Matt Carpen will be meeting with Margaret Hodge MP on Friday and she will undoubtedly raise the issue of the heating, which the RA has been pursuing through her. He expressed agreement with her position that residents should not have to pay for the temporary heating.

Right to Manage

BRRA asked whether BRL had asked Adriatic to contact us regarding Right to Manage, as had been volunteered at the previous 5 July meeting. BRL will do this.

Exciting Developments

New Play Area already open

Outside Gym planned soon

Newsletter out soon

Open house at BRL office 22nd September

27th September consultants, ecology gathering at Rivergate centre

Road Works

Delays caused by difficulties with Renwick Road. Thames Water are mining under the road rather than close it, but this is taking longer than planned. No pipeworks to be laid between Crossness and River Road, but that section is closed to prevent a westward rat run through Galleon's Drive, down Crossness and continuing down Thames Road westward, and on to the A13.

Meeting ended 8pm