

Hide Tower Residential Management Board Meeting

Date: 03/09/25 Time: 6:30PM - 7:30 PM Location: Hide Tower Hall

Participants:

Mr D Bresnihan	Chair	DB
Ms B Grasberger	Treasurer	BG
Mr T Brandon		TB
Ms B Fisher		BF
Ms I Williams		IW
Mr R Zanetti		RZ
Mr P Mixer		PM
Mr N Walker		NW
Ms F Hughes		FH

Mr J Boakye	Office Manager	JB
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Apologies:

Ms I Dahl	Vice Chair	ID
Mr H Singh		
Ms R Mutic		
Mr R Mangat		
Ms F Matoqx	Secretary	FM

DB starts the meeting by welcoming everyone and confirms the details contained in the previous minutes dated Wednesday 30th April 2025. Minutes agreed by **BF** and seconded by **TB**.

MATTERS ARISING

- **PM** raised concerns over the slow dripping leak in communal stairwell seeming to originate from the 17th floor through to the 15th floor. It is suspected that the leak could be from flat 135 or 127.
- **JB** confirmed that he is in contact with Westminster to gain access into flats 135 and 127 to access for leaks. Legal action possible once all other options are exhausted.

CONFLICT OF INTEREST RULES

- No conflict of interest.

REPAIRS AND FINANCE

- There were 50 repairs and £12,424.40
- Deposit account £338,889.83
- Current Account £61,922.33

HEALTH AND SAFETY

- Estate inspections are completed monthly by **JB**.

WASTE MANAGEMENT

- **FH** details issues with improper large item disposal left on Hide Tower grounds by residents and neighbouring blocks. Main concern is the frequency and potential costs associated to Hide Tower to remove said items properly.
- Residents must contact Westminster Council for large item removal
- **JB** to seek clarification via **Mervyn Thomason** on potential cost implications to Hide Tower for block management. Response to be included in proposed newsletter to residents.

CARLOS – SALARY INCREASE

- Unanimous agreement that Carlos pay should be increased by 4% and backdated to 5th April 2025. Once approved, payroll to process backdated payment.

CAR CHARGING POINTS

- **DB** to liaise with **Mervyn Thomason** and pursue 1-2 free EV charging points in the block
- Ongoing negotiations with **Mervyn Thomason** (WCC) and other TMO managers to confirm remaining allocation.

TENANT MANAGEMENT

- **DB** confirmed that there are training plans for tenants regarding interview process for new tenants.
- **DB** is seeking volunteers for tenant interview committee.
- **JB** advised that he is developing strategy for better resident database and communication.

CYCLO-HEATING AND HOT WATER

- **DB** confirmed that several residents have noticed a significant increase in electricity and water charges.
- Standing charges risen from £7 to £27-£37
- Action: Discussion to be had with **Mervyn Thomason**/ energy team for detailed explanation

NOTABLE ACTION ITEMS

- Investigate storage tank upgrades
- Research electricity charge increases
- Develop clear guidelines for waste disposal
- Finalise tenant interview training
- Continue EV charging point negotiations

AGM MEETING

Next Meeting: AGM on October 15th

RECRUITMENT OF PERMANENT TMO MANAGER

- Update to be provided by board.