

Date	Committee	Details / Resolution
26/03/12	BRC Minutes	<p><b>EXTERNAL CONCRETE INVESTIGATION WORKS</b></p> <p>This report provided a background to the concrete investigations and remedial works being undertaken to the three tower blocks. The general conclusion was that the concrete is in remarkably good condition for its age and that further works of this nature should not be necessary for 20 to 30 years. Members noted that the scaffolding was being dismantled and it is expected that this would be complete by early April.</p> <p>The full report from Bickerdike Allen Partners had been circulated to all house groups. As the print on the agenda had been quite small, large, detailed survey drawings were available for Members’ inspection.</p> <p>There was considerable debate and discussion as to whether the defects were structural or cosmetic and the Housing Services Director acknowledged that the health and safety concerns would have the same impact in either case.</p> <p>Members noted the following proposed motion for submission to the Grand Court of Wardmote, from the Ward of Cripplegate held on 8 March 2012, which had been agreed unanimously:</p> <p><i>‘Since the recent testing and remedial works to the concrete in the three Barbican Tower Blocks relate to structural matters, Barbican residents take the view that the costs for these works should be borne by the Landlord; i.e. the City of London Corporation and not Long Lessees of the Barbican Estate.</i></p> <p><i>Does the Corporation not agree that this is a reasonable and correct assumption of Barbican residents? On what basis does the Corporation arrive at a different conclusion to residents and furthermore, what provision of the lease would justify charging Long Lessees for these works?’:</i></p> <p>The Director advised that the City was in discussion with English Heritage about the remedial works and this might take several months. As the scaffolding was being removed, the work would need to be done by abseillers. In response to questions, the Director confirmed that, had the works been carried out whilst the scaffolding was in place, they would have cost less.</p> <p>The Director acknowledged the concerns and debate and would respond fully</p>

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		in the next report to the Committee.
11/06/12	BRC Minutes	<p><b>Concrete Testing</b></p> <p>In respect of the concrete testing charges, which had been the subject of a ward mote and Resolution of Common Council, Members would receive a report in September. Members noted that letters had been sent out in respect of service charges (relating to the concrete works) but any disputes would be held in abeyance until September and no overdue accounts would be pursued until then.</p>
24/09/12	BRC Minutes	<p><b>CONCRETE INVESTIGATION AND REPAIRS</b></p> <p>Members agreed to defer the concrete report to the BRC meeting on Monday 10 December to enable the Barbican Association and the RCC to have more time to consider this matter fully, including any supplementary information and/or reports, so that a properly considered response could be given.</p> <p>The Town Clerk advised that the RCC would be entitled to hold a Special Meeting in the Interim period, if they felt this would be appropriate, but their next scheduled meeting was on 26 November 2012.</p> <p>The Chairman advised that, as this report had been written in response to a Ward mote, it had gone direct to the Barbican Residents' Association ( BRC) but members of the RCC had been sent a copy of the report at the same time as BRC Members. Mr Anderson. The Chairman of the RCC, was present at the meeting to represent the views of the RCC Members, if this had been necessary.</p> <p><b>RESOLVED, that:</b>  <b>The Report be deferred to the 10 December BRC Meeting.</b></p>
10/12/12	BRC Minutes	<p><b>REMEDIAL TOWER CONCRETE WORKS - THE DIRECTOR OF COMMUNITY AND CHILDREN'S SERVICES TO BE HEARD</b></p> <p>Members noted that the Chairmen of the Barbican Association and Barbican Residents' Consultation Committees had raised some questions on this report, which had been deferred from the September Barbican Residential Committee Meeting. The Chairmen of the BA and RCC had written to the Chairman of the BRC and asked for a meeting about these issues and the Chairman had agreed. The Chairman and members agreed that this matter needed serious, detailed consideration, given its legal and technical complexities. In the interests of fairness, the BRC would not be prepared to receive a formal report and recommendation until the matter had</p>

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		been given the necessary level of exploration.
11/02/13	BRC minutes	<p><b>MINUTES OF THE PREVIOUS MEETING</b></p> <p>The public minutes and summary of the Barbican Residential Committee (BRC) of 10 December 2012 were approved, subject to a correction on page 3 in that the area at the base Lauderdale (not Shakespeare Tower) was badly lit.</p> <p>Matters arising:</p> <p>Concrete testing - a letter had been sent to the Chairmen of the Barbican Association (BA) and Residents Consultation Committee (RCC) answering their queries. The Chairman and Deputy Chairman of the BRC would meet with the Chairmen of the BA and RCC before the report is presented to the June meeting of the BRC. Members asked if they could be sent a copy of the letter.</p>
16/09/13	BRC Minutes	<p><b>TOWER CONCRETE INVESTIGATION AND REPAIRS</b></p> <p>The Chairman was heard in respect of the above report, which had been scheduled for today's meeting but subsequently deferred.</p> <p>The Committee were advised that, following correspondence from the Barbican Association (BA) and the Barbican Residents Consultation Committee (RCC), the Chairman had agreed to defer this item to December. The BA and RCC had asked for more time to consider the technical points raised during the meeting with the concrete specialists. The Chairman asked for the Committee's approval to defer the report, on the express understanding that there would be no further delays past December 2013; given that the Ward Mote had raised this question prior to the elections.</p> <p>The Chairman and Director of Community and Children's Services gave an assurance that all relevant information, regardless of its history, would be shared with the BA and RCC.</p> <p><b>RESOLVED – that:</b></p> <ol style="list-style-type: none"> <li>1. The Barbican Residential Committee defers taking a decision on the treatment of the concrete repair charges to the December meeting of the Barbican Residential Committee.</li> <li>2. There be no further delay in taking the above decision, past December 2013.</li> </ol>
09/12/13	BRC Minutes (draft)	<b>Concrete Investigation and Repairs</b>

		<p>Members considered a report of the Director of Community and Children’s Services. Concern was raised by both resident and non-resident members that the Solicitor representing the Barbican Association had not commenced discussions with the City Solicitor to address the legal implications of the concrete works. It was therefore moved and subsequently agreed:</p> <p><b>RESOLVED – that:</b></p> <ol style="list-style-type: none"><li>1. A meeting be convened on or before the date of the next Barbican Residential Committee. on Monday 17 March 2014, in order for a decision to be made before the next Ward Mote.</li><li>2. The papers presented to this meeting include the view of the Barbican Association and a summary of discussions between the Barbican Association and the City of London Corporation solicitors.</li></ol>
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