



Housing Management and Almshouses Sub (Community and Children's Services) Committee

Date: WEDNESDAY, 26 NOVEMBER 2025

Time: 11.00 am

Venue: COMMITTEE ROOMS, 2ND FLOOR, WEST WING, GUILDHALL

Members:

Steve Goodman OBE (Chairman)	Sarah Gillinson
Deputy Helen Fentimen OBE JP	Sandra Jenner
Deputy John Fletcher	Charles Edward Lord, OBE JP
Deputy Ceri Wilkins (Deputy Chair)	Deputy James Thomson CBE
Leyla Boulton	Philip Woodhouse
Deputy Anne Corbett	Mark Wheatley

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Accessing the virtual public meeting

Members of the public can observe all virtual public meetings of the City of London Corporation by following the below link:

<https://www.youtube.com/@CityofLondonCorporation/streams>

A recording of the public meeting will be available via the above link following the end of the public meeting for up to one civic year. Please note: Online meeting recordings do not constitute the formal minutes of the meeting; minutes are written and are available on the City of London Corporation's website. Recordings may be edited, at the discretion of the proper officer, to remove any inappropriate material.

Whilst we endeavour to livestream all of our public meetings, this is not always possible due to technical difficulties. In these instances, if possible, a recording will be uploaded following the end of the meeting.

Ian Thomas CBE
Town Clerk and Chief Executive

AGENDA

Part 1 - Public Reports

1. **APOLOGIES**

2. **MEMBERS' DECLARATIONS UNDER THE CODE OF CONDUCT IN RESPECT OF ITEMS ON THE AGENDA**

3. **MINUTES**

To approve the public minutes and non-public summary of the meeting held on Tuesday 21st October 2025 – *to follow*.

For Decision

4. **OUTSTANDING ACTION TRACKER**

Report of the Executive Director of Community and Children's Services.

For Information
(Pages 5 - 6)

5. **ANTI-SOCIAL BEHAVIOUR POLICY UPDATE AND SPOTLIGHT ITEM**

Report of the Executive Director of Community and Children's Services.

For Decision
(Pages 7 - 14)

6. **GATEWAY 6 REPORTS - CLOSURE OF LEGACY PROJECTS**

Report of the Executive Director of Community and Children's Services.

For Decision
(Pages 15 - 18)

a) **Petticoat Tower Balcony Screens (Pages 19 - 24)**

Report of the Executive Director of Community and Children's Services.

b) **Petticoat Tower Fire Doors (Pages 25 - 30)**

Report of the Executive Director of Community and Children's Services.

c) **Middlesex Street Estate - Cold Water Distribution System Replacement (Pages 31 - 36)**

Report of the Executive Director of Community and Children's Services.

- d) York Way Estate - Cold Water Distribution System Replacement (Pages 37 - 42)

Report of the Executive Director of Community and Children's Services.

7. **TENANT SATISFACTION MEASURES - PERCEPTION MEASURES ACTION PLAN**

Report of the Executive Director of Community and Children's Services.

For Information
(Pages 43 - 48)

8. **RESIDENT VOICE GROUP UPDATE**

Report of the Executive Director of Community and Children's Services.

For Information
(Pages 49 - 58)

9. **QUARTERLY FIRE SAFETY STATUS REPORT**

Report of the Executive Director of Community and Children's Services.

For Information
(Pages 59 - 62)

10. **HOUSING COMPLAINTS UPDATE**

Report of the Executive Director of Community and Children's Services.

For Information
(Pages 63 - 128)

11. **RENT CONVERGENCE AND GOVERNMENT RENT SETTLEMENT**

Report of the Executive Director of Community and Children's Services.

For Information
(Pages 129 - 138)

12. **HOUSING SUSTAINABILITY UPDATE**

Report of the Executive Director of Community and Children's Services.

For Information
(Pages 139 - 144)

13. **HOUSING MATTERS UPDATE**

Report of the Executive Director of Community and Children's Services.

14. **QUESTIONS ON MATTERS RELATING TO THE WORK OF THE SUB COMMITTEE**
15. **ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS URGENT**
16. **EXCLUSION OF THE PUBLIC**

MOTION - That under Section 100A(4) of the Local Government Act 1972, the public be excluded from the meeting for the following items of business on the grounds that they involve the likely disclosure of exempt information as defined in Paragraph 3 of Part I of Schedule 12A of the Local Government Act.

Part 2 - Non-Public Reports

17. **NON-PUBLIC MINUTES**

To approve the non-public minutes of the meeting held on Tuesday 21st October 2025
– *to follow*.

For Decision

18. **36 PROCTOR HOUSE, AVONDALE SQUARE ESTATE, SE1 5EZ**

Report of the Executive Director of Community and Children's Services.

For Decision
(Pages 213 - 214)

19. **ACCESSIBILITY PROGRAMME - PROGRESS REPORT**

Report of the Executive Director of Community and Children's Services.

For Information
(Pages 215 - 220)

20. **NON-PUBLIC QUESTIONS ON MATTERS RELATING TO THE WORK OF THE SUB COMMITTEE**

21. **ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS URGENT AND WHICH THE SUB COMMITTEE AGREES SHOULD BE CONSIDERED WHILST THE PUBLIC ARE EXCLUDED**