

Committee:	Date(s):
Residents' Consultation Committee	30 November 2015
Subject: Update Report	
Report of: Director of Community and Children's Services	Public
<p><u>Executive Summary</u></p> <p>Barbican Estate Office</p> <ol style="list-style-type: none"> 1. Blake Tower (formally the YMCA) Service Charge related issues 2. Agenda Plan <p>Property Services – see appendix 2</p> <ol style="list-style-type: none"> 3. Redecorations 4. Beech Gardens Podium Works 5. Public lift availability 6. Upgrade of the Barbican Television Network 7. Concrete Works 8. Background Underfloor Heating <p>City Surveyors Department – see appendix 3</p> <ol style="list-style-type: none"> 9. St Alphage House – renamed London Wall Place 10. Bastion 14, 13, 12, 11A and adjacent Wall – Conservation Works 11. Bastion 13 12. City of London School for Girls – Gymnasium Extension <p>Recommendations that the contents of this report are noted.</p>	

Background

This report updates members on issues raised by the Residents' Consultation Committee and the Barbican Residential Committee at their meetings in September 2015. This report also provides updates on other issues on the estate.

Barbican Estate Office Issues

1. Blake Tower (formally the YMCA) Service Charge related issues

Issue	Update
Will it be managed by the BEO as part of the Barbican Estate?	Yes.
If so, when from? Day 1 – or after a period?	After 2 years.
If after a period, are there any arrangements that are different before and after the BEO takes over management?	No Garchey or Underfloor Heating. The Concierge Service will be provided by the Lobby Porter for 12 hours and Estate Concierge (Car Park Attendants) for the other 12 hours.
Where do Blake Tower residents park their cars? Bunyan car park? Are there enough spaces?	Bunyan car park. Yes.
Do they have ASSA keys to the gardens and the rest of the estate?	Yes.
If so do the ASSA keys of existing residents allow them access to Blake Tower?	No. There is a fob system.
When does the adjustment of estate wide service charges to accommodate Blake Tower take place? From day 1 or from when the BEO takes over?	Day 1.

2. Agenda Plan

The table below includes a list of pending committee reports:

Residents' Consultation Committee & Barbican Residential Committee

Report Title	Officer	RCC Meeting Date	BRC Meeting Date
"You Said; We Did" Actions (Separate list for RCC & BRC)	Michael Bennett	29 February	14 March
Service Level Agreement Review	Michael Bennett		
Service Based Review – Generating income for Car Parking & Baggage Stores for 2017/18	Barry Ashton		
Parcel Tracking System Review	Barry Ashton		
Water System Monitoring & Testing Programme	Amy Carter		
Progress of Sales & Lettings	Anne Mason		
Update Report: (Separate list for RCC & BRC) <ul style="list-style-type: none"> Agenda Plan 2016 Property Services Update City Surveyors Update (RCC Only)	Michael Bennett		
Arrears Report (BRC Only)	Anne Mason		
Residential Rent Review (BRC Only)	Anne Mason		
"You Said; We Did" Actions (Separate list for RCC & BRC)	Michael Bennett	6 June	13 June
SLA Review	Michael Bennett		
Working Party Review – Minutes of Background Underfloor Heating Working Party (RCC Only)	Mike Saunders		
Working Party Review – Minutes of Gardens Advisory Group (RCC Only)	Helen Davinson		

Progress of Sales & Lettings	Anne Mason		
Update Report: (Separate list for RCC & BRC) <ul style="list-style-type: none"> • Agenda Plan 2016 • Property Services Update • City Surveyors Update (RCC Only) 	Michael Bennett		
Arrears Report (BRC Only)	Anne Mason		
“You Said; We Did” Actions (Separate list for RCC & BRC)	Michael Bennett	5 Sept	19 Sept
SLA Review	Michael Bennett		
2015/16 Revenue Outturn (Excluding the Residential Service Charge Account)	Anne Mason/Chamberlains		
2015/16 Revenue Outturn for the Residential Service Charge Account including Reconciliation between the closed accounts and amount to be charged to long leaseholders	Chamberlains		
Relationship of BRC Outturn Report to Service Charge Schedules – RCC Only	Anne Mason		
Progress of Sales & Lettings	Anne Mason		
Update Report: (Separate list for RCC & BRC) <ul style="list-style-type: none"> • Agenda Plan 2016 • Property Services Update • City Surveyors Update (RCC Only) 	Michael Bennett		
Arrears Report (BRC Only)	Anne Mason		
“You Said; We Did” Actions (Separate list for RCC & BRC)	Michael Bennett	28 Nov	12 Dec
SLA Review	Michael Bennett		
Car Park Charging	Barry Ashton		

Service Charge Expenditure & Income Account - Latest Approved Budget 2016/17 & Original Budget 2017/18	Chamberlains		
Revenue & Capital Budgets - Latest Approved Budget 2016/17 and Original 2017/18 - Excluding dwellings service charge income & expenditure	Chamberlains		
Annual Review of RTAs	Town Clerks		
Progress of Sales & Lettings	Anne Mason		
Update Report: (Separate list for RCC & BRC) <ul style="list-style-type: none"> • Agenda Plan 2016 • Property Services Update • City Surveyors Update (RCC Only) 	Michael Bennett		
Arrears Report (BRC Only)	Anne Mason		

Background Papers:

Minutes of the Barbican Residential Committee 14 September 2015.
Minutes of Residents' Consultation Committee 7 September 2015.

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