

**Hidden Homes Meeting  
14 February 2012**

**Minutes**

**Attendance:**

Mark Anderson, TMO  
Sacha Jevens, TMO  
Jane Trethewey, RBKC Housing  
Stan Logan, RBKC Housing  
Ruth Angel, RBKC Housing  
Carl Ainley, RBKC Property  
Danielle Torpey, RBKC Property

**Apologies:**

Derek Taylor, RBKC Planning  
Mike Nestor, TMO

Danielle Torpey introduced herself to those who had not previously met her. Danielle is a new officer in Corporate Property and will be working on Hidden Homes proposals.

**1. Minutes and matters arising**

Correction to figure on Grenfell Tower proposals, should be £5.5M

**2. Holmefield House Update**

Mike Nestor had circulated comprehensive update (attached to these minutes) just before the meeting. Para 2 of that report provides timeline for taking forward the proposal. One small amendment, date at point c should read 24 February 2012

Noted that action point from previous minutes, JT had put required KDR on Holmefield House on forward plan, no fixed date, will be dictated by the events in timeline.

**3. Greaves Tower Update**

See update report from MN. Report on title for both proposals, HH and GT, David Walker, Legal Services, has been instructed. DW on leave this week, progress will be followed up on his return **Action MN**

**4. Grenfell Tower proposals**

The Cabinet Member has been briefed on the proposed cladding scheme and has agreed in principle the use of receipts from the EPG basements scheme to fund the proposal.

MA reported that even though the proposal quite separate from the KALC project, the TMO were meeting Corporate Property project manager to discuss logistics and potential for sharing some resources to deliver the schemes. **Action MA.**

Planning on the Grenfell Tower proposals is well behind the timeframe for a planning submission on KALC. GT requires resident consultation and subject to the outcome of that, Cabinet approval for expenditure. However, planning officers had advised that the report on the application on KALC should reference potential forthcoming proposals on GT. May be a possibility that the actual development works could be co-ordinated to minimise disruption to residents.

## **5. Middle Row/West Row Update**

Housing attempting to co-ordinate very preliminary consultation with residents on WR at the same time as consultation carried out with local residents on the MR school proposal. The MR project board are concerned that the WR proposal may cause a delay with the progress of the MR proposal. Housing attending the next MR project board to, hopefully, provide assurance that a Housing proposal would not hinder the MR project. **Action SL**

SL advised that the Chair of TMO, who is a resident at WR, has already been alerted that Housing may be undertaking this consultation at the same time as the school consultation.

CA said that it had not yet been decided if the planning application on MR would include the enabling residential element as the council could proceed with the school and follow up with a separate application on the residential. If that was the decision then it might be considered sensible to include the WR site with the other residential sites. **Action CA** to advise housing on Property decision.

## **6. TMO Development delivery structure**

The update report from MN sets out at paragraph 4 the process being set up and followed within TMO. MA agreed that reports at various stages would be shared with RBKC housing.

## **7. AOB**

**8.**

### **Savills Report**

With reference to MN update report MA raised a query on the scope and extent of the HH project and potential resource issues. JT advised that the Cabinet Member was being briefed on the Savills report at digest on 23 February. Jane outlined that this would be the opportunity to broaden the discussion and get a steer from Cllr. Coleridge. Corporate Property were invited to attend for that agenda item at Housing digest..

### **Consultation with Tenants and Leaseholders**

Subject to and assuming a positive steer from the Cabinet Member Jane proposed that there is a presentation at the next TCC, which all the chairs of RA's attend, to outline more broadly the HH project and to provide details of the HH proposal which by that time will have been progressed to the point of almost being in development.