

**MINUTES OF THE FULL MANAGEMENT COMMITTEE MEETING HELD  
ON WEDNESDAY 26<sup>th</sup> APRIL 2006.**

**1 SEDERUNT**

<b>J GRACEY</b>	<b>CHAIR</b>
<b>M DAVIDSON</b>	<b>VICE-CHAIR</b>
<b>C HARVEY</b>	<b>TREASURER</b>
<b>R McCANN MBE</b>	<b>SECRETARY</b>
<b>M KERR</b>	<b>COMMITTEE MEMBER</b>
<b>A SWEATON</b>	<b>COMMITTEE MEMBER</b>
<b>J WARLEY</b>	<b>CO-OPTED MEMBER</b>
<b>P THOMSON</b>	<b>CO-OPTED MEMBER</b>

**APOLOGIES**

<b>L BROWN</b>	<b>COMMITTEE MEMBER</b>
<b>J CRAWLEY</b>	<b>LEAVE OF ABSENCE</b>

**IN ATTENDANCE**

<b>J McMORROW</b>	<b>DIRECTOR</b>
<b>N GORDON</b>	<b>CORE SERVICES MANAGER</b>

The meeting opened at 6.35pm.

**2 PREVIOUS MINUTES**

The previous minutes of 29<sup>th</sup> March 2006 were proposed a true record by R McCann and seconded by M Kerr.

**3 MATTERS ARISING**

**3.1 SFHA Affiliation**

Committee noted the report circulated along with details of SFHA workplan.

It was noted that the GECOF meeting would be held on the 10<sup>th</sup> May therefore consideration would be taken on membership of SFHA at the next meeting.

There were no other matters arising from the previous minutes.

#### **4 DECLARATION OF INTEREST**

There were no declarations of interest noted at the meeting.

#### **5 HEALTH & SAFETY**

Committee considered whether there were any issues of a Health & Safety matter.

No matters were raised at the meeting.

#### **6 MANAGEMENT ACCOUNTS**

Committee reviewed the management accounts for the period ending March 2006 that was circulated.

Issues raised included rising maintenance costs as opposed to budget assumptions and it was reported that the organisation had already looked at the level of expenditure in relation to direct and indirect costs however additional work will be required to look at future maintenance budgets and assumptions.

The management accounts were duly noted and approved.

#### **7 MEETING PROGRAMME & PRIORITIES**

Committee reviewed the report on the meeting programme and it was agreed that the monthly meetings (except July & December) was the preferred option.

It was agreed that the timing of reports and policies be further examined to feed into the revised internal management plan review.

A general discussion was held on the process for the review of this plan and it was agreed that the Director present options at a future meeting.

Main points raised at the meeting to be presented as part of this review were that there should be quarterly reports on arrears, estate issues and bi-annual reports on allocations.

## **8 MANAGEMENT AGREEMENT MORIEHALL**

Committee reviewed the contents of the report circulated along with the report from TC Young on the terms of the remodelled management agreement between GHA and Moriehall.

It was noted that Easthall Park would continue to provide services to Moriehall for senior staff under the terms of the management agreement previously agreed by the Committee.

Committee also noted guidance received from Communities Scotland on the delegation of housing management function.

## **9 SCHEDULE 7 REPORT**

Committee noted that Schedule 7 report for the period covering October 05 to March 06.

Contained within this report was also a list of Gifts & Hospitality offered and received and the contents were duly noted.

It was agreed that the next report would be presented in October 2006.

## **10 CORRESPONDENCE**

Committee noted the following correspondence received:

GECOF Wider Action Seminar Friday 6<sup>th</sup> May. It was agreed that J Gracey would attend.

It was also noted that GECOF would be preparing a tenant's conference on the 12<sup>th</sup> June for GHA tenants who are affiliated to Housing Associations and Co-operatives in Greater Easterhouse.

Tenants Information Service Conference to be held on 24<sup>th</sup> & 25<sup>th</sup> June. It was agreed that no one would attend this conference.

GWSF meeting to be held on Thursday 27<sup>th</sup> April at 7pm.

P Thomson left the meeting at this point.

## **11 MEMBERSHIP REPORT**

Committee reviewed the membership report and the contents were duly noted.

## **12 TENANT SATISFACTION SURVEY**

Committee reviewed the report relating to tenant satisfaction along with the results and it was agreed that the outcome of this survey would be used to develop plans for tenant participation and in reviewing the internal management plan.

## **13 ALLOCATIONS REPORT**

Committee reviewed the allocations report and after consideration the annual lettings plan was agreed.

## **14 AOCB**

### **14.1 Drug Eviction Appeal**

The committee considered whether an action would be taken against a tenant under the misuse of drugs act. It was agreed that the Co-operative's policy would be as follows:

Misuse of Drugs with intent to sell would be pursued for evictions.

Misuse of Drugs for personal use would not normally result in pursuing an eviction unless there were mitigating circumstances for example resulting in anti-social behaviour and or harassment and each case would be examined individually.

It was agreed that in all cases we would await the outcome of any court action before a definitive decision would be taken.

### **14.2 Rent Arrears Eviction**

Committee considered the report outlining details of a decree awarded and it was agreed that if full payment is not made then the eviction would be carried out.

There was no other competent business therefore the meeting was duly closed.

Meeting Closed at 8.30pm.

**Minutes Approved.....Date.....**