

**WOODBERRY DOWN COMMUNITY ORGANISATION
EXECUTIVE COMMITTEE**

**Minutes
Tuesday 14th October 2025
7 pm Zoom Meeting**

Attendance

Hilary Britton, Gita Sootarsing

Visitors included

Roda Hassan

Section 0 - Introduction

0.1 Welcome / Apologies for absence

Adrian Essex, Leonora Williams, Gloria Obilana, Oonagh Gormley, Omar Villalba, Ameera Hassan

Section 1

1. Minutes of meeting 23rd September 2025:

- 1.1. Gita raised that 2.8 of the minutes is incorrect and that Mehmet is not opening an evening in November and will be breaking away from Drury. The brand will be going independent.

2. Matters Arising / Action Tracker:

- 2.1. Roda has submitted the invoice request to Gareth.
- 2.2. Hilary updated that Berkeley will be arranging food to be provided to workers on Phase 4.
- 2.3. Adrian has been in contact with Grace from NHG regarding the sailing course and who sent a spreadsheet to Emma with key information for residents who have enrolled. 11 Woodberry Down residents have signed up.
- 2.4. WDCO representatives speaking with organisations without authorisations. Gita suggested revisiting this action upon Adrian's return.

Section 2

3. Chairing the Meeting in Adrian's Absence:

- 3.1. Gita is currently chairing the Executive Committee meeting. Hilary will be chairing the Board. Oonagh will be chairing the next Executive Committee meeting.

4. Legally Privileged: Woodberry KSS1 Windows Update for WDCO from BH (confidential letter):

- 4.1. There There were concerns regarding the confidentiality of the letter from BH and whether it could be shared more widely. Hilary, Adrian, and the ITLA discussed whether the letter holds any real value if WDCO is unable to share it with residents.

ACTION: Roda and Hilary to discuss with the Chair the possibility of requesting two separate letters from Berkeley: one outlining the legal privilege status of the report, and another that can be circulated to residents to provide reassurance regarding the windows.

5. **The meeting with NHG directors: NHG performance and preparation update:**

- 5.1. The NHG meeting is scheduled for 21st October. The meeting will be attended by Omar, Oonagh, Adrian and William.

6. **Phase 3 and 5 survey update:**

- 6.1. Hilary provided an update on the Phase 3 and Phase 5 survey, noting that it requires a bit more work and consideration. It has been decided that two separate surveys will be conducted, as eligibility for Phase 5 residents is currently unclear and the Council is unable to share this information due to GDPR restrictions.
- 6.2. The agreed approach is to include a screening question at the start of the survey: "Are you eligible to stay, or are you a secure tenant? If no, you do not need to complete the rest of this questionnaire. If yes, please answer the following questions."

7. **Funding update (see email from Adrian):**

- 7.1. It was suggested that an application be made for the £500 funding to support keeping the Redmond Centre open over the Christmas period.

8. **Update from Communications meeting, Community Plan Meeting, LDT/Winterfest meeting and Estate Management Board meeting:**

- 8.1. Gita updated on the comms meeting that there was a suggestion to stop sending the four-page glossary as NHG produces its own. Chris, head of Comms for Hackney, was not aligned with this as the neighbourhood consists of more than people that NHG manage. It was agreed to have two sent a year and to look for content which might appeal to the broader population of NHG. Gita told Chris about the activity groups organised through WhatsApp such as games, book reading, arts and crafts etc.
- 8.2. The Winterfest have decided free meals will not be provided this year and will have two food trucks. Gita raised concerns over 500 people attending and queuing for two food trucks. Hilary suggested applying for the £500 funding to provide catering.
- 8.3. Gita proposed having the Christmas meal the day before the Winterfest, which will be on 27th November. Roda suggested starting the Board meeting on December 11th early and arranging to go to the Naturalist following the meeting.

ACTION: Gita will inform the Board on the two options for the Christmas meal at the Naturalist either on 26th November or on 11th December following the Board meeting.

- 8.4. Gita made suggestions for the community to contribute to the school. She has been looking at the Skinner's school website and updated they will be having an open day on Thursday and the principal will be having two presentations at 9am and 9:30am. Gita will be giving Sarah, the new community engagement coordinator for Hackney, a tour and suggested visiting Skinner's to try make in-person contact with the principal as other attempts to contact her have not been successful.

9. **Estate Management Board:**

- 9.1. Roda has produced a written update on the meetings which she will send out to the Board this evening. Roda updated on some of the key points that were discussed: the terms of reference were agreed, although there are plans to revisit the scope for the local businesses being included.
- 9.2. They briefly discussed Seven Sisters Road, where they've said progress continues on Seven Sisters Road and the Manor House junction and TFL are funding early feasibility works.
- 9.3. There were some safety concerns raised about the hoarding in Phase 4. Tom confirmed that Berkeley are temporarily adjusting the hoarding while the bus stop is still open - once the bus stop is moved, the hoarding will go back to its current location.
- 9.4. Gareth had updated that he had presented the commercial and community asset strategy to the Partnership Board and the partners have been given until 23rd October to respond with their feedback.
- 9.5. Roda requested for the Land Transfer Map to see what parts have been transferred and what is due to be transferred over to Hackney, which Tom will provide.
- 9.6. The funding for Public Realm maintenance remains under review following the loss of ground rent income with Hackney senior officers exploring alternatives.

ACTION: Roda to circulate written update on outcome of the meetings: the split household meeting, Safe Community Forum, Estate Management Board and Hackney Operational and Executives Committee meeting.

10. **AOB:**

- 10.1. Roda proposed having the answers that the partners have provided on the actions in the minutes.

ACTION: Roda to circulate minutes with answers to the actions to the WDCO Board.