

**Eildon Tenants Organisation**  
**20<sup>th</sup> October 2008**  
**Scott Room**  
**Old Gala House**  
**Galashiels 7pm**



## **Annual General Meeting**

### **MINUTES**

#### **1. Welcome**

Ian Rutherford welcomed everyone to the meeting. The meeting was declared quorate as there were more than 15 members of ETO present.

#### **2. Apologies**

There were 160 apologies from Eildon Tenants unable to attend the meeting including ETO Committee Member Irene Murray.

#### **3. Minutes of AGM 2007**

Minutes of the AGM 2007 were approved by Muriel Andrews and Seconded by Maureen Buchan

#### **4. Matters Arising**

No matters arising from AGM 2007 Minutes

#### **5. Chairman's Report**

This will be a brief resume of your committee activities during the past year.

At the end of last year, a discussion meeting was held with the manager of the Dunfermline Building Society prior to the Savings and Loans Scheme coming into force. Whilst this was a commercial matter and ETO would have little input, we considered it to be an equitable proposition and gave it our blessing.

In December last year ETO sponsored 1<sup>st</sup> & 2<sup>nd</sup> prizes for the Christmas lights competition held by Mossilee development in Galashiels.

At the beginning of January this year we worked with Pamela to draft a Repairs Service satisfaction survey which was sent to all tenants, as preparation for the Repairs Policy Review.

In February we attended a Tenant Participation Strategy Workshop, a training and discussion day, run by TIS for ETO, individual tenants, EHA staff, and representatives of EHA Committee of Management. This heralded the start of the review of the ways tenant participation is promoted in the Strategy. There were several issues that were brought to our attention, ways in which our relationship with our landlord could be improved.



Further meetings on the Tenant Participation Strategy were held during the course of the year. We hope the revised Strategy will be put to bed very soon.

Also in February under the sponsorship of the Scottish government, Tracey and myself attended a seminar and workshop held at Tweed Horizons on the subject of “Generations Working Together.

Members of the Committee have attended conferences and seminars throughout the summer months dealing with various aspects of housing including ‘Firm Foundations – the future of housing in Scotland, which was a Scottish Executive initiative, Anti-Social Behaviour sponsored by the police, Homelessness by Shelter, and Data protection under the auspices of the SBC.

For the benefit of our new members, and those not so new, we had a session with an advisor from TPAS on the function of a committee and of its members.

Repair questionnaires are issued to tenants after a repair has been completed and as I have said many times before and repeat again, without apologies, that it is in the tenant’s own interest that the form is completed and returned. It was to discuss the content of the replies that we had a meeting with Crawford Cassidy the Property Manager, and we were pleased to learn the high return ratio of the form and the very low ratio of unsatisfactory repairs.

At the same meeting Eildon’s position with regard to the Scottish Housing Quality Standard was discussed. Under the SHQ, all Housing Association houses are required to have reached the minimum standard set out by 2015. Fortunately with the majority of EHA’s stock being fairly recent build this is not a major problem.

Further discussions also took place on the proposed changes and ideas ahead of the Repairs Policy review

Several meetings with Eildon’s staff have been held in connection with the revision of ETO’s Constitution. The Final Draft, which had been sent to all tenants, was presented to tenants at a Special General Meeting at which it was duly approved. I was disappointed that so many tenants were unable to attend this well advertised meeting

You received our latest Newsletter with the Notice of this meeting. In it we asked for contributions for our next edition, so I hope, that what ever interests you may have, you could produce a short item for publishing in Newsletter. Send your item to the secretary whose address you will find in the Newsletters.

## **6. Presentation of Audited Accounts**

**2007/2008**, copies of which have been available as people came in. Perhaps it should be explained again that the committee has a budget which is provided by Eildon HA. Our Treasurer has a fund which is reimbursed after any expenditure from the money held by Eildon on our behalf. We require these accounts be approved

Proposed....Maureen Buchan  
Seconded.....Janet Wesson



The new TP Strategy allows the Treasurer to arrange a bank account into which will be deposited our budget, and the treasurer will draw funds, over two signatures, to reimburse her petty cash. This arrangement will be set up following this AGM.

### **7. Appointment of Auditor**

In accordance to our Constitution this is EHA

Proposed.....Peggy Ferguson  
Seconded.....Muriel Andrews

### **8. Committee Membership 2007/2008**

Ian spoke - At last year's AGM we got a new member, Tracey Alder, who agreed to be Secretary and she has been very efficient and has relieved me of a lot of work it is very much appreciated.

I am grateful to Tracey, Peggy our Treasurer and all members of the Committee past and present during this year for their attendance, support and input at the meetings. Thank you very much one and all.

Due to various reasons we have lost a few members and were are at a low level for numbers, so I am very pleased to say that following the recent SGM we had one tenant Evelyn Tough elected to the Committee and we have two tenants who have sent in their nominations prior to this meeting. Janet Wesson – Kelso and George Buchan – Innerleithen.

### **9. Committee Membership 2008/2009**

All retiring members are eligible for election and have sent in their nominations. They are:

Muriel Andrews, Peebles  
Maureen Buchan, Tweedbank  
Peggy Ferguson, Peebles  
Irene Murray, Tweedbank  
Evelyn Tough, Selkirk  
Tracey Alder, Galashiels and  
Ian Rutherford, Innerleithen

As the total number of nominees is nine, two less than the eleven allowed by the Constitution, no voting will be required.

So are pleased to confirm that the above mentioned nominees are now members of the Committee for the coming year.

### **Declaration of Office Bearers**

During a short meeting prior to the AGM the current Office Bearers agreed to continue if nominated

Chairperson                      Ian Rutherford

Vice Chairperson     Maureen Buchan  
Secretary               Tracey Alder  
Treasurer               Peggy Ferguson



Anyone here who is interested in becoming a member is invited to come forward and have word with myself or a Committee Member this evening, or is welcome to attend any committee meeting and see what our work involves.

### **10. Guest Speaker- Mr Bill White – Gala in Bloom,(sub committee of Galashiels and Langlee Community Council)**

Bill spoke about Gala in Bloom. Gala in Bloom was set up in 2000. It is a sub Committee of Galashiels and Langlee Community Council. There are various groups involved as well as the Community Council, the Chamber of Trade and the Angling Association are also involved. We need to get the schools more involved too. Scottish Borders Council set up Scotland's Floral Gateway. Galashiels won first prize in 2006. They were runners up this year next to Peebles.

Galashiels started off just with floral displays, but now Bank Street Gardens has become the jewel in the Crown of Borders Towns. There have been some environmental issues such as SBC wanting hanging baskets taken down incase they fell on people's heads. However new poles were put in place to hold the hanging baskets.

New fences have been put in place on the A7. This next year Gala in Bloom will be concentrating on developing all the entrances to Galashiels to make these more appealing on the approach in to Galashiels. This looks like it will be a 5 year project. Lots of paths and walkways are being cleaned up in and around Gala.

Question asked – where does funding come from for these projects? Gala In Bloom gets funding from the Community Council, Pay Parking Money and funding can be applied for from Awards for All.

Ian thanked Bill white for his presentation on Gala in Bloom.

### **11. AOCB**

Ian asked if there were any other competent issues before he made his closing remarks.

PAMELA MARTYN- Eildon Housing Association Tenant Participation Officer thanked ETO for their commitment and hard work throughout the year.

### **Chairman's Closing Remarks**

Before closing the meeting I should like to thank Eildon's staff for their willingness to advise and offer help when required. I must mention one member of staff in particular, Pamela Martyn, their TP Officer, who has been a great help to the committee since she joined the Association. Thank you Pamela.

There being no further business Ian thanked all for attending this evening and hoped to see many more tenants at our various meetings during the coming year, details of which will appear in the Newsletter.

Refreshments followed.

