

DELTA NEWS



Issue 12

2011

DELTA TMO

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Office opening times:

Monday to Friday
9.00am - 5.00pm

Outside office hours we operate a 24 hour answer phone service. All calls received will be responded to the next working day.

Hi Folks

It is “that time” of the year! The Annual General Meeting is due yet again! All of you who are paid up members of the TMO (not too late to join - £1 life membership, forms in the office) will be receiving your invites by the end of the month. This year will be a “coach trip” for you! It will be held at the Hitchin Close satellite office belonging to Homes in Havering. After the main business of the day, light refreshments will be served and the free prize draw will be drawn before we depart for home. By joining the TMO it guarantees that you have a say in what goes on in the area.

For those youngsters who enjoyed the football coaching in the summer holidays - there will be more at half term.

Come along and bring your pals. Dates will be advertised for you. We hope very soon to be able to come up with more events. Watch this space!

This newsletter has a lot for you to read but please enjoy and digest.

Sandy Stevenson

SAFER NEIGHBOURHOOD TEAM

Please report any incidents to the Police. The numbers to call are as follows:

Office - 0208 721 2579

If it's not an emergency call your local police on 0300 123 1212

Email: squirrelsheathsnt@met.police.uk

www.met.police.uk/saferneighbourhoods

Romford Police Station 01708 751212

In case of emergency dial 999

Don't forget to report any incidents to the Safer Neighbourhood Team - if they are not on duty leave a message on the answer phone. They will get back to you. It may be frustrating if no-one is immediately available **but they can't help if you don't keep them informed.**

What am I? Where am I?



Can you recognise what the mystery object is and where it can be found on the estate. No prizes - it's just for fun, and the answer is on the back page.

'POSTIE' TO THE RESCUE

When a large bug caused distress to a resident during a recent weekend, our new Postman Alan answered her pleas for help. With a deft flick of the wrist, he upended the beast, flipped it onto a letter he had in his hand at the time, and tossed it (the beetle) into the undergrowth to live another day, much to the huge relief of the grateful tenant. Our bashful 'hero' then continued with his delivery round!



The one that got away!



We would like all those who donated to our film library to know, that due to lack of interest and machines on which to play them, we had no alternative but to pass on the vast accumulation of videos. They simply gathered dust and cluttered up our Office space.

The British Heart Foundation gladly took them off our hands for re-sale at one of their charitable outlets. So on their behalf, thank you again.

The films have gone to a good home to boost funds for a most worthy cause.



However...

The library is still going strong, with an ever growing collection of donated novels and paperbacks.

So, if you want a good read now it's turning chilly and nights are drawing in, don't forget to drop by the Delta office to make your selection. It's good value at only 20p loan charge per book, and we are a lot closer than the nearest municipal library!

Estate Office Notice Board

The DELTA Team

Even after five years some residents still don't understand the make up of the DELTA team. Some people think that Steve, Del and Tony work for the council and not DELTA.

Steve's primary role is repairs/maintenance, Del's is grounds maintenance and Tony's is cleaning/caretaking and of course being multi trained they can cover each others jobs on the estate if need be. And as I'm sure you will agree the team give a superb service to the estate.

Dog Fouling

This now appears to be a major issue on the estate with a number of residents coming into the office to express their disgust at this mindless act. As I have said in the past I do not blame the dogs but their irresponsible owners who have not got the sense or decency to pick up.

These owners have to be lucky all the time not to get caught but I just have to be lucky once and remember when you get caught there will be a fine to pay.

So if you are a resident who is fed up with this ongoing situation, and you see anyone not picking up please come into the office in confidence and let me know.

Fly Tipping

DELTA, working with the London Borough of Havering, have been successful in having an ex resident of the estate fined £60 for fly tipping. All incidents of fly tipping will be investigated and fines will be issued where possible.

Football Training

As you are aware we held a seven day football coaching session in the Ball Court. The turn out was not very good (16 in total for the seven days) Of course the weather didn't help. This was in conjunction with HiH and funded by both organisations.

Safety Advice

I have noticed on two occasions children on bikes who do not look either way when they come from Durham Avenue onto Elvet Avenue, please make sure your children look both left and right there may be speed humps but still some cars can drive down Elvet at speed.

A View from a Balcony

There have been two reports this month, that when some residents are washing their balcony they finish off by throwing the bucket of water over the balcony floor. The water and anything else is then washed off the balcony and either it falls down on to the balcony below or anybody/anything who just happens to be on the ground below.

This, as you can guess, is not nice.

Please be considerate to your neighbours and others in all things.

Laurence Griffiths
Estate Manager

Here is the next in our series about people who improve the lives of people living on our estate. Most of you already know our very own ever obliging Del.....

A DAY IN THE LIFE OF OUR GROUND MAINTENANCE MAN

Derrick, or Del as he is known by residents, joined Delta TMO in August 2009.

When and why did you join DELTA TMO?

In a previous life, I was 'in the print' but due to the recession, things changed and I found myself a redundancy statistic, looking for another job. I was a successful candidate for the role here to cover Ground Maintenance – so 'green fingers' required, instead of yellow, magenta and blue!

What exactly are your duties?

Ground maintenance is basically gardening duties – but I enjoy it. I keep the grass mown, flower beds weeded and shrubbery/hedges pruned and trimmed. The landscaped garden outside the bungalows in Durham Avenue, is a full time job on its own. I reckon it's comparable with painting the Forth Bridge, for whatever the weather, the weeds grow when my back is turned! If the weather or the season isn't conducive to gardening, I'll happily help the other Members of the Repair Team with general block cleaning etc. I do not do repairs. There's also the daily litter pick. Again, it's worse on windy days, because the wrappers get blown about. But if folk didn't throw litter in the first place...!

What's the worst job?

Without a doubt, this would be cleaning up after irresponsible dog owners. The dog poo on the estate is definitely on the increase. I know only too well how unpleasant it is to clear up, BUT the alternative is even worse. Residents would not like to walk it into their homes and as it is harmful, we do not want it in the kiddies playground. Dogs *are* let loose in this area, despite there being signage prohibiting it. It is also toxic to grass/lawns, causing burns and unsightly discolouring. And it raises very serious health issues to adults but especially children. There are dog waste bins on site; it would be helpful if dog owners used them, and we could make a saving on rubber gloves!

And the best part of the job?

I like to be out working in the fresh air. And I enjoy the interaction with the residents, who will quite happily pass the time of day or offer me a cuppa when I am working near their block. The youngsters on the estate keep me amused; in fact I helped one young lad with his homework, by providing details and examples of plants growing on the estate. He got top marks too! And when I wear my back pack weed sprayer, they revel in singing the theme tune to 'Ghostbusters' within my ear shot!

All good fun and long may it continue!

PS: Del also plants and tends the bulbs and shrubs gracing the compound outside the Delta Office. The blooms have been spectacular this year, so I think you'll agree our Ground Maintenance Man deserves praise indeed.

The Homes in Havering

Annual

Residents Conference

2011



The Future • Your Homes



Better Communities



Each year Homes in Havering invites residents to attend a conference to discuss key issues in local housing.

Queens Theatre, Hornchurch

Tuesday 18th October

9.30am-3.30pm

The day starts at 9.30am with refreshments and a chance for residents to meet other tenants and leaseholders. This will be followed by presentations from Managers across Homes in Havering and also entertainment. We also invite other organisations from across the borough to attend, and after lunch they will be able to offer you advice on all kinds of matters including health, wellbeing, finance and housing.

The conference will end around half past 3, and this event which includes lunch, advice, entertainment and information, is open to all Homes in Havering tenants and leaseholders and is **absolutely free!**

Places are limited and are offered on a first come first served basis. Forms are available from the DELTA office.

FIVE YEAR BALLOT

As mentioned in your last newsletter our five year ballot is due. This will be carried out by Homes in Havering on behalf of DELTA and you should be receiving ballot papers around week commencing 26 September.

If you don't vote to keep your TMO you will lose

- Your convenient and friendly estate office
- Your dedicated and familiar staff
- Your on-site repairs service
- The facility for prompt action on anti-social behaviour
- Your board which is made up of volunteers from the estate

Your vote is important to us.

This is your estate, help us to help you by voting “yes”.

Your Turn

There is no room in this issue for a resident's letter but don't let that stop you from writing in with your thoughts and opinions and anything else you would like to see included in the newsletter.

Remember all letters and articles may be edited. Please submit material to the TMO office and make it clear whether you are happy to have your name and address included or if you would rather remain anonymous.

Answer to What am I? **Where am I?**

**The intercom grille on the front
of each block.**



We hope that you have enjoyed your newsletter! Look out for our next issue around the middle of December!