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# EVTRA Newsletter

An occasional publication of the Elm Village  
Tenants and Residents Association



Covering 11-111 Barker Drive, Bergholt Mews, Blakeney Close,  
Rossendale Way and 44 St Pancras Way

November 2011

## Talk to the Police, get help, make complaints – who to contact

### Your home and the environment – Places for People

If you have a problem with your house or your street which you think Places for People should deal with, start by contacting: Sam Odongo, Home Ownership Officer: [Sam.odongo@placesforpeople.co.uk](mailto:Sam.odongo@placesforpeople.co.uk) (0208 814 3921). Sam is responsible for day to day management.

Mailing address for Places for People: 305 Gray's Inn Road, London, WC1 8QR.

If you're not satisfied, move up the ladder to:  
Wendy Botterill, Housing Services Manager: [Wendy.botterill@placesforpeople.co.uk](mailto:Wendy.botterill@placesforpeople.co.uk) (0208 814 3916). Wendy has overall responsibility for Elm Village.

Or get in touch with Paul Lautman, Regional Manager: [Paul.lautman@placesforpeople.co.uk](mailto:Paul.lautman@placesforpeople.co.uk) (0207 843 3808).

Finally, you could contact David Cowans, Group Chief Executive, The White House, 10 Clifton, York, YO30 6AE (01904 650152)

### Police and security

Emergencies: dial 999  
Non-urgent reports: (e.g. drug dealing): 101  
Community Support:  
PC Asad Saeed:  
[Asad.saeed@met.police.uk](mailto:Asad.saeed@met.police.uk) (020 8721 2810), Albany Street Police Station, NW1 4EE.

### To non-members

If you are not a member of EVTRA why not join now (cost £3 per year)? This means that you will get our Newsletter and can join the email list. You will find this a really useful way of staying connected with Elm Village life.

### Beat the Burglars!

Following on from the success of the Big Lunch, we have set up an EVTRA Neighbourhood Watch. This is to help people look out for each other and keep Elm Village a great place to live. We will be distributing Neighbourhood Watch flyers and stickers soon. You are encouraged to actively participate to make your Neighbourhood Watch successful. Report

any suspicious or antisocial activities to the 101 police number (999 for emergencies). Share information with the Elm Village Neighbourhood Watch and our Safer Neighbourhood Team through [nw@evtra.org.uk](mailto:nw@evtra.org.uk).

### PIPE DOWN! Noisy neighbours

Recently this problem seems to have subsided. This may be because of the time of year, but it is also because EVTRA gets results. We have found that Places for People has followed up quickly by contacting the owners of the offending properties. Likewise PFP has contacted the original complainants in writing and by telephone to check that the problem has been satisfactorily resolved. If you are suffering from persistent antisocial noise from your neighbour that has not been resolved by simply asking them directly, you are encouraged to contact PFP. There is an online complaint form on their website [www.placesforpeople.co.uk](http://www.placesforpeople.co.uk)

## Keeping your home and the estate pleasant and tidy

### (1) RUBBISH: don't just dump it!

EVTRA has received a number of comments/complaints recently about rubbish of various sorts accumulating on the estate. To avoid this, please note these points:

**Rubbish which can be recycled is collected weekly, early on Monday mornings.** Use the bags and boxes provided by Camden Council. If you lack any of these, contact Environmental Services on 0207 974 4444, option 4, or go to the web site: Camden.gov.uk.

**Other general household rubbish is collected weekly on Tuesdays, mid-morning.** Please put rubbish in a dustbin with a lid on it to prevent raids by rats and foxes.

**Large unwanted items can be collected by the Council** (generally for a fee). Contact Environmental Services as above or take items yourself to Regis Road Recycling Centre in Kentish Town.

**Rubbish simply discarded in the street is "Fly Tipping", for which you can be fined.** If you see fly-tipped material contact Environmental Services. We have a beautiful place to live – let's keep it that way!

### Keeping your home pleasant (2) Phantom Sign Remover strikes again!

Many residents are annoyed that estate agents put up sale boards, contrary to the provisions of the lease. Sometimes residents have

taken action and simply removed them. EVTRA has been asked about this.

As far as we understand it, the Town and Country Planning Act 1990 Section 220 restricts the display of various advertising material, including placards. The Council can take action against fly-posting and remove illegal posters and placards. The Council can also recover the costs incurred in doing so from those who have displayed them or caused them to be displayed. A person found guilty of illegally displaying such material may be fined up to £2,500.

PfP has in the past refused to take action against these breaches of the lease. But our understanding is that it is required to do so by law, once it has been notified. **So if this problem troubles you, you should call on PfP to take action.** Otherwise, it seems that the Phantom Sign Remover is merely helping his (her?) neighbours to comply with an Act of Parliament.

### Keeping your home pleasant (3) PfP Walkabouts

You are welcome to join the quarterly walkabouts or send someone on your behalf. Last time we drew attention to the following: (1) The Notice board needs a new "window" and logo. (2) The wall at the corner of Rossendale Way needs repair. (3) The wall on Rossendale Way is also cracked and needs attention. (4) The column at the left-hand entrance to the Crescent is cracked and the cause needs to be investigated.

In addition a resident has drawn attention to a long-standing problem of damp which she believes PfP should deal with. We will

monitor the situation. We advise residents to check their properties and if necessary contact fellow residents through our new email system – damp is clearly a serious issue in wood-framed houses.

AND FINALLY:

## Christmas is coming, we'll all get fat ...!

**Our annual Christmas event will be held in the Constitution Cellar Bar on Monday 19 December at 7pm, with**

Christmas songs old and new – you can join in or just listen. Meet your neighbours over mince pies and mulled wine (both free, though the Treasurer may want to have a word with non-members).

## Elm Village Christmas tree

The Garden Centre has again kindly donated a tree for the Crescent green. As the number of children in the village has risen recently, we are inviting parents and carers to bring children to decorate the tree and perhaps sing a few carols. So, do come to the Crescent green at **5.30 p.m. on Monday 19 December**. If this idea appeals to you, contact David at 22 Bergholt Mews or at [secretary@evtra.org.uk](mailto:secretary@evtra.org.uk).