



Perronet House & Princess St Residents Association

What has the Perronet House and Princess St Residents Association achieved over the last 5 years?

April 2012 – February 2017

All residents have benefitted from:

1. An additional investment from Southwark Council of over £15,000 that was non chargeable to any resident. Funding was acquired by grant application, annual Residents Association budget, hall hire and film shoot funding to be spent on Perronet House and Princess St infrastructure and activities.
2. Eight new external security lights front and back to deter antisocial behaviour.
3. Construction of an external bulky waste refuge.
4. Construction of two new flower beds on Princess St
5. Repaving and resurfacing of Princess St on both sides of the road.
6. New kitchen in Room 93.
7. New flooring in Room 93.
8. Repainted Room 93.
9. Ten new notice boards throughout the building.
10. A plaque commemorating Perronet House's 1971 architectural commendation.
11. Planting and maintenance to external flowerbeds of royal commendation and international note.

All residents have also been offered the opportunity to benefit from:

1. Installation of bike lockers to rent.
2. Five free Christmas parties including refreshments, presents for children and face painting.
3. Crafting workshops for children.
4. A free tea towel for every resident designed by child residents.
5. A Christmas tree decorated by resident children in the lobby for five years.
6. 'Caring for People With Dementia' workshop led by Cllr Linforth-Hall.
7. 'Looking after the elderly in winter' talk from Age Concern.
8. A free film night of "Elephant Days" rockumentary.
9. A slide show from local historian Stephen Humphrey.

10. An outing to see a play and share refreshments at Southwark Playhouse.
11. A free ride on a London Duck Tour.
12. A free boat ride to Greenwich and back.
13. Hire of Room 93 for £10/hour.
14. Tupperware Party.
15. Regular newsletters delivered to your door about issues relating to Perronet House and Princess St.
16. Being part of an award winning, 20-year-old local Tenant Management Organisation to replace the council's housing services.
17. Meetings at which they can learn about and influence Resident Association activity, council proposals and local developers' plans.

The Residents Association has also held the council to account to ensure some repairs were done sooner than otherwise or included within a specification that would have otherwise left them off entirely. This includes:

1. Reglazing and repainting entrance doors on P level and G level.
2. Replacing cracked tiles and concrete slabs in G level with quarry tiles.
3. Repainting G level ceiling.
4. Regular repainting G level black metal doors.
5. Replacing and repainting black external wooden banisters in Princess St.
6. Repainting large blue wooden bench outside Princess St even flats.
7. Unblocking blocked roof drain and potential large flood above Princess St even flats.
8. Securing damaged external hot water pipes on the podium.
9. Blocking three external areas used by rough sleepers to store bedding
10. Providing access for BT engineers to repair phone lines.
11. Preventing the cost and obstruction of two new extra doors breaking up corridors on floors 2, 4, 6, 8 and 10.
12. Restoration of external circular concrete bench.
13. Replacement of P-level entrance floor mat.
14. Replacement of cracked tiles in P level lobbies.
15. Replacement of radiator valves in several flats with more efficient and comfortable thermostatic radiator valves.
16. Given leaseholders the option of saving about £2,000 during the major works by opting out of the council's standard specification new door.
17. Ensuring the threshold to each lift was retiled and not downgraded to painted concrete when they were renewed in 2013.

The Residents Association has also represented the interests of Perronet House:

1. At police ward meetings – to aid the police in attending to break ins and anti-social behaviour.
2. At Southwark Council's North Area Area Housing Forum – to focus the council on repairs and anti-social behaviour and gather information and influence council initiatives that affect tenants and leaseholders.
3. At Southwark Council's Home Owners Council – to address service quality and value for leaseholders.
4. With senior level officers in the housing department to partially address poor quality service from our Resident Service Officers.

5. In meetings with developers – to mitigate negative side effects of new development.
6. In meetings with Transport for London - to mitigate negative side effects of changes to transport infrastructure. For example we helped prevent London Road being widened by a whole lane in the direction of Perronet House and ensured new paving went right around the building.