

**HEATHFIELD COURT AUGUST 2021 BOARD MEETING
UPDATE FOR RESIDENTS**

Dear Resident

At this online Zoom meeting of the Heathfield Court Leaseholders' Board, the following issues were discussed that might be of interest to all Residents:

The Board is continuing its cautious approach to Coronavirus. The Covid safety signs around the Estate will remain in place and the Porter will continue to regularly clean the entrance door handles and lift control panels. We ask ALL residents to continue to take sensible precautions to prevent the spread of the virus.

Faraday, our Property Management Company, updated the Board on the current financial position, which was broadly in line with expectations, with a solid reserve fund and service charge collections on target.

The meeting then reviewed the future plans for major works and maintenance on the Estate. The next major project will be to upgrade the lifts in blocks 2 and 3 next Spring and a detailed timescale of the work will be shared with Residents nearer the time. A review is also underway and surveys are being done with a view to maintaining the roofs and the exteriors of Blocks 2 and 3.

The Board discussed site security, including plans to upgrade the bike storage, while reminding bike owners that leaving bikes in this area would remain at their own risk.

There was further discussion about electric car charging points, with a reminder to residents with garages that they should not use the electricity supply in their garage to charge vehicles as the wiring cannot support such a load.

The Board noted a recent incident on the Estate which involved the local Fire Brigade coming to deal with an incident in the Boiler Room. This turned out to be a reaction from stored chemicals that had created fumes which didn't set off the smoke or heat alarms, but thanks to the prompt action of a resident in a nearby flat, the Fire Brigade attended promptly.

THE HCCL BOARD
AUGUST 2021