

## Summary of the BHA Board Meeting | 11<sup>th</sup> March 2021

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1. The board reviewed and approved the **2021 – 2022 budget**. This included costs set out for tenant welfare funds, such as the hardship fund and bursary, as well as fire safety works to keep our homes safe, and the planned refurbishment works on Barnsbury Street.
2. Susan French, presented the **Chief Executive's report** which covered updates on:
  - BHA is continuing to develop its approach to decarbonising homes and making homes more energy efficient
  - BHA are continuing to plan works to develop **new homes on Morland Mews**. The starting date of the works have been affected by the recent lockdowns, BHA will inform residents when there is further news on this.
3. The board reviewed BHA's **30-year business plan**. This sets out BHA's aims and objectives in the coming years. This includes significant investment in keeping our homes safe, making them more sustainable and cheaper to heat and continuing to build new homes.
4. The board approved the adoption on the **National Housing Federation's Code of Governance 2020 rules**. These rules set out the code that BHA must comply with as a housing provider. The new code emphasises the importance of being accountable to residents, the safety of homes and being an inclusive and diverse organisation.
5. The board were updated on the **fire safety works at Highbury View**. The board will soon receive an audit of BHA's fire safety strategy to consider.
6. The board approved updated **policy on Tenant Improvements**. This has been reviewed previously by the Resident Panel and sets out the process for Tenants to receive permission to make changes or adaptations to their home.
7. The board were updated on the current state of arrears, which have steadily increased. BHA have seen applications for **Universal Credit** increase and are continuing to support residents who are applying for this. BHA are also speaking to residents that may require digital devices in order to access online services – this has started with parents of young children but BHA are also planning to talk to older residents and job seekers to offer support.