
Lister Newsletter - April 2019

Smoke Detector Regs/Transfer Points

Scottish Government introduces new smoke detector regulations

The Scottish Government has passed new regulations that require all housing in Scotland to have a comprehensive smoke detector system installed. At present only the private rented sector (and HMOs) have to meet this standard, but now, home-owners, councils, housing associations and co-operatives will need to have good systems installed.

The regulations also require a carbon monoxide detector if there is a fuel burning appliance (other than a cooker) fitted in the property. Everyone has only been given 2 years to have the work done - 11 February 2021 is the deadline date - after that, the property will be deemed to be 'Below Tolerable Standard' if there is not the required protection in place.

The regulations say that the detection system must have the following:

- a smoke alarm in the living room
- one or more smoke alarms in the hallway (depends on layout)
- a heat alarm in the kitchen
- all alarms to be ceiling mounted and interconnected (wirelessly or cabled)
- all alarms to be mains powered or use long-life tamper-proof batteries

Lister is ahead of the game as it has been running two contracts to upgrade the smoke detectors. The New Site programme is complete, aside from one flat which is planned to be done soon. On the Main Site, the contract has been running; there was a pause and it has now re-started (see below).

The Lister specification uses top of the range units made by Aico, in Ireland, and enhances the legal minimum by having an alarm controller fitted to make testing and controlling the detectors much easier. We are now looking to start using a combined heat and CO alarm in kitchens which are not yet upgraded.

IMPORTANT - If you have not yet had the smoke detectors upgrade, you should have received a letter from the installers, Primrose Jackson, our specialist local electricians. *Please contact them as soon as possible to arrange access for this important work to be done.* If there is any query with this please contact the Lister office. Thank you for your assistance.

FREE ENERGY ADVICE

Home Energy Scotland offer free advice on how to save energy, how to get the best from your heating, and advice about switching supplier.

Search online for 'Home energy Scotland' or call 0808 808 2282 (Mon-Fri: 8-8; Sat: 9-5).

Rent rise reduced

The Management Committee decided in late February to reduce the planned 2.2% rent rise down to 1.9% as inflation was reducing and incomes are still tight.

REVIEW OF THE TRANSFER POINTS SYSTEM

The Management Committee is reviewing the Transfer points system and associated guidance. This was last done in 2009 and at that time a detailed matrix of points was approved, after consultation, giving a range of points. The matrix included detailed pointing for families with children who are sharing or lack a bedroom, based upon the size of their current flat and the size they wish to be considered for.

The Committee believes the Transfer points system is working well, and there is only one proposed change, which is to consider giving a points awards for families with a child (sharing or lacking a bedroom) with additional support needs where a move would improve the situation. Whether there is an award and the points would depend on their existing size of flat, the sought after size and the number and gender of the children in the family.

More details of the exact proposals are available on our website at <https://lister.coop> or a handout is available from the office.

If any tenant has any comments on the Lister Transfer points system and guidance, including the proposed change above, please send any comments in writing by letter or email to Lister by Monday 22 April - thank you.

INTERESTED IN BIRD-WATCHING

A Lister tenant is keen to start an informal bird-watching group, focussing initially at least on the birds in our own back greens.

If you are a bird lover and keen to share your enthusiasm with others, get in touch. Tell the office and we shall pass on your name and contact details to the organiser.

UNIVERSAL CREDIT - IMPORTANT

If anyone is claiming UC for the first time, please can you ensure that you give your address in the exact same format as the Lister system, as seen on your rent review letter, etc.

We have uploaded our address system to the DWP and it makes your claim proceed more easily if they can match the address you give with this list. Thus if you say Flat 6, instead of 2F2, for example, then that will not get matched up with their records

LAUNCH OF NEW ALLIANCE - ARCHIE

Lister has formed an Alliance with 7 other smaller Edinburgh-based housing association & Co-ops - called ARCHIE - Alliance of Registered Co-operatives & Housing associations, Independent in Edinburgh.

There is Lister, Hunters Hall Co-op, Manor Estates HA, Muirhouse HA, Port of Leith HA, Prospect Community HA, Viewpoint HA & West Granton Co-op.

MANAGEMENT COMMITTEE NEWS

Lister publishes each year the costs of Christmas events and donations.

These were, for 2018-19, as follows:

- Children's cinema tickets £128
- Committee/staff meal out £633
- OAP Xmas vouchers £640
- Donation to Lintel Trust (Housing Assoc/Coop charity) £100
- Donation to Grassmarket Community project £100