

Keylines

Your news from your housing association



July 2006

Election special



Cyril Brown - Chair of Cross Keys Homes' management board urges YOU to vote

Cyril Brown - tenant chair of Cross Keys Homes' management board on the role and importance of the board.

"BOARD members are responsible for the overall management of the organisation, for decision making and the direction and performance of the company. The role of all board members is an extremely important and responsible one.

As a board member you are not expected to be involved in the day-to-day running of the organisation. This is the responsibility of Cross Keys Homes' staff employed by the board to carry out the work of the company. However, board members are responsible for monitoring and controlling their activities.

Board members are required at all times to act in the best interests of Cross Keys Homes. This means putting the interests of Cross Keys Homes before any personal or professional interests, this includes those members nominated by Peterborough City Council.

Members are expected to attend board meetings

on a regular basis to be actively included in decision making and contribute to discussions.

Members are also expected to keep abreast of what is going on within the organisation, to ensure that staff are carrying out their work as effectively as possible and most importantly that this meets the needs of tenants and residents.

It is also the responsibility of the board to ensure that the organisation keeps within its financial budget.

The board of Cross Keys Homes is a team and can only be effective if all members are pulling in the same direction and can resolve differences of opinion in an amicable manner.

Cross Keys Homes' board expects all its members to support the organisation's objectives and policies once they have been agreed.

All board members are volunteers and are not paid for their services. Although out-of-pocket expenses are paid."

Your opportunity to elect three tenant board members

Chief executive, Mick Leggett said: "Our June Keylines asked for nominations to stand for election for three vacant tenant positions on Cross Keys Homes' board. Completed applications had to be received by noon on July 13, 2006. Nominations were received from **five** candidates."

Why you need to vote in this election

Cross Keys Homes has set-up a board which is responsible for managing and running the organisation - this is made up of 15 people:

- Six tenant members - one of which can be a leaseholder (currently Audrey Chalmers elected in February 2004)*
- Four council nominees
- Five independents - skilled in areas such as finance, housing and legal

* Just one leaseholder can hold a seat at any given time so leaseholders can only vote in this ballot

What do you need to do now?

Read the statements from the people who have put themselves forward to become board members and consider the following:

- Why they want to stand?
- Do you think they can represent your interests as a tenant/leaseholder?

- Are they committed to help run a multi-million pound social housing organisation?

Once you have made up your mind, select **up to three** candidates using the ballot paper enclosed, make sure you complete your vote in plenty of time before the poll closes at **noon on August 17, 2006**, and post it back in the prepaid envelope provided.

If you lose your ballot paper contact Melissa Chilcot on 01733 385004

This is a postal election - remember if your vote is not received by noon on August 17, 2006 - it will not be counted.

Returned voting papers will be independently adjudicated by a panel of residents overseen by electoral officials from Huntingdonshire District Council. The results will be announced in our next newsletter due out in September.



Mick Leggett
Chief Executive

Ballot of tenants and leaseholders



CROSS Keys Homes has decided the most efficient and fair method of electing new tenants/leaseholders to its board is to allow the tenants and leaseholders to choose who they want to represent them.

The board has agreed to use an independent panel of residents from Cross Keys Homes' resident liaison group to oversee the ballot and the actual count which will be managed by senior managers and two electoral officers from Huntingdonshire District Council.

Chair, Cyril Brown said: "As chair of the board and a tenant I must stress the importance of this ballot. I would urge and encourage all tenants and leaseholders of Cross Keys Homes to use their vote so you can have a say on who should represent you as residents on the board.

"Tenants and leaseholders have a vital and valuable part to play in the running of Cross Keys Homes so please **use your vote.**"

The candidates **YOU** can elect

Here are the people who are standing for election on to the board of Cross Keys Homes where we currently have **three** vacancies. All candidates' personal statements are in their own words.

Forder, Ron

Ron lives in Orton Malborne with his wife Brenda. The couple have two sons and four grandchildren.

Personal statement:

"I am 72 years-old and apart from 10 years when we lived in the Soham area Brenda and I have lived in Peterborough since moving from London in 1979. I became a Cross Keys' tenant in December 2004, shortly after the transfer making me one of their first new tenants. I am involved with a number of Cross Keys' groups; as vice chair of the southern area panel and a member of the sheltered housing residents group. I also helped to form the Wildlake sheltered scheme social club.

I have found that these groups are not formed to just pay lip service to Cross Keys and do actually make a difference which is why I would like to become a tenant board member.

Most of my working life was spent in the fuel industry as a tanker driver, depot supervisor and for eight years prior to retirement as an area sales manager. I love all sport and have managed two football clubs in Peterborough. The qualifications and work experience I could bring to Cross Keys are 72 years of living and lots of common sense."



forces and police. I also used to be a representative of the former Peterborough Federation of Tenants and Residents Association.

As a board member with Cross Keys for the past two years I have received a lot of training and gained valuable experience which I feel I can continue to put to good use on behalf of tenants, particularly those who can't or will not speak for themselves."

Watt, Bill

Bill runs his own business and lives in Woodston. He is married with a son, stepson and step-granddaughter. Bill is seeking re-election as a board member.

Personal statement:

"I have been in Peterborough since 1984 and a tenant for six years. For the past three years I have been a tenant board member and believe I have made a worthwhile contribution to Cross Keys. Apart from being a board member I am chair of Phoenix Residents Association, a member of Cross Keys' Resident Liaison Group and southern area panel, which was set-up to decide how money should be invested on environmental improvements in this area. Previously I was chair of West Town Residents Association.

As a board member I have seen how hard the executive team, senior managers and all staff work at making Cross Keys a successful organisation.

I feel privileged to have been part of the decision making process the board undertakes.

Cross Keys Homes faces an exciting and challenging future; we are well on the way to achieving the Government's Decent Homes standard and for the future we have to find ways of providing more homes for the thousands on the waiting list as well as creating sustainable communities.

I feel the experience I have gained can be useful in helping Cross Keys to achieve this and that's why I am seeking re-election and asking for your vote to continue as a tenant board member."



Neame, Vivian

Vivian lives in Paston and is retired with three grown-up children and three grandchildren.

Personal statement:

"I have been a tenant for nearly three years and have been involved with Cross Keys from the beginning when I was voted on as secretary to the resident liaison group, a position I still hold. I also sit on various resident sub-groups such as the black, minority and ethnic group and partnering group looking at how the improvement programme is delivered. In addition I am a tenant inspector viewing properties which have received improvements and feeding back any tenant concerns or issues.

More recently I was elected as chair of the northern area panel which makes decisions on how and where money should be spent on environmental improvements. To support my own community I am a member of Paston Action and Community group and I'm on the board of Energy for Paston taking a very keen interest in the development of the former Honeyhill School.

My main reason for wanting to be a board member is fuelled by my experience on the ground and knowledge of tenants' expectations. I also have an understanding of Cross Keys' commitments and promises to tenants and believe I would be able to make a positive contribution."



Wooler, Dulcie

Dulcie lives in Gunthorpe. She is a widow with two children, a grandson and two great-grandchildren.

Personal statement:

"I have been a tenant for 20 years and have been involved with Cross Keys since the beginning as a member of its resident liaison group, the main tenant representative group which involves decision making and representing the views of tenants. I have also taken part in a number of workshops and tenant trips to select contractors and benchmark performance. In addition I sit on interview panels for some Cross Keys' job vacancies and I am a tenant inspector carrying out telephone audits of residents who have had improvements to their home by Cross Keys. I also do voluntary work for the British Heart Foundation. As you can see from reading this I enjoy getting involved and love to make a difference. I would like to be a board member to do my best for tenants and residents."



Stapleton, Bette

Bette lives in Woodston and is seeking re-election as a board member. She is married with two boys and six grandchildren.

Personal statement:

"I have been a tenant for 20 years and I feel I want to continue to give something back. In my own community I am involved with South Woodston Residents' Association, Stanground, Fletton and Woodston Community Partnership and Belsize Community Centre.

During my working life I gained professional experience in the armed



- **Remember each tenant or leaseholder can vote for up to three candidates only - one for each vacancy**