

July 2011

Dear Residents,

## **Good Neighbours**

Every so often we remind people about the guidelines that make our estates a better place to live:

### **Dogs**

Dog excrement on our estate is really unpleasant. We are appealing to dog owners either not to exercise their dogs on our estate, or to clear up after them. If you have a dog that may scare other people or their dogs you need to keep your dog on a lead whilst on our estates.

### **Area outside your front door**

We need you to keep the area immediately outside your front door clean and rubbish free. We hope that most tenants of the Council know this, because we talk about it when they sign up. We are trying to get the same message out to tenants of non-resident leaseholders.

Bagged rubbish needs to go into the bins. Flies and vermin are a problem at this time of the year.

### **Bulk items**

The JMB offers a free collection service if you have bulky household furniture to be thrown away. We have had a couple of instances where people have left settees in the ground floor lobbies of blocks. This is incredibly reckless because if the settee is set alight smoke will fill the area people need to escape through. The bulk refuse service can be accessed on the number below during office hours or by e-mail: [Brenda.mcaleer@leathermarketjmb.org.uk](mailto:Brenda.mcaleer@leathermarketjmb.org.uk)

### **Private Gardens**

If you are lucky enough to have your own garden please look after it, otherwise the appearance of the estate goes down. If you are not physically able to look after your garden and don't have family or friends you can call upon, let us know and we'll see what we can do to help.

***RESIDENTS ARE THE REASON WE ARE HERE***

26 LEATHERMARKET STREET, LONDON, SE1 3HN TEL: 020 7525 1600 FAX: 020 7575 1600  
ENQUIRIES@LEATHERMARKETJMB.ORG.UK WWW.LEATHERMARKETJMB.ORG.UK

**Private Balconies**

After the fire in the Lakanal block in Camberwell experts are trying to understand how fire can spread from one flat to another. We are asking you not to store items on your balcony that can catch light.

**Pigeons**

Pigeons roosting on higher floors are a big problem. Please do not feed them.

**Contact**

A quick reminder, our telephone number is 020 7525 1600. You can talk to our staff about any housing related issue during office hours. Out of office hours the same number will get you through to our emergency repairs' call centre. Also on the same number over the weekend we offer an emergency cleaning service if you notice excrement in your block, racist and offensive graffiti or a health and safety hazard such as broken glass in a play ground.

**RE: Burwash renewal of lifts**

This is to inform you we have finally got confirmation that the lifts in your block are going to be renewed.

Works on lift number L11221 will commence on 28/08/11 and, lift number L1122 will commence on the 2/01/12. The works are expected to last for 16 weeks.

If you, or know of any resident who will need help whilst the lifts are not operating please contact the Customer Services team on 020 7252 1626,1627 or 1609. Our plan is to arrange a meeting to give you a better idea of what the work will involve.

Yours sincerely,

Andy Bates  
JMB Manager