

Four Courts Steering Group Minutes

Meeting Date:	Thursday 20 November 2025
Meeting Time:	1pm – 3pm
Meeting Format / Location:	Four Courts Community Centre, Small Room

Present

Roosevelt – 1 attendee
 Bevin – 1 attendee
 Kennedy – 2 attendees
 Churchill – 2 attendees
 One non-voting observer.

Southern Housing Attendees

Name	Job Title	(Initials)
Vanessa Biddiss	Head of Region	VB
Mike Bushell	Area Housing Manager	MB
John Gibbons	Head of Procurement	JG
Ellie Boulton	Community Engagement Manager	EB
Alison Olugunna	Head of Regeneration	AO
Jason Bechtel	Project Manager	JB

Apologies

Four FCSG members gave their apologies.
 Lis Rodrigues – Director of Regeneration and Strategic Projects

Minutes of the last meeting:

Minutes from the meeting 16 October 2025 were approved with two minor amendments. Actions from the meeting 16 October 2025 were reviewed and updated.	
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Project Updates:

<p>Regeneration:</p> <ul style="list-style-type: none"> Update on the Regeneration progress, where the focus is on the procurement of the Employers Agent (EA), Planning Consultant, and Architects. Scoring to take place early December and appointment in January. The sub-group training and evaluation session for the architects will be on 11 December 2025 between 12-4pm. <p>Resettlement:</p>	
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- 47 vacant homes at Bevin Court, 19 residents have viewed and accepted new homes.
- Chair asked if Southern Housing have been getting feedback on the resettlement process. VB stated she had been aware of a couple issues and the issues are being resolved – we are working with residents and internal teams. Chair requested to hear more feedback from residents.

Estate Day:

VB updated that an estate day will be held on 16 January 2026. Skips would be provided and there would be an estate inspection. VB added that the MP, Helena Dollimore, would be in attendance. The group agreed that they would like to see the MP before the estate day and this will be arranged.

Bedbug update:

Southern Housing are trialling a new heat treatment plan that is more costly but also more effective. This involves just one treatment, rather than three resulting in less disruption and inconvenience for residents. This treatment doesn't use chemicals. The heat treatment will be trialled in several flats and the results monitored. If the trial is successful, the team will seek internal approval for the treatment to be extended. Chair requested more details for the next meeting.

Security:

- Chair has met with John Wittingdon from Hastings Borough Council and the police to talk about security and thefts of mobility scooters from the scooter room at Churchill Court. The code has been changed on the scooter store at Churchill Court. The entrance codes should be changed on all blocks.
- Chair raised the issue that Churchill and Kennedy do not have the same security patrols in place as Bevin and Roosevelt Courts. There are many vulnerable people in those blocks. Young people are entering Churchill and Kennedy causing ASB, SH to consider extending this service for Churchill & Kennedy Courts. SH to follow up on extending the patrols.
- The fob system is not working at Churchill, and the main door is broken. SH are aware and a repair will be completed by mid-January 2026.
- CCTV is in operation and can be supplied to the police. Those caught on CCTV are difficult to identify because their faces are covered.
- On the 4 December between 5-6pm the Neighbourhood police will be holding a community meeting at the community hub and encourage residents to attend
- VB reiterated the importance of reporting to the police. Incidents can also be reported online.
- A FCSG member stated that the doors are the root cause for the security problems. The member suggested a metal strip is installed that would block the doors being pried open.

	<p>Membership and representation:</p> <p>Survey/questionnaire.</p> <ul style="list-style-type: none"> • The Chair and Member involved in the survey were thanked for their input. • The survey was discussed and amendments made. • Paper copies and an online version will be produced as well as a poster to promote to residents. • The group selected the banding and design. <p>Recruitment and succession planning:</p> <ul style="list-style-type: none"> • Chairs term will end in August. Plans for recruitment for new Chair. The group hope the survey will bring in new members. • The group agreed that the survey should be sent in January 2026 linking in with the estate day. 	
	<p>Community engagement and communication:</p> <ul style="list-style-type: none"> • The monthly drop-in sessions continue at Kennedy and that they continue to be promoted in the newsletter and on notice boards • The article for the newsletter provided by the Member will be published in the November issue. • EB asked if anyone would like to write something for the December newsletter. The Group decided it wasn't needed each month. 	
Any Other Business (AOB)		
	<ul style="list-style-type: none"> • A member stated they were told that the resettlement programme was three months ahead of schedule, but the progress is around 60% which does not match up. They were under the impression that the moment the key to a vacant property is given to the Resettlement Team the property is shown. VB explained that there is a balance and they do not want to show properties that are not ready to be let/viewed. • A member heard a rumour that Southern Housing are in deep financial trouble and that the project will not proceed. They suggested it is added to the myth busting section of the newsletter, • EB updated the group that Lewis Kinch is leaving Southern Housing. The Chair requested a structure chart of the team. 	
	<p>Asking the right questions – session:</p> <p>The group agreed that the session would be postponed due to the meeting overrunning.</p>	
<p>Date of next meeting: 1pm – 3pm Thursday 18 December2025</p>		