

Orkney Housing Association is governed by a voluntary Management Committee elected at our AGM. The Committee's role is to set strategy and monitor our performance.

Day to day operational management is carried out by the Leadership Team and services delivered by our excellent staff team.

Some of the Committee's main functions include: approving budgets, reviewing policies, diligent financial management, major decision making, and organisational direction and good governance to ensure statutory and regulatory requirements are met.

We send out an update like this after each formal Management Committee meeting (normally 6 per year).

## Members present 04 October 2023

- Fiona Lettice
- Philip Cook
- Brian Kynoch
- Mary Ann Lewis
- Bruce Pilkington
- John Rodwell
- Mervyn Sandison
- John White



## Our Management Committee

*Clockwise, top centre: Fiona Lettice, Brian Kynoch, Mary Ann Lewis, Kate Hayes, Philip Cook, Mervyn Sandison, Bruce Pilkington, Roella Wilson, John Rodwell and John White*

## ELECTION AND APPOINTMENT OF CHAIR AND VICE CHAIR

At the first meeting following the AGM each year, we elect a Chair and Vice Chair:

- ◇ Fiona Lettice was re-elected as Chair and Brian Kynoch elected as Vice Chair of the Management Committee.
- ◇ John White remains as Chair of Audit & Risk Management Sub Committee.
- ◇ Roella Wilson was elected as Chair of the Performance & Resources Sub Committee.

Membership of OHAL's 4 sub-committees and 2 working parties were also agreed.

## Annual BP Programme

The current 3-year Business Plan covers 2022-25 and members agreed to the suggested planning process for 2023-24.



Continued turbulence in the national and global economies, together with the significant impact on our tenants from the ongoing 'Cost of Living Crisis' and uncertainty over household costs, are issues that will play an important part in reviewing the Association's priorities and actions over the coming year.

## GOVERNANCE MATTERS

### Annual Assurance Statement (AAS)

We submit this to the Scottish Housing Regulator to provide evidence of how the Association is run and continuous assessment has been ensured by having this as a standing item on every agenda.

Members reviewed all the evidence and felt able to make an informed decision regarding the format and content of their 2023 AAS, which they approved. This sets out that they felt the Association complied with the “Regulatory Requirements & Standards”, which will be posted on our website in due course.

### Recruitment & Training

Members received a report which covered recent successful recruitment. They were pleased to note that the Building Services Manager has now started with the Association, bringing a range of transferrable skills and knowledge essential to the role. A Trainee Finance Assistant has been appointed and due to start next week. Interviews for a Director of Finance had recently taken place and members were informed that a candidate had been appointed and is also due to start next week.

Progress with staff professional training and development qualifications was presented and noted.

### Cost of Living

The report highlighted the continued impact the cost-of-living crisis is having on tenants. OHAL staff continue to engage, both locally and nationally, with support organisations which augments the support offered by our staff and allows access into funding streams.

Members noted that rent arrears were comfortably under our Key Performance Indicator of 5% though this is anticipated to rise in the coming months.

Staff are in the process of submitting a funding bid to the Social Housing Fuel Support Fund. This will enable the Association to offer interventions using a cash-first approach to assist tenants who need debt relief with their energy and fuel costs.

As has been done the previous years, staff will be undertaking Winter Support Calls contacting tenants to offer bespoke help and advice.

### Quarterly Write Off

This report required members’ approval for an irrecoverable debt. Background information was provided and considered, following which approval was given for the write off.

## DEVELOPMENT UPDATE

- ⇒ Walliwall Phases 6 and 7, Kirkwall: 6 rented NSSE properties due to be handed over shortly.
- ⇒ Walliwall Phase 8, Kirkwall: grant funding has been received for the 8 NSSE which are planned for this site, with completion anticipated for April 2024.
- ⇒ Walliwall Phase 9, Kirkwall: discussions with the Scottish Government are ongoing for plans to build 9 properties for social rent.
- ⇒ Yorston Drive, Stromness: 3 of the 6 NSSE properties remain unsold but OIC have indicated their interest in potentially buying these.