

# theLink



February 2020



'Our annual festive party was once again well attended – more photos inside'

## Into a new decade



Hello, and a very belated Happy New Year to those of you I haven't yet seen. I seem to remember saying this time last year that 2019 sounded like a very 'futuristic' date but here we are now in a new decade. As the world changes around us it's always good to know that some things stay the same, not least our sense of community.

In December we once again gathered at the Moravian Church in Hornsey to celebrate the festive season. Attendance was even higher than last

year and tenants, friends, carers, staff and board members all came together to talk, catch up on news, and dance to the jazzy music.

You can read more and see some photos inside, and I'd like to as always thank the HHT staff for putting together such an enjoyable event.

Of course while the big events like the Christmas party are always fun they are just some of the many activities held around the Trust's properties. In this *Link* you can read about new activity

sessions to be provided by drama students, as well as the celebration of a very special anniversary for one of our tenants at Palm Tree Court.

And last but not least we have some important information from Veronica Lindsay about some changes being made to your rent, so please do take a look and get in touch if you've any questions.

Best wishes,

*Always*

# PARTY TIME!



Staff and tenants enjoyed the dancing



Mayor of Haringey Sheila Peacock (left) with HHT Board member Julie-Ann Gregory



(left-to-right) Indje Shahin, Rosie Boughton and 3rd prize raffle winner Evdokia

December at the Hornsey Housing Trust means it's time for our annual festive lunch, and this year was no exception. Tenants from our many schemes and street properties once again gathered at the Moravian Church in Hornsey to celebrate the closing of the year, with a range of food on offer from traditional turkey with all the trimmings to Caribbean fish and chicken dishes, plus a vegetarian option.

While a good few of those present had come to an HHT

Christmas lunch before there were also some new faces who were made to feel very welcome. Special guests included Mayor of Haringey Sheila Peacock, a long-time supporter of the Trust.

With a starter of soup, and desserts of fruit or Christmas pudding, people came away well satisfied with the meal, and some were still able to get to their feet and dance to the jazzy band who once again played a great mix of old favourites.



As always we had a raffle and the numbers were drawn by HHT chair Rosie Boughton. The first prize of a large hamper was won by Joanna of Hillfield Avenue.

There was also a presentation of vouchers given to Lakshmi and Kate, regular volunteers at the dementia café and other tenant activities, for all their hard work over the previous year.

Lastly there was also a surprise for HHT's Maria Reyes, whose birthday it was that day and she was treated to a chorus of 'happy birthday' by all those present!





Jessica (left) helping with the 'Connections' activity, which had us truly tied up in knots!

# Tied up in fun!

By Maria Reyes, Housing Officer

In early December a new series of memory and exercise sessions began at Abyssinia Court. The first session was run by Jessica from the University of London's Royal Central School of Speech and Drama.

Jessica led a group of tenants through a series of discussions, beginning with introductions and a discussion of what foods people liked to keep them warm. People's favourite dishes included fufu, soup, ackee and saltfish, roast dinners, chilli con carne and porridge. People swapped particular recipes and it emerged that there were many preferred ways to cook porridge in particular!

The group then took part in an exercise called 'Connections' which used string to link up people who discovered they had interest in common. We ended up with a complex web which showed how people often have more in common with each other than they think. Subjects such as music, holidays and different ways of relaxing were discussed until we were truly tied up in knots!

There was then a 'true or false' session involving facts about Haringey, and the session closed with a discussion on people's desired holiday destinations and how they would use each of their senses to enjoy the places they went to. Locations included the Lake District, Monserrat, USA, Bhutan, Northern Ireland, Nigeria, Jamaica, India and Japan were all mentioned. We had a further session in January and there will be more at regular intervals at Abyssinia Court.

Look out for flyers or contact me or Barbara Moore on 020 8340 6374 to get an update or if you want to know more.

## Weather wordsearch

See if you can find all the words in this weather-related wordsearch



A	J	E	L	Z	Z	I	R	D	T
S	N	Y	N	N	U	S	T	V	H
W	E	C	V	H	P	T	A	H	U
I	Z	A	L	L	O	R	I	S	N
N	E	V	I	O	L	T	F	A	D
D	E	T	N	E	U	R	S	O	E
Z	R	T	I	B	U	D	P	I	R
W	B	G	A	K	S	I	L	P	M
S	A	E	R	S	L	E	E	T	E
S	N	O	W	Y	D	T	P	J	M

BREEZE  
CLOUD  
DRIZZLE  
MIST

RAIN  
SLEET  
SNOW  
SUNNY

THUNDER  
WIND



## 90 not out for Palm Tree Court's Mrs Black

Staff and tenants gathered at Palm Tree Court in December to celebrate the 90<sup>th</sup> birthday of one of the scheme's original tenants, Mrs Black.

A special lunch of Caribbean food was ordered from nearby Peppers & Spice, and over lunch the group reminisced about their lives.

Mrs Black talked of her childhood in Jamaica, where she went to a Moravian school, including a Sunday school. She came to the UK several decades ago, and she had a job in an optical factory along with other occupations.

The group talked about what the UK was like in the 1950s and 1960s, including the 'Black Fog' (also known as the Great Smog) in the 1950s. This was a five-day period in December 1952, when air pollutants, including from coal, hung over the city in windless conditions and caused a huge smog. People recalled that buses had personnel carrying



lanterns walking in front of them as visibility was so poor.

They also talked about how they felt safer in those days and how people could leave their front doors open and not be concerned about intruders.

# Come to our Dementia Café

by Indje Shahin



We are continuing to have our dementia café every Wednesday, from 2–4pm, at Abyssinia Court.

The café is open to all HHT tenants, including those living in street properties, as well as anyone living in the N8 area.

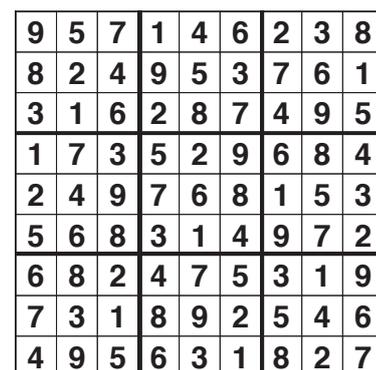
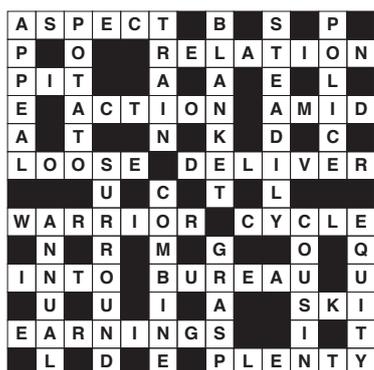
Our activities are designed to be inclusive to those living with dementia, their families, and carers, but others join us too and really enjoy the wide range of activities we offer.

In January we've had some cosy activities like wordsearch and bingo. We're planning more activity for the coming months that we hope will include guest speakers, musicians and exercise leaders, plus arts and crafts and other fun stuff.

So do come along and join our friendly crowd some time, it would be great to see you there soon and talk to you over a cup of tea!



Solutions to the puzzles on pages 4 and 8



## Crouch End Picturehouse



## Dementia-friendly film screenings

Crouch End Picturehouse has screenings for people living with dementia and their families, friends and carers. There is free tea and coffee from 10.30am, and the film starts at 11.00am. There is a 20-minute interval halfway through the film.

**Tickets £4, accompanying carers free.**

**Booking:** at the Box Office, Crouch End Picturehouse, 165 Tottenham Lane, London N8 9BY.

[www.picturehouses.com](http://www.picturehouses.com)

☎ 020 7294 7908.

### Forthcoming screening:

#### Nine to Five [15]

**Thursday 20 February** (please confirm with cinema before arranging visit)

**Director:** Colin Higgins, 1980

**Starring:** Jane Fonda, Dolly Parton, Lily Tomlin

**Duration:** 1hr 49 mins

Three female employees tire of their sexist, egotistical and hypocritical boss. They find a way to turn the tables on him by kidnapping him and taking over the department, but how long can they keep him tied up?



# What you need to know about changes to your rent

By Veronica Lindsay, Head of Finance and IT



Over the last four years Hornsey Housing Trust has reduced social housing rent by 1% each year. This followed a 2015 government policy where all social housing providers were required to cut their rents on social rented homes over the four year period.

But from April this year we will be increasing these rents following a new set of guidelines issued by the government.

## How will we calculate your rent ?

The government has capped rent increases to the September Consumer Price Index (CPI) +1%. This means that from 1st April 2020 the Trust's rents will increase by 2.7%

## Why are we increasing rents?

The Trust is committed to providing homes that are affordable and meet the needs of the people who live in them and we reinvest all our surpluses into improving our existing properties, providing services to our residents and as well as building new homes for people to live in. The increase in rents will assist us in undertaking these works and services.

If your rent is going to change, we will write to you in February to let you know how much your new rent will be as well as any changes to service charges you may pay. We will also let you know when you will need to start paying the new amount.

## How do we work out your service charge?

When we write to you in February, we will advise you of your new service charges for April 2020 onwards. These charges are for services or to maintain your home or sheltered scheme, such as communal heating, lighting, cleaning, garden maintenance and lifts. For sheltered schemes, there is also the cost of providing your enhanced housing management.

## What do you need to do?

You don't need to take any action now, but if you're worried about paying your rent or service charges and would like some advice on claiming benefits or managing your finances, call **020 8340 6374** and ask to speak to our Universal Credit Officer.

The easiest way to pay your service charges is by Direct Debit or Allpay.

If you receive Housing Benefit, you can arrange for your Haringey Council to pay your rent to us directly. Please check

Here are some examples to show you how rent costs could change			
	1 Bed	2 Bed	3 Bed
	Weekly Rent	Weekly Rent	Weekly Rent
Current Rent	£110.00	116.00	128.00
New Rent from April 2020	£112.97	119.13	131.45
Difference	£2.97	£3.13	£3.45

their website at [www.haringey.gov.uk](http://www.haringey.gov.uk) for details. Hornsey Housing Trust will inform the Housing Benefit team at Haringey of the changes to your rent.

If you get Universal Credit paid to you directly, you'll need to set up a Direct Debit, pay by Allpay or set up direct payments. Please contact Trevor Small, our Universal Credits Officer on 020 8340 6374 for more information.

To find out more about the government's rent standard, go to [www.gov.uk/government/publications/direction-on-the-rent-standard-from-1-april-2020](http://www.gov.uk/government/publications/direction-on-the-rent-standard-from-1-april-2020).

## Freedom Pass renewals

By Indje Shahin

HHT staff have had some questions from tenants regarding renewing their Older Persons Freedom Pass on 31 March this year. Some of you will have received a letter about it from Freedom Pass, in which case you need to complete and return the enclosed form. If you do not receive a letter your pass will just be renewed automatically.

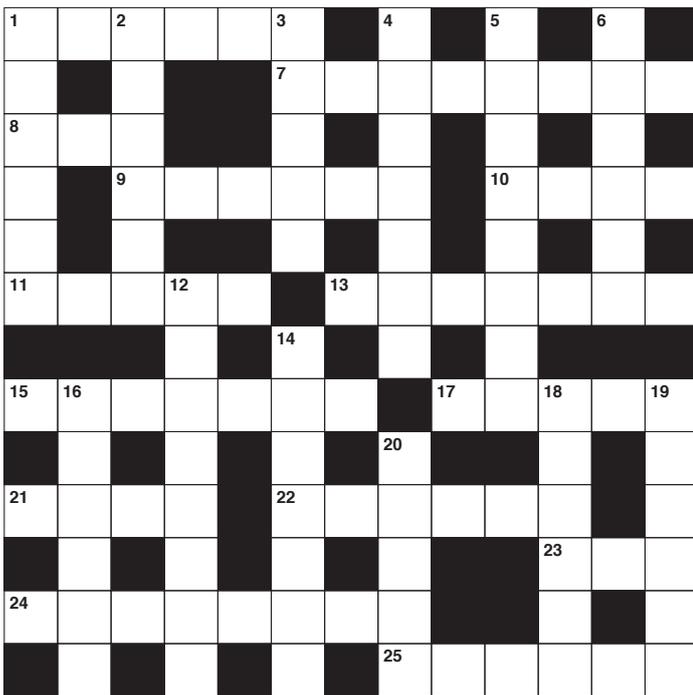
Please note we have been assured that there is no charge for this. Some tenants had been given the impression there is a £15 charge but this is not the case. The only time you have to pay for a Freedom Pass is if you lose it and then it would cost £12 to replace.

If you have a Disabled Persons Freedom Pass, you would need to contact Haringey Council to replace it, but if you have an Elderly Freedom pass then you just need to follow the advice above.

More information on the Older Person's Freedom Pass is available online here: <https://www.londoncouncils.gov.uk/services/freedom-pass/older-persons-freedom-pass/renewing-your-pass>.

For the Disabled Persons Freedom Pass you can look here: <https://www.haringey.gov.uk/parking-roads-and-travel/travel/passes-and-concessions/disabled-persons-freedom-pass>.

## Crossword



### Across

- 1 Characteristic; feature (6)
- 7 Connection; link (8)
- 8 Deep hole in the ground (3)
- 9 Something done (6)
- 10 Among (4)
- 11 Relaxed; not tense (5)
- 13 Bring and hand over (7)
- 15 Combatant (7)
- 17 Ride a bike (5)
- 21 After the beginning of (4)
- 22 Writing desk (6)
- 23 Snow runner (3)
- 24 Wages (8)
- 25 Lots of (6)

### Down

- 1 Be attractive (6)
- 2 Edible tuber (6)
- 3 Instruct; teach (5)
- 4 Bed covering (7)
- 5 Delays it (anag) (8)
- 6 Law enforcers (6)
- 12 Encircle (8)
- 14 Mix (7)
- 16 Yearly (6)
- 18 Child of your aunt or uncle (6)
- 19 Fairness (6)
- 20 Seize firmly (5)

## Sudoku

9				4	6			8
	2		9	5	3	7		
		6	2				9	5
	7		5					
2								3
				4		7		
6	8				5	3		
		1	8	9	2		4	
4			6	3				7

Solutions to the puzzles are on page 6

## Staff

- **Alwyn Lewis** – Chief Executive
- **Mark Dibblin** – Asset Manager
- **Carla Pedwell** – Corporate Services Manager
- **Phil Johnson** – Housing Services Manager
- **Barbara Moore** – Housing Support Coordinator
- **Maria Reyes** – Housing Officer
- **Tennicia Cameron** – Housing Support Officer
- **Veronica Lindsay** – Head of Finance and IT
- **Michael Benjamin** – Assistant Financial Accountant
- **Vishwanne Jagdeo** – Management Accountant
- **Trevor Small** – Universal Credit & Benefits Specialist

## Support Services Officers

- **Dipesh Anandji** – Abyssinia Court (temporary)
- **Petula Quamina** – Margaret Hill House; Waverley Road; Hillfield Avenue
- **Indje Shahin** – Olive Tree House
- **Oluwatoyin Balogun** – Palm Tree Court/Sheba Court

**Telephone:** 020 8340 6374  
(Office 9am–5pm weekdays)  
**Fax:** 020 8341 1134  
**E-mail:** [admin@hornseyht.co.uk](mailto:admin@hornseyht.co.uk)  
**Web:** [www.hornseyht.co.uk](http://www.hornseyht.co.uk)

**Repairs service**  
**Freephone Number:** 0808 196 2200  
[HHTrepairs@newlon.org.uk](mailto:HHTrepairs@newlon.org.uk)

## Other useful numbers

**Haringey Housing and Council Tax benefits**  
020 8489 2800

**Gas leaks (National Grid)**  
0800 111 999 (24hours)

**Noise nuisance (Haringey Council)**  
020 8489 1000 (9:00am – 17:00pm)  
020 8348 3148 (17.01pm until 08.59am)

**Crime stoppers** 0800 555 111

**Rubbish and recycling (Veolia)**  
020 8885 7700

**Thames Water** – 0800 714 614

**Electricity (Power cut) National Grid**  
0800 31 63 105

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