

14 Corner Green  
London  
SE3 9JJ

Telephone: 07729099974

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Tuesday 3<sup>rd</sup> September 2024

Dear Company Member,

**CORNER GREEN RESIDENTS SOCIETY LTD – ANNUAL MEETING  
2024**

The 2024 Annual General Meeting of the Company will be held at 7:30 p.m. on the evening of Tuesday 24<sup>th</sup> September at St Michael's Church Hall, 1 Pond Road, London, SE3 9JL.

The order of business will be as set out on the agenda overleaf. The 2023 AGM minutes, treasurer's report and 2023-24 accounts are attached. Other reports will be made verbally or circulated prior to the meeting. If you wish to submit a motion to the meeting under item 11 please get support from at least one other member from a different household and submit the signed motion to me by Friday 13<sup>th</sup> September.

If you cannot attend the AGM yourself you may appoint a proxy. This must be done in writing using the form accompanying this notice and the form must be deposited with me by 7:30 p.m. on Tuesday 17<sup>th</sup> September.

Yours faithfully

Tristan West

On behalf of the CGRS Ltd Directors

# Corner Green Residents Society Limited

## Form of Appointment of Proxy

Name of company member

.....

Address of company member

.....

I(we) appoint the person named below to vote for me (us) at the 2024 Annual Meeting of the company to be held on Tuesday 24<sup>th</sup> September. This form is to be used in accordance with the specific instructions set out below. Unless so instructed, the proxy will vote as they think fit.

Name of proxy

.....

Address of proxy

.....

Specific instructions regarding voting:

.....  
.....  
.....  
.....

Signed .....  
Member/s)

(Company

Date .....

Please submit this form to Tristan West, 14 Corner Green, by 7:30pm on Tuesday 17<sup>th</sup> September at the latest. Appointments of proxies cannot be accepted after that time.

# **Corner Green Residents Society Limited**

## **2024 Annual General Meeting**

Tuesday 24<sup>th</sup> September 7:30 pm – St Michael's Church Hall, 1 Pond Road, London,  
SE3 9JL

## **AGENDA**

1. Apologies for absence
2. Minutes of 2023 AGM (attached)
3. Directors' Report
4. Election of Directors
  - a. For re-election
    - i. Andrew Gibson (no 6)
    - ii. Mark Helm (no 8)
    - iii. Tristan West (no 14)
  - b. For election
    - i. Lousie Shen (no 23) [Treasurer]
5. Treasurer's Report and Annual Accounts for the Year Ending 31 March 2024 (attached)
6. Appointment and Fixing Remuneration of Auditors
7. Garden Committee Report

8. Neighbourhood Watch Report

9. Works Report

10. Sustainability Committee Report

11. Motions from Members (circulated to members at least one week ahead of the meeting, if applicable)

## **Motions received so far**

### **Restating limits on directors' discretionary spending**

#### **Proposal:**

1. Directors' discretionary spending is limited to £10,000 between AGMs (same amount as past year).
2. Directors' discretionary spending is limited to £2,000 for any single item (same amount as past year).
3. A motion restating these limits is made at each future AGM.

**Proposer:** The directors

### **Repainting Corner Green**

The painting works have now been successfully completed (barring some snagging). The smooth progress of this was greatly helped by Dick's work to coordinate with Glews, Mick Dwyer and residents.

#### **Proposal:**

1. Express our sincere gratitude to Dick for all his work.

**Proposer:** The directors

#### **Clarification of definition of an extension**

The current definitions around extension have ambiguities that can lead to disagreement.

#### **Proposal:**

1. Hold a consultation meeting for interested members to discuss a clarified definition of an extension to be voted on at a future EGM.

**Proposer:** The directors

#### **Repaving CGRS roads**

The directors have received input from David Hollick that the road is in a good condition and will not require relaying for around 5 years. Furthermore, the directors anticipate that electrical and broadband works that may require digging up the road will be necessary in the next 5 years. As such the directors recommend that we do not repave the road at this point. However as this is typically the largest financial decision made by CGRS, the directors want to offer members the opportunity to input into this decision.

#### **Proposal:**

1. The directors undertake to source at least independent and comprehensive quotes for work to repave the Corner Green access roads in 2025.
2. These quotes are brought back to an EGM to select the most appropriate quote and arrange for work to go ahead.

**Proposer:** The directors

### **Repaving communal paths**

The directors have received input from David Hollick that the bike track is in good condition, but that several other areas of paving require attention. These are the path opposite no 62, the path behind no 23, and the paving slabs around nos 8, 9 and 10. The directors recommend that this work goes ahead, subject to an EGM to agree the budget. The directors have received one quote for this work, and will source at least 2 more if this motion is passed so that all 3 can be considered at an EGM.

#### **Proposal:**

1. The directors undertake to source at least independent and comprehensive quotes for work to repave the Corner Green paths in 2025.
2. These quotes are brought back to an EGM to select the most appropriate quote and arrange for work to go ahead.

**Proposer:** The directors

### **New Signage for Corner Green**

Last year's AGM voted against new granite signage for Corner Green.

#### **Proposal:**

1. New metal signs for Corner Green are investigated.

2. Directors inform members of the outcome of these investigations, consult members via an AGM if the spend required for these exceeds their discretionary spending limits.

**Proposer:** The directors

### **Electrical works for communal and garage supplies**

The electrics of many of the garages are very old. This is potentially dangerous. Members have also enquired about the possibility of using the electrical supply of their garage for charging an electric vehicle.

The communal electrical supplies of the green are on several different circuits. One of these (the streetlights) is unmetered which means that available supply options are very expensive.

The directors are grateful to Mac and Rose for their work so far with Blu-Lite, Holbie Sollis and collating recommendations from other Span estates.

#### **Proposal:**

1. A range of options for resolving the electrical issues of the green are compiled by the directors with support from interested members.
2. These options are brought to an EGM to agree on an approach.

**Proposer:** The directors

### **Measures to deter mopeds**

Currently we have mopeds sometimes driving through the pedestrianised area of the green at night.

**Proposal:**

1. Installation of a staggered gate at either end of the green to stop mopeds, cyclists and electric bikes going through.

**Proposer:** Matt and Fin Sellman (no 20)

**Measures to deter heavy goods vehicles**

Heavy goods and construction vehicles driving through Corner Green, this is ripping up the road, not to mention the noise and they are getting very close to Kate's car which is parked on the corner.

**Proposal:**

1. Putting up a sign for a height and width restriction (which fire engines and the dustbin lorry can ignore) but will make the construction vehicles slow down or not use the road.

**Proposer:** Matt and Fin Sellman (no 20)