

CORNER GREEN RESIDENTS SOCIETY LTD**MINUTES OF DIRECTORS' MEETING – Monday 11 September 2006**

Directors present: Rosie Hewson (21) Nigel Brookes (23)
 Biddy Macfarlane (16) Treasurer
 Simon Tilford (6)

Also present: David Howes (7) Secretary
 Nadine White (15) Gardening Committee

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| 1. Minutes of previous Directors meeting | |
| The minutes of the meeting of 17 July 2006 were agreed. | - |
| 2. Gardening | |
| Nadine White advised that the gardening committee had recently completed a walkabout. Seasons have done a lot of the work on the committee's schedule but not yet any planting, which they plan to start in October. Area next to No 1 is problematic due to drainage problems - secretary to check responsibility as between householder and CGRS Ltd. | DH |
| 3. Helen MacCormick had been pursuing the tree survey promised at the AGM and this has now been delivered. It identified 37 trees with 27 needing attention and 5 requiring felling and replacement (including the three silver birches next to No 1). Nadine undertook to get further information (e.g. a plan) from the tree surveyor to allow Directors and the gardening committee to identify the trees to which their report referred. | NW |
| Works | |
| 4. Paving behind 19-23 - Simon Tilford advised that he was awaiting a revised date for Seasons to do the pavement repairs. | - |
| 5. Back Lane - Simon Tilford had asked Thames Water for the surveyor's report following their investigation of the trench appearing in the back lane, but this had not so far been forthcoming. Simon to chase. | ST |
| 6. Lights - the electrician had looked again at the lights on the green and was due to return on Friday September 8 to replace bulbs and repair security light on garage block. | - |
| 7. Painting - Directors agreed that Gilbert and Caswell should be approached to determine their willingness and fee for performing surveys of prior-to-painting requirements, work tendering, and contract supervision. Copies of tenders to go to G & C and secretary. | ST |

Action**Treasurer's Matters**

8. Biddy MacFarlane noted that extra bills for electrical works made the cost of lighting work £933.90 rather than the £825.90 previously reported.
9. Biddy Macfarlane advised that contributions were currently on target to meet forecast 2007 repainting costs.

Other Business

10. Garage covenants - David Howes advised that he had approached a solicitor on the advice of Porter Garland (DH post-meeting note: this was David Long at Campbell, Courtney, Cooney). The fee quoted for definitive advice was prohibitive but a preliminary view had been given that provisions in the original transfers remained binding even if not replicated in subsequent conveyances. Covenants to be highlighted as a requirement for new purchasers. DH
11. Blackheath Cator Estate Residents (BCER) Ltd Annual Meeting - Biddy Macfarlane reminded residents that the BCER Ltd AGM was on 26 September. On the basis of the agenda Directors did not feel the need to deploy CGRS Ltd voting rights but asked whether Biddy could report back if she attended. BM
12. Correspondence with resident - Rosie Hewson advised that Claude Perera (18) had written complaining about washing on display in some houses, and bins being left out in the back lane by Nos 5-9. Directors noted these complaints. -

13. Dates of Next Meetings

Directors Tuesday 24 October 2006 7:30 p.m. No 7 Directors