

CORNER GREEN RESIDENTS SOCIETY LTD

MINUTES OF DIRECTORS' MEETING – Wednesday 16th September 2003

Present: Simon Tilford (6) (part time)
Mark Helms (8) (part time)
Mac Cochrane (10)
Stephen Peart (19)
Rosie Hewson (21)
Tim Layton (22)

1. Minutes of last Directors' Meeting, 30.7.03

The date of the previous Director's meeting incorrectly refers to June. It should read July.

2. Matters arising from last Directors' Meeting

It was agreed that any new items of business will be proposed and brought forward under Any Other Business and that matters arising from the last meeting would form the agenda for this meeting.

3.1 Treasurer's Issues

- a) TL has chased the owners in arrears, and has notified those who have failed to increase their contributions.
- b) TL reported that there were no responses to the revised service charge statements circulated to residents.
- c) TL has written to Pippa Woods of Dodd Solicitors. CGRS Ltd would like to know if she has registered CGRS Ltd's rights and dues against no.60 Corner Green regarding a contribution to the road upkeep. No reply received at the time of this meeting.
- d) New CGRS insurers premium reduced by 25% with similar cover to previous policy.

3.2 Works

- a) Seasons' repairs to paving at rear of No 19, - started two weeks late. Concrete cracks on garages No.s 10 & 11 to commence this week, (w/c 15/9/03). Red roadway remedials to commence w/c 22/9/03. (Note: Complete replacement anticipated in next 2-3 years at approx. £6K. Service charge will need to be adjusted to cover cost.)
- b) Decorators, Gilbert and Caswell, have provided MC with formal written confirmation of charges and spec details relating to triennial painting and MC has approved. Programme provides for completion by early June 2004. Survey to commence w/c 29/9/03.
- c) Garages electricity supply still under review. MC
- d) Safety lights on garages being replaced as they fail by MC MC

3.3 Gardening Committee

Letter sent to Seasons requesting regular liaison meetings including reference to outstanding work at No 23, (and elsewhere). "Walkabout" with David Hollick of Seasons conducted on 2/9/03 to identify and agree scope. Gardening Committee to issue Newsletter describing scope of 2003/04 works.

SP

3.4 4 Pond Road Renovations

- a) Letter received from Ryder Ascott in reply to CGRS Ltd has been forwarded to RH's solicitor friend for advice. RH to chase. RH
- b) SP has had no response from Greenwich Planning Department. It's not worth pursuing further.
- c) Proposal agreed in principle that "We agree to foot access but not to machinery access. If the latter then a maintenance charge would be reasonable."

3.5 Ferrier Estate Proposals

The Directors have received information that is available to residents upon request.

3. Any Other Business

None

- 5. **Next Meeting** – Monday 13 October, 8.00 PM, No. 10