

CORNER GREEN RESIDENTS SOCIETY LIMITED

MINUTES OF DIRECTORS' MEETING - Monday 30th June 2003

Present: Simon Tilford (6), Mac Cochrane (10), Stephen Peart (19)
 Rosie Hewson (21), Tim Layton (22)
 Dan Radcliffe (4)

1. Apologies Mark Helm (8)

2. Matters arising from last Directors' Meeting of 9.6.03

In Para 4, the "solicitor's letter" received as an attachment to Ryder Ascott's letter was a copy of one which he had sent six months before

3. Minutes of AGM of 12.6.03

Approved - DR to circulate

DR

4. Allocation of Roles on the committee

Chair	Rosie Hewson
Secretary	Stephen Peart
Works	Mac Cochrane (assisted by Simon Tilford)
Treasurer	Tim Layton
Neighbourhood Watch	Mark Helm

5. Treasurer's Issues

a) One owner) has still not, despite repeated reminders, cleared arrears.
 TL chasing.

TL

b) TL is to circulate statements of their service charge account to each owner together with a new standing order form.

TL

c) In relation to 62 Corner Green, DR to pursue with Land Registry whether the covenant referred to in the Charges Register entry already received identifies an obligation to make annual payments to CGRS.

DR

6. Works

a) Repairs at the corner behind No 19 - MC to chase *Seasons* to commence. When completed, they will be asked to provide separate bill in relation to repair of road (owned by Corner Keep), and RH to discuss with Dingle Clark of Corner Keep.

MC

b) Surface drain in the top car park - blocked - MC to get *Seasons* to clear.

MC

c) Triennial painting 2004 - written to Gilbert & Caswell asking if they would oversee

d) Electricity supply to garages - MC to get electrician to put in writing his assessment of the safety of the present wiring.

MC

e) Spray paint vandalism - recently occurred on doors of top garages - police advise immediate removal to deter copycats, and this done by MC

f) Waste basket at entry to Green - sparing use requested, not for bulky waste or broken glass.

7. Gardening Committee

SP to try to set up regular channels for communicating with *Seasons*. Need to draw to their attention uncompleted work eg in relation to planting by No 23.

SP

8. **Blackheath Cator Estate AGM**

Set for Thursday 17th - RH to attend. (Will raise issue of abandoned white Peugeot on Pond Road). RH

9. **4 Pond Road Renovations**

- a) Letter, drafted by a solicitor friend, dispatched to Ryder Ascott - point out recent AGM resolution in relation to granting of access rights necessitating sanction of all residents at an EGM, and querying validity of changing location of point of access.
- b) DR has yet to receive all documentation from Land Registry - to chase. DR
- c) MC indicated that, were Ryder Ascott's right to rear access indeed established, his likely use of heavy vehicles to maintain his back garden could well cause wear and tear for which an annual maintenance payment would be required
- d) SP is awaiting response from Greenwich Planning Department to see if they have detail of original access points at time of 1959 construction of Corner Green. (Some long term residents have recollection of access through rear wall at some past stage) SP
- e) View expressed that Court action could well be costly

10. **Corner Green Party**

- a) Set for Saturday 12th July 2003 at 7.30 p.m.
- b) DR to circulate reminder to all residents. DR
- c) RH to invite Nos 60-64. RH
- d) Guests can be brought providing they bring bottle and dish
- e) MC to organise BBQ. MC
- f) RH to seek loan of marquee from Claude Perera RH

11. **Next Meeting** - Wednesday 30th July at No 22 (Any house owner welcome to attend)