

## CORNER GREEN RESIDENTS SOCIETY LTD

### MINUTES OF DIRECTORS' MEETING - 30.10.00

Present: Biddy Macfarlane, Dan Radcliffe, John Harland, Nadine White, Philip Astell

#### 1. Matters Arising from Minutes of Directors' Meeting of 18 September 2000

- a) **New Gardeners** - Gardening Committee still awaiting quote from **Seasons** (*since received*) for removal of the dead silver birch at the entrance to the Green. They have obtained two other quotes in the region of £300, one also removing the stump (which is necessary). Tradesmans Questionnaire identified Peter Sparkes 8 853 2161 as a recommended tree surgeon. Agreed Dan to ask Gardening Committee if they can go ahead to get the work done at the lowest reasonable rate around £300. Also ask their view as to whether **Seasons** were as active with leaf clearing/ grass cutting as at the start, and also not attending on such regular day as they had suggested they would - while acknowledging that recent adverse weather conditions impede their work. Query also whether large bush on corner of top car park could be thinned so as not to impede visibility so much.
- b) **Play area Matting** - unlikely to be installed before January
- c) **Security Light** - that on top car park still needs attention. (All lights on Green were on in daytime for some days as sensor got soaked; this was dried out by JH, lights now operating satisfactorily)
- d) **Communal Stopcock outside No 23** - still dripping (attention JH and DR)
- e) **Trades-people Questionnaire**- good return back to Dan - more welcome
- f) **Parking** - With seemingly more vehicles parked around the Green residents are reminded of the Paras in the "Information for residents":

**Residents are asked to use the (three) parking areas economically to allow space for the maximum number of vehicles, and not to park in a way that obstructs garages, roads or paths. Vehicles that are out of service should not be permanently parked in the common areas.**

## 2. Tri-annual Re-painting

The most positive response to Nadine's search for a firm of surveyors to oversee the repainting next summer has been from Gilbert & Caswell. (Nadine is to seek references from them and also ask them for a rough estimate of what they think the actual painting would cost). Their services would cover four spheres -

- A) Visiting all the properties to inspect exterior fabric and draw up report as to what essential repairs to woodwork, putty etc need to be effected by individual owners in advance of the painting.
- B) Drawing up Specification of works, obtaining tenders from various contractors, and offering advice on choice of contractor.
- C) Overseeing works, ensuring compliance with specification; returning after c.6 months to identify areas needing redecoration and ensuring completion
- D) Acting as Planning Supervisor under the Construction(Design & management) regulations 1994 - these largely to do with legally required health & safety measures

The total cost of their services would be £2000 + VAT - this likely be less than 10% of the price that the actual painting will cost.

The Directors cannot authorise such substantial expenditure of the Society's funds as employment of the Surveyors will necessitate, let alone expenditure on the actual repainting - within certain approved parameters, without the consent of all the Residents. This will require the issuing of a formal notice by the Secretary of an Extra-ordinary General Meeting. Date agreed Monday 4th December at 8.30 p.m. at No 16 Corner Green (Biddy Mcfarlane's).

## 3. Any Other Business

- a) **Dogs** - it was noted that there could never be a prohibition on residents having dogs, they are just asked that dogs do not go on the Green
- b) **Railway Noise** - some residents adjacent to the line, very aware of excessive noise when trains pass, wonder if the Society might write to Railtrack to see if anything can be done about this. Deemed futile as cause is likely the modern light weight carriages sliding sideways on the rails as they go round the bends, and in any case at this time Railtrack have more pressing matters on their minds
- c) **Millennium Party 2001** anyone interested along the lines of that of 30.12.99/1.1.00 ?

## 4. Next Directors meeting - after EGM of 4.12 at No 16.

## POST SCRIPT

"Seasons" have come up with a quote of £870 + VAT for the road repair. We will need to seek other quotes, and a decision on spending of such funds will also have to be made at the EGM of 4.12

DFR/ 6.11.00