

**Elsa Park Community Trust Annual General Meeting Minutes  
Wednesday 11<sup>th</sup> October 2017**

<b>Present:</b>		
Jono Brough	JB	Owner Director (Chairman)
Michael Marren	MM	Owner Director (Vice Chairman)
Peggy Kent	PK	Resident Director
<b>In attendance:</b>		
Barry Cook	BC	Trust Manager
Bea Laidler	BL	Finance and Admin Officer
Emma Ralph	ER	Centre Administration
Lynda Souch	LS	Centre Administration
Robert Anderson	RA	Streets Accountants

**Meeting opened at: 19:00**

### **1. Welcome & introductions**

1.1 JB welcomed all residents to the meeting and thanked everyone for their attendance. Apologies for absence had been received from Duncan Ashwell, James Fordham, Jo Derrick, Sylwester Rzeminski, Paul Fellows, Cllr Robert Reid, Adam Cooke and Dan Browne. A number of members had also sent in their apologies.

1.2 JB then welcomed the Directors and staff. He explained that one director had resigned since the last AGM and that two new directors had joined the Board.

### **2. Approval of the Minutes of the last AGM held on 12<sup>th</sup> October 2016**

JB advised those present that the minutes of the 2016 Annual General Meeting had been available on The Trust's web site since last year and that a printed copy had been available in The Trust office and one resident pointed out that her name had been spelt incorrectly.

It was proposed by Steve Broughton that the minutes be accepted as an accurate record of the meeting held on 12<sup>th</sup> October 2016; the motion was seconded by Dave Forrest and carried by a large majority.

### **3. Chairman's Report**

JB delivered the Chairman's Report using a Power Point presentation. The report covered governance, achievements, The Centre, resident-led activities, the environment, and an update on the plans for the 3G sports pitch. The report is attached as Appendix A to these minutes.

#### **4. Finance Report and Approval of Annual Accounts 2016/2017**

BC presented the Profit & Loss and Balance Sheet and explained that the accounts had been available in the Member's Area of the web site and that a printed copy had been available to view in the Trust Office for some twenty-one days prior to the meeting.

JB then requested a formal vote and it was proposed by Margaret Regan and seconded by Dave Forrest that the accounts for the Year Ending 31 March 2017 be approved and accepted by the members. The motion was carried by a large majority.

#### **5. Appointment of Auditors**

It was proposed by Margaret Regan that Streets Chartered Accountants be reappointed as the Trust's auditors. This was seconded by Dave Forrest and carried by a majority.

#### **6. Questions Submitted Prior to the AGM**

JB thanked everyone who had submitted questions prior to the AGM. Those questions and answers were then covered by JB in his Chairman's Report.

#### **7. AOB – including Questions From The Floor**

JB thanked the Trust staff for their hard work and commitment. He reminded everyone that Facebook is a great tool for passing on queries and concerns, and sometimes enabled answers to be given outside normal business hours.

JB then invited any questions from the floor, reminding all present that the AGM Calling Notice had advised that whilst there was no limit to the number of questions that could be submitted ahead of the meeting, questions raised in this section of the meeting would be limited to two per member.

Q1. Margaret Regan asked what was happening about the vandalised trees.

A1. JB replied that The Trust will be purchasing replacement trees and that these would be protected by tree guards to prevent further vandalism.

Dave Forrest suggested that larger trees be purchased instead, as these would be much more difficult to snap.

Q2. Margaret Regan asked who was responsible for the Spinney as it is very heavily littered and also enquired if the Lindum Homes development at Great Northern Gardens was part of the Elsea Park development.

A2. BC replied that The Spinney is private property owned by Wherry & Sons Ltd and that they are responsible for its maintenance. He added that Great Northern Gardens was not encompassed by Elsea Park.

Q3. Dave Forrest asked when the weeds over the bridge will be cleared.

A3. BC said that he had put in a Highways Fault Report back in May 2017 to get the kerbside weeds cleared on all the adopted roads. LCC advised that the weeds were now treated only once a year, and that the work was expected to be carried out in August or September.

BC said had asked LCC what the position would be if The Trust wanted to spray and clear the weeds. The response was that only targeted droplet application was permitted, and as we don't have the equipment required, BC asked if The Trust would be allowed to clear weeds with a French hoe. He was advised that this could be done, but that road closure and traffic control measures would need to be put in place and permission would need to be sought each time the work was carried out. Taking all the control requirements and safety measures into account, The Board had decided that The Trust will not be undertaking the work which, after all, is funded by the Council Tax that residents pay.

Q4. Mrs Hurd asked how residents can identify the adopted roads as she wants to report blocked drains on The Gables.

A4. BC replied that The Gables and adjoining roads are not yet been adopted and any problems should be reported to the developer. The Trust can always advise which developer is responsible for a given road. He added that hessian hasn't yet been removed from some structures as it prevents tarmac and debris fouling the drains when the roads are surfaced.

JB suggested that residents should make their voices heard and complain directly to the developers as the more complaints received, the more likely the developer will respond.

Q5. Eric Butcher mentioned that prior to the resurfacing taking place on Sandown Drive, there were yellow lines by the school and a box junction in the entrance to Aintree Way, and wondered if there were plans to reinstate this.

A5. BC said that the yellow lines were initially painted by Kier to ensure easy access to their compound and that roads would be lined in accordance with the Section 38 Highways Agreement.

- Q6. Mrs Hurd asked about access to the building plot at the end of the Gables that recently sold.
- A6. BC advised that access would be shown on the Planning Application available from the SKDC website
- Q7. Eric Butcher asked when the road surfaces that had been dug up would be repaired properly.
- A7. JB answered that some roads required remedial work prior to resurfacing and adoption by LCC and that complaints should be directed to the developer.
- Q8. Dave Forrest said that a lot of these questions are discussed in the monthly Board meetings and asked if the minutes of the meetings could be displayed on the various notice boards on the development.
- A8. BC said that the minutes are posted on the Elsea Park website, and that they would take up too much space on external notice boards as all the pages would need to be all displayed separately.
- Q9. Margaret Regan said that there was a Doctor's surgery on the initial plans for Elsea Park and said that RR advised at last year's AGM that he would investigate this.
- A9. BC said that medical and dental provision had never been included in the Elsea park Masterplan. Furthermore, the surgery that had been planned for Falcon Way (on the far side of South Road) was not built because the NHS Clinical Commissioning Group would only offer a one year contract for services and the developer therefore decided that the risk to build a surgery was unacceptable.
- Q10. Margaret Regan asked if there will be a bus service when all the roads are finished
- A10. BC advised that the Shuttle Bus service was not implemented in accordance with a vote taken at an AGM several years ago. To run a shuttle bus to service the timed connections seven days a week at the A15 bus stop was considered to be prohibitively expensive and would have required The Trust to obtain an Operator's Licence and employ two drivers.
- Some of the Green Transport money has been used on other sustainable transport projects, but approximately £39,500 remains ring fenced within the accounts.
- Q11. Keith Gatland said that BT has finished the work on Cabinet 18, but the mess created has not been cleared.
- A11. BC explained that he had complained to the Project Manager at BT Openreach who apologised and has promised that the area would soon be reinstated.

Q12. Eric Butcher asked if there are any plans for the land adjacent to The Centre

A12. BC said that The Trust had no knowledge of any plans, but that he suspected that residential housing comprising of mixture of house types would eventually be built between The Centre and the school.

JB thanked everyone for attending, and with there being no other business, the meeting closed at 20:55