

GLENOGLE COURT RESIDENT'S ASSOCIATION

Minutes of Committee Meeting held on 29 August 2017 at 7.00pm in Stockbridge Parish Church

Present: Michelle O'Toole, Carole Shaw, Carol Fraser, Teri Nudelman, Jan McNee, Deborah Waterson, Lynda Fleming, Ciara Forde, Robert Williamson, John Pearson, Brenda Pearson, Sandra Smith, Jill Andrew (part), Neil Adamson (part).

Apologies: Patrick Honeybone, Irena Loughton, William Martinez, Annabelle Martinez, Sam Rennie.

MO'T agreed to take the chair for the night with SS taking minutes.

Minutes

The minutes of the meeting 10 May were considered and approved.

Matters arising

It was confirmed the action points from the last meeting had been progressed and the picnic on the river bank had been a great success. There were several positive comments about the new website. There were no other matters arising.

Secretary's Report

This item was deferred in the hope that Sam Rennie would be able to join the meeting.

Treasurer's Report

Sam Rennie had advised that, as the one subscription outstanding for 2016/17 had been paid in part, legal action had not been progressed. Three subscriptions for the current year remain outstanding.

Constitution

It was noted that the constitution does not reflect current practice and that there are some difficulties with this – for example it specifies three office bearers (Chair, Secretary and Treasurer) and requires two of these to be present for decisions to be taken. Currently the Secretary and Treasurer roles are held by one person.

It was agreed to recommend to the AGM that the constitution should be reviewed and recommendations for change brought to the AGM in 2018.

Estate Issues

A number of residents had raised concerns about refuse, parking and general estate issues and these were discussed in detail.

Parking

Concern was expressed about the use of visitor spaces by residents and people who are neither residents nor visitors. Various solutions were considered including barriers, bollards, cones, visitor permits and notices on vehicles.

In summary, it was decided that:

- barriers are not possible because siting on private ground (rather than ground adopted by the Council) is not practical;
- bollards can be erected at designated residents spaces subject to planning permission; however they are impractical for use in visitor spaces; and
- visitor permits would be difficult to administer.

Barriers at the entrance to the estate and bollards at visitors' spaces would require the agreement of all owners and changes to property title deeds which would be both expensive and unlikely to secure full support. The deeds would also need checked for reference to any permissions needed from Barratts.

It was agreed that:

- temporary /short terms measures may be effective particularly cones, notices on vehicles thought to belong to non-residents / genuine visitors, and approaching drivers arriving around office opening hours; and
- a further letter of complaint should be sent to Standard Life about the use of residents parking by staff.

Refuse

Concern was expressed about problems with bin collection, overflowing bins and refuse scattered by gulls. It was noted that:

- the Council website provides useful information about communal bins;
- residents should lodge complaints with the Council about delays in emptying bins and overflowing bins;
- missing lids from bins should be reported to the Council; and
- laminated notices on bins asking residents to use other bins as necessary might help to reduce the problem.

It was agreed that depositing cigarette butts on the ground rather than in bins is unacceptable.

General Estate Issues

It was noted that trees on the estate are covered by Tree Preservation Orders as part of the Conservation Area status and problems with trees are the responsibility of the owners in each block and not GCRA.

A hole in the carpark at Ettrickdale was raised. This is likely to be a residents' responsibility but the position would require to be checked. As the problem appears to run along the drainage system, it may be useful for Ettrickdale residents to report the matter to Scottish Water as a first step.

Jill Stewart advised the role of GCRA as set out in the title deeds and constitution is limited to the maintenance of the common grounds. The Association therefore has no authority to deal with matters outwith its remit. MO'T suggested that a separate meeting to consider matters of concern outwith the remit of GCRA meeting would be helpful and a "good neighbour" initiative could be considered.

Information to Residents

It was suggested it would be useful to provide residents with information about the upkeep of the estate and the role of GCRA and agreed that:

- the website should include links to key services eg Council refuse collection;

- the letter sent to residents some years ago should be updated and re-circulated. Chris Brannan to provide a copy of the original to the Secretary; and
- it would be helpful to expand the section on recommended trades persons / firms over time.

Any Other Business

There was no other business

Date of Next Meeting

The next meeting will be the Annual General Meeting in November. Details will be advised in due course.

The meeting closed at 20.20.