

GLENOGLE COURTS RESIDENTS' ASSOCIATION COMMITTEE MEETING TUESDAY 23 APRIL 2024

THE ORHARD BAR AND RESTAURANT, 1-2 HOWARD PLACE, EDINBURGH EH3 5JZ
19:00HRS

ATTENDEES

Committee (*C*):

- Carol Fraser 5/4EP – Chair **(CF)**
- Behnam Balali – Treasurer **(BB)**
- Sam Rennie 5/2GR – Secretary **(SR)**
- Colin Dempster 5/3LP **(CD)**
- Carole Notman 6/3GR **(CN)**
- Brenda Pearson 1/5LP **(BP)**

Action Group (*AG*):

- Doreen Boyle 6/1GR **(DB)**
- Marilyn Brannan 3/5EP **(MB)**
- Sandra Smith 3/3LP **(SS)**
- Resident 2/3LP **(R)**

Members:

- Shirley & Harry Ogilvie 3/4GR
- Geraldine Wooley 5/3GR

APOLOGIES

- S Conner 1/2EP
- R Williamson 1/3EP
- G Cockburn 1/5EP
- A McFarlane 2/2EP
- A McCafferty 2/3EP
- J McNee 3/6EP
- A McCarthy 7/6EP
- H Potter & A Gillies 8/6EP
- L Murray 9/1EP
- S Mattocks 9/3EP
- A McDiarmid 10/5EP
- J Capek 4/2LP
- J & G Sutherland 7/6LP **(JS)**
- E Bettison 3/1GR

	Item/Notes	Actions
19:10	Meeting commenced	
CF	Welcome, here to discuss decisions made at the AGM in November and the SGM in April and any other issues. This is an informal meeting so no agenda is necessary but will use as a list of items.	
C & AG Members	*C* and *AG* members were confirmed, and necessary amendments and additions have been made above.	
Roles of C & AG	*C* are to continue with issues for the common grounds, gardens and collection of association fees. *AG* to take up any works not completed, general maintenance and other special tasks. Quotes are to be sourced and submitted to all members for agreement of expenditure.	

MB/CN	Are happy to look after any block-gardens and are also onboard if anything else is required.	
Gardens	<p>Agreed that we will work with our current gardening contractor (Greenscape) for another 12 months only if the gardens are brought up to a reasonable standard. *AG* members will meet up with Hall and do a walkaround and list which is required.</p> <p>Including: No use of ride-on mower for lawns, edging, etc. It was agreed at the 2017 AGM that extra funds were ok to be spent on this. Copy of these items was shared.</p> <p>BB asked Greenscape to give 30 days' notice of any increase of fees. This was not done in 2023.</p> <p>Agreed that we will meet half-way with contractor to get a reasonable spec together, and we may need to put more monies into the gardening fund if further increases however we are not prepared to pay more for the current quality of work.</p> <p>BB suggested to get three quotes for other gardeners every 2-3 years. SR handed out copies of four quotes which were done last year by CN. They included a price to get the gardens up to standard. These were forwarded to BB who advised were passed on to the *C* at the time.</p>	<p>MB/CN/JS 25/04 - walkaround done 26/04 - SR emailed Hall for walkaround</p>
Extra Spending	<p>Agreed before any expenditure moving forward:</p> <ul style="list-style-type: none"> - Quotes are to be sourced - Compared - Sent to all members for approval by a survey <p>For 'extra' gardening, this may be given to another contractor.</p>	
GW	Agreed that a quarterly Newsletter would be issued to develop communication within the estate.	Volunteers needed
CF	The noticeboard at Liddesdale Place has been cleaned by SR . The lock will be replaced with a coded lock – which was available from a past purchase by the *C* .	CN
SS	*AG* needs to get together a package of what needs to be done.	*AG*
Paint for Gate and Table	BB provides a quote for paint for river gate, treatment for table in Liddesdale Place, paint brushes and sandpaper - £63.60. SS has a couple of stain tins avail at no charge if suitable. SR to check out. Painting party to be held!	<p>SS SR 24/04: One possible colour suitable. Fwded email to *C*</p>
Notice-boards	CN has requested larger noticeboards and a second for Ettrickdale Place. CN to obtain quotes.	CN
Sign on River Gate	<p>It was in the minutes from the 2022 AGM to update the "estate signage". Again in AGM 2023.</p> <p>BB to investigate signage for the gate and wall – having seen some available.</p>	BB
Funds Available	<p>BB advised there is approx £21,000 in our account and we collect more in fees than spend to improve/maintain the estate.</p> <p>MB asked if the yearly fee can be paid in instalments. This was agreed but only if the member starts paying 6 months before the due date so the instalments finish 6 months after the due date otherwise it won't be fair to other owners</p>	Newsletter

	<p>who pay by the due date (members should contact the Treasurer if they have difficulty paying an invoice). This will be advised in the Newsletter.</p> <p>R suggested we issue a survey about increasing fees. This will be done prior to the next AGM, and then for further voting at the AGM.</p>	
Public Liability Insurance	<p>CD asked if the Association has any PLI and this needs to be investigated for the common areas.</p> <p>R advised they have a friend who is a lawyer and will ask pro bono.</p> <p>CF will get in contact with a previous Committee member</p>	<p>CD</p> <p>R</p> <p>CF</p>
Trees at 10EP & 4GR	<p>Block owned trees are damaging block-owned path.</p> <p>SR to email owners of flats to remind them of their responsibility</p>	<p>SR</p> <p>24/04: Done</p>
Parking	<p>CN had met with P4 Parking. Two permits per flat £1 each. No fees. Only downside is the amount of signage required. Main concern is Visitor parking.</p> <p>Possible coded bollards in Visitor spots only.</p> <p>CN/SR/J Pearson to investigate bollards and a survey to be sent out with: (i) P4 Parking (ii) Bollards (iii) No change (iv) Comments</p>	CN/SR/JP
Bin Areas	<p>Needs to be looked at. BB suggested we are a conservation area, and this would be classified as a development rather than a repair and need permission from CEC. But the application for consent is free and if there is any doubt, an application should be made.</p> <p>CF suggested we can write to CEC to see if they can fix the areas. SR advised this was supposed to be done by a previous Chair (AGM 2021).</p> <p>Potential danger to residents, members of the public and Council workers.</p> <p>MB to contact CEC and MSPs</p> <p>24/04: MB has an appointment with Planning next week and has been advised it's probably classified as development of bunkers.</p>	<p>MB/SR</p> <p>24/04 - MB emailed Planning</p> <p>26/04 - MB phoned Waste. SR emailed photos, attn to "Gary". Also emailed prev Chair for copy of email sent previously</p>
Flags at block	<p>SO asked if the two Ukraine flags can be removed from windows – possibly adding to the Newsletter.</p> <p>Advised this was not something the committee can do anything about, but we would pass on the message</p> <p>CF will email the owner (SR to provide email address)</p> <p>25/04: CF to f/up when returned from holidays</p>	<p>CF/SR</p> <p>24/04: SR provided email address</p> <p>25/04: CF to do when returned from holidays</p>
20:34	Meeting ended	