



Notice is hereby given of a

GENERAL MEETING

**To be held on Tuesday 8th December at 7:30 pm
In the Meeting Room at Southfields Library**

AGENDA

1. Present
2. Apologies
3. Minutes of the September General Meeting
4. Matters arising from previous meeting
 - 4.1 Tree Works
 - 4.2 Community Survey Results
 - 4.3 Window Replacement and external decorations
 - 4.4 Safer Neighbourhood AGM
5. Any other business
6. Date of next meeting

Refreshments will be available throughout the meeting



WIMBLEDON PARK CO-OPERATIVE GENERAL MEETING
Held on Wednesday 30 September 2015 at 7:30 pm at
Southfields Library Meeting Room

MINUTES

Meeting chaired by Bernard Koudjo

1. Present

Committee Members

Bernard Koudjo [Chair]
Linda Osborne [Vice Chair]
Anne Bzowska [Secretary]
Stephen Johnson

Other Attendees

Chay Pulger [Estate Manager]
Rachid Bellili [Financial Consultant]
Bernard Brennan [WBC RPO]

Members: M Arnese, J Conway, M Frear,
Z Georgieva, G Kotzia, A Jespersen, S King,
M O'Shea, D Farley, M Novo, H Pastor, K
Ryan, L Stevens, V Wood, G Wood, M
Tyler, S Wilcox

2. Apologies

Christina Jordan [Board member], Phyllis Edwards [Treasurer], Betty Harmasz
and Michael Waters

3. Minutes of the previous Annual General Meeting

The minutes of the 24 March 2015 GM were approved and signed

4. Matters Arising

4.1 Tree Works

Walk round by BK, PE and SJ is to take place on Saturday 3rd October at 9am. LS
will accompany to look at the trees at the rear of Fernwood.

4.2 Lids for Paladin Bins

Our existing Paladin bins do not have lids and are not manufactured anymore.
Plans for the exchange of the old paladin's bins for 940ltr Chamberlain bins have
been agreed with the council at no additional cost. This however, will have to be
done in stages due to stock levels. The Fernwood bins will be replaced first.

4.2 Sainsbury's Development

No planning application has been made as yet. When the board becomes aware of
an application being lodged this will be printed and circulated to the residents of
1-19 Wimbledon Park Court as they may wish to submit objections.

4.4 Window Replacement and external decorations

The chair read from Nigel Reimmer's email to CP dated 10/09/2015 as follows:

I can confirm that all the tenders have been returned and are currently being appraised by the appointed consultant. I anticipate that the documents will be with my section shortly and the next stage of resident's consultation should take place before Christmas. All residents will be invited to another consultation meeting whereby they can discuss the works with the officers involved. I will keep you updated on any further progress.

There followed discussion about window panels surrounding doors in some flats and the council's refusal to replace these as part of the planned works. BB clarified that leaseholders should check their leases but he believed that they are free to replace these themselves without council involvement. CP explained that the co-op should put in a request to the council for a door replacement works project for the council tenants. This will be discussed at the next board meeting.

5. Any Other Business

Residents asked whether it would be possible to have door entry systems installed on the estate. CP said that this was included in the Business Plan and would be progressed this financial year. BB warned that for such a system to be installed each building would require the unanimous agreement of all residents. This has been a stumbling block on other estates. He suggested CP contact WBC to contact WBC's electrical department to check the council's current requirements. He also pointed out that these systems do have maintenance issues and costs once installed.

DF suggested the board take a look at Greenfield House in Inner Park Road to see a similar style of property that has been adapted to include a door entry system.

BK reported that the results of the Community Survey were being analysed and details of suggested social activities would be provided at future general meeting.

BK advised that a representative of the Safer Neighbourhoods Team has been invited to come to future general meetings.

LS requested that future Safer Neighbourhoods Team meetings be advertised on the estate notice boards so residents can attend if they wish.

BB suggested residents call 101 whenever an incident occurs as these are logged and used to inform PCSOs of where and when they should patrol.

BK reported that a grant has been agreed from the council's small improvements budget for the installation of a motor cycle parking area in the Allenswood and Ambleside car park. Work will commence shortly.

Residents asked that the board review its decision to ask for notice of subjects members wish to be discussed to the agenda. BB explained this was standard

practice as more accurate responses can be given if advanced notice of queries is given. People then complained that their requests had been turned down. AB replied that only one request had been received and that it was turned down. The Meet the Board sessions were regarded as a more appropriate forum to discuss detailed gardening issues.

BK invited members to join the board to participate more actively in the co-op.

LS requested that a way of contacting board members directly should be provided. It was decided the website will give an email address for the board.

BK advised that the co-op's annual report for 2014/15 will be distributed shortly.

6. Date of next General Meeting [8th December 2015] – Christmas Drinks will be provided.