

WIMBLEDON PARK CO-OPERATIVE GENERAL MEETING
Held on Wednesday 30 March 2016 at 7:30 pm at
Southfields Library Meeting Room

MINUTES

Meeting chaired by Bernard Koudjo

1. Present

Committee Members

Bernard Koudjo [Chair]
Anne Bzowska [Secretary]
Phyllis Edwards [Treasurer]
Stephen Johnson [Board
Member]

Other Attendees

Chay Pulger [Estate Manager]
Rachid Bellili [Financial Consultant]
Bernie Brennan [Wandsworth RPO]
Members: V Kusheva, Mary O'Shea,
K Tozer, S Tozer, Michel Tyler, M Wilson,
W Wilson, D Woodward

- The meeting was inquorate but it was decided to go ahead anyway as so many residents had taken the trouble to attend.
- Attendance by any amount of member the following week at the same time and same location will be able to ratify the minutes from 30 March 2016.
- A Bzowska solely attended on 6 April 2016 and ratified the minutes from 30 March 2016.

2. Apologies

Eli Kotzia, S King, A Cook, L Stevens, Michael Waters

3. Minutes of the previous General Meeting

The minutes were approved and signed.

4. Matters Arising

4.1 Window Replacement and external decorations

The scaffolding will begin in first week of April to Fernwood, Allenswood and Briardale. The contractors have to use about 8 car parking spaces in the Briardale car park for storage container, waste and their site office. There will be three pilot flats. Each flat should take 2/3 days to complete.

5. 2016/2017 Budget Approval

The budget was discussed and approved at the board meeting on the 15th March 2016. Our annual allowance has been reduced by £26000, which will be phased in over 4 years but due to our paying for tree works in error the council has agreed reduce by £13000 only in order to pay for previous years tree expenditure. We should, with stringent and careful management be on course to make a surplus for 2016/2017.

5. Business Plan 2016-2018

The business plan has been worked on for over 2 years by board members and the estate manager. It is now complete. It outlines the vision, plan and strategy for Wimbledon Park Co-operative. It is a 3-year plan then we will review it again in 2018. There is an Action Plan, which is always under review and is a continuous working document.

The business plan is available on our website to view. It was approved at the board meeting on the 15th March.

6. Book keeping tendering / accounting

Nine companies were invited tender. Three companies complied with the terms and had the necessary insurance, skill and experience and subsequently two companies submitted bids. The tendering process indicated that we were already receiving the most economically competitive service and have therefore continued our arrangement with Dev Success Ltd on a new three-year contract.

6. Any other business

Step lighting is to be installed in Ambleside external steps. Work will be funded by the WBC small improvement budget.

Rachid, our financial consultant, is retiring. The residents all thanked Rachid for his support and conscientious service in ensuring the success and survival of Wimbledon Park Co-op. There will be a review of how to continue financial oversight after Rachid leaves.

8. Date of next meeting

7th July 2016 (AGM)