

Brentry Park Development

2016 Residents' Meeting Minutes

1st November 2016

Minutes

These minutes should be read in conjunction with the presentation slides which are also published on the web site.

Directors Present

Mark Canwell, Gill Brooks, Lizzie Witchard,

Craig Wightman sent his apologies for his absence.

Residents' Feedback

During the meeting where the slides were presented and the following topics were covered:

- Welcome & Introduction
- The role and ethos of BPDML
- Financial summary 2015-16
- Conveyancing, certificates and RX4 process
- Landscaping and proposed tree surgery

At the end of the meeting there was an opportunity for a questions and answers session and for the residents to provide their feedback, which is summarised below:

TREE SURGERY

HORNBEAM – T1

Many of the residents feel very strongly that the Hornbeam should not be taken down. Following a show of hands it was apparent that everybody attending the meeting would like to save the Hornbeam if at all possible. The directors stated that they too would like to save the Hornbeam if they could get assurances from professional bodies that it was safe to keep it in place but made the point that they have a duty of care to the people using the amenity areas.

ACTION: After discussion it was decided that the Directors would seek additional professional advice regarding the Hornbeam both from the Tree Protection Officer at Bristol City Council and from a tree specialist who Paul Helps knows in his capacity as director of Repton Hall's management company.

COPPER BEECH – T2

Alistair from number 11 RVP wanted to make the point that the crown lift on the copper beech should be done very sympathetically. He felt that the branches that overhang close to the ground are part of its unique character and that the adults and children using that part of the amenity area

have grown to love the way it seems to cocoon them when they are within its branches. Alistair would like us to consider only cutting the branches that impede Green Fingers being able to mow the lawn but to keep the branches as low as possible to maintain its character.

ACTION: The directors will discuss these points with Greenfingers.

SYCAMORE – T3

Some of the residents expressed concern about the potential appearance of the proposed cobra bracing on this tree.

ACTION: The directors will discuss the cobra bracing with Greenfingers to ensure that it is done as sympathetically as possible.

LANDSCAPING

It was very much appreciated that the trees had been pruned along the rear fence to John Repton Gardens and some of the residents wanted to offer feedback that they were very grateful that this work had been carried out and to such a good standard.

The residents pointed out that there was ivy growing up one of the light pillars at the entrance to Royal Victoria Park nearest St Peter's Hospice.

ACTION: The directors will instruct Greenfingers to remove the ivy.

CONVEYANCING

One of the residents suggested that we should look into completing the RX4 process on all the remaining houses not yet transferred over to BPDML, rather than doing this process on an ad hoc basis as and when houses are sold, so that the certificate issuing process is swifter. Gill Brooks thought that this would be a good idea.

ACTION: The directors will look into the possibility of doing this and the related costs.

PARKING

Concern was raised about the number of cars which park along the entrance to Royal Victoria Park opposite the new flats. It was felt that as well as being unsightly it made getting in and out of the estate very difficult and there was an increased risk of accidents. The directors advised the residents that it was a difficult problem to solve short of putting double yellow lines in that area. One of the residents suggested putting a railing along the pathway to deter parking.

ESTATE AGENTS SIGNAGE

It was generally agreed that the amount of estate agents signage and along the boundaries of the estate is unacceptable and against the covenants of the estate.

ACTION: The directors agreed to writing to the local estate agents every year to stress that they should not put any boards up on the estate or on the boundary.

LITTER

There is quite a lot of litter on the estate, especially on a Thursday after rubbish and recycling has been collected. Many of the residents go out and pick litter on a Thursday. They suggested putting a request for all residents to do this outside their own houses in our next letter.

GENERAL

Many of the residents thanked the directors for their work this year for the benefit of the estate.

Minutes prepared by Lizzie Witchard.