

KEMNAL RESIDENTS ASSOCIATION

ANNUAL GENERAL MEETING

MINUTES OF MEETING DATED 20 JUNE 2012 AT SELWOOD HOUSE

PRESENT:

Officers:	Graham Pedgrift	Chairman
	Tony Burrett	Vice Chairman
	Avril GreatRex	Treasurer
	Mary Turner	Secretary

Committee members present and other attendees added their names to a list circulated at the meeting and this will be appended to the Minutes.

The Chairman welcomed members to the meeting and noted the sad loss of Committee member Norman Brooks, during the year. He introduced new member Lin Limbrey, who had also taken over from Maureen Gord as Neighbourhood Watch Coordinator during the year and will speak to the meeting later in the evening.

1 **APOLOGIES** were received from Mr Grierson and Mr and Mrs Sennett.

2 **Minutes of the meeting held on 28 June 2012** - were agreed as a true record. Gordon Brown proposed, and Kathleen Lane seconded, that they be accepted and signed by the Chair. There were no matters arising.

3 **CHAIRMANS' REPORT**

The Chairman referred members to the report/newsletter recently circulated and commented as follows:

- a. **Road Surface** – he remarked that no major road works have been done for around 8/9 years and the road had worn well. However work was now required and would be discussed fully later in the evening.
- b. **Footpaths** – were not in top condition but were considered to be safe
- c. **Grass Verges** – at the last AGM we had been asked to clarify who owned the verges and whose responsibility it was to maintain them. This had been done and the clarification had been posted in the newsletter. Briefly, the KRA was responsible only for the maintenance of those verges which followed the footpath on the east side of the road. Verge protection had been looked at and the desirable option was 'granite sets;' but unfortunately the cost was prohibitive. Ordinary concrete kerbs had been considered but it was felt this would detract from the rural aspect of the road.
- d. **Grit Bins** – have worked well - only a couple of snowy days last winter but it was noted that on those days, there was a shortage of volunteers to spread the grit.
- e. **Entrance feature to road** – as discussed at the last AGM, this is outside the remit of road maintenance and since there had not been a clear majority in favour of raising additional funding to pay for such work, the matter had been shelved.
- f. **Amenity Strip** – as advertised in the Newsletter, there will be a clear up this weekend and volunteers would be warmly welcomed.
- g. **Road signs** – it was noted that after many accident-free years, two motor accidents had taken place at the junction with Ashfield Road within 10 days of each other, demolishing the road signs at either side of the junction in the process. Bromley Council have the matter in hand and the signs will be replaced within 2 weeks. The 'no through road' motif will be incorporated into a road sign.
- h. **Website** – residents were urged to look at the website which provided interesting reading, along with the Chislehurst Commons and Chislehurst Society websites. Graham thanked Tony Allen who had set up and maintains the website.

4 **TREASURER'S REPORT**

Copies of the Income and Expenditure account for the year to 5 April 2013 were circulated. Avril expressed her thanks to Mr Grierson for examining the accounts; noted that income was slightly higher because of a duplicated payment by one property and invited comments from the meeting.

- Q. What does the insurance payment relate to?
 A. Public liability cover of £5M for the road and verges
- Q. Can an extra payment be expected from Hoblands due to their greater use of the road by heavy transport during building works?
 A Yes – an additional contribution has been received
- Q How many people did not pay the subscription?
 A Four properties did not make a contribution – 3 of them because we do not grit associated roads (for which Bromley Borough Council are responsible) and the fourth because all calls to the house were ignored.
- Q Why doesn't Bromley Borough Council grit associated roads?
 A Because it appears to be their general policy that side roads are not gritted.

Another resident offered advice on investment and since there were no further comments Avril asked that the accounts be accepted. Graham thanked Avril for all her hard work in collecting subscriptions and keeping our finances in good order.

5 TO APPROVE ACCOUNTS OF THE ASSOCIATION TO 5TH APRIL 2013

Mr Wood proposed and Mrs Burrett seconded the proposal that the accounts should be approved and accepted. All agreed.

6.1 ELECTION OF OFFICERS AND COMMITTEE AND RE-APPOINTMENT OF INDEPENDENT EXAMINER

Prior to the AGM, Graham had announced his intention of resigning as Chairman and had invited nominations for a successor: Tony Burrett proposed, and Lin Limbery seconded the nomination, that David Viles should succeed as Chairman.

There being no other nominations, it was resolved that David Viles be appointed as Chairman for the forthcoming year.

He then assumed his position and chaired the rest of the meeting. The Chairman declared that the other three Officers had agreed to stand again and asked for any further nominations. Beryl Burrett proposed, and Margaret deMaid seconded the nomination, that all existing officers should be re-appointed.

There being no other nominations, it was resolved that the existing Officers should be re-appointed for the forthcoming year.

The Chairman then declared that Graham Pedgrift had agreed to remain on the Committee and that all current committee members had indicated their agreement to stand again and asked for any further nominations. Gordon Brown proposed, and Jean Pedgrift seconded the nomination, that all existing committee members should be re-appointed.

There being no other nominations, it was resolved that the existing committee members should be re-appointed for the forthcoming year.

The Chairman then asked for the agreement of the meeting to the re-appointment of Mr P Grierson as Independent Examiner and confirmed that he was willing to stand.

Members unanimously agreed to the re-appointment of Mr Grierson

6.2 Lin Limbrey – Neighbourhood Watch Coordinator

Lin introduced herself as the new Coordinator and explained that The Neighbourhood Watch (NHW) scheme is a partnership where people come together to make their communities safer. It involves the Police, Community Safety departments of local authorities, other voluntary organisations and, above all, individuals and families who want to make their neighbourhoods better places to live. She is the central point of contact in our area and receives a

regular Newsletter from the Borough Commander which she is happy to circulate to any resident who has registered with her by email. She is contactable at neighbourhoodwatch@kemnal-road.org.uk

- 6.3 The outgoing Chairman was invited to speak to the meeting and Graham was happy to do so. He recounted several amusing tales of incidents during his ten year stewardship of the KRA and informed residents of current and future developments which he thinks may affect the maintenance of the road. Vice-chairman Tony Burrett then paid tribute to Graham's hard work and diplomacy over the years and to his love of the road and its rural character which he has strived to maintain. He was happy to announce that Graham, as a committee member, would retain the portfolio for road maintenance and would continue to give it his meticulous attention. He proposed a vote of thanks from the Committee which all were happy to second and then presented Graham, on behalf of the Committee, with a modern Atlas of the World and a copy of 'The Story of Kemnal Road' signed by the Committee.. We all look forward to hearing about his travels in years to come.

7 ROAD FUND CONTRIBUTIONS

It was confirmed that the Road Fund Contribution for 2013/14 has been set at £30. All agreed that this is a modest sum.

8 OPEN DISCUSSION ON ANY OTHER TOPICS OF CURRENT CONCERN

8.1 ROAD SURFACE

A schedule was circulated to residents showing areas of the road which required attention and the relevant costings:

Option 1: Three sections had been identified as in greatest need of resurfacing and the cost of treating these three areas was £16,000.

Option 2: The Contractors had suggested that it may be cost effective to carry out the work in two sections. More road surface would be covered in all and there would be fewer joins, which tended to be the first stage of deterioration. The cost of this work would be £19,660 but would hopefully have a more lasting effect.

In addition: there were several small patches which could be treated at the same time at a cost of £1500 app. Road markings would be re-applied in all cases.

The Chairman reported that the committee had met to discuss the matter and firmly proposed that Option 2 be accepted at the cost of £19,660 plus the cost of patching up of small areas at £1,500. Road markings and white lining will also be incorporated

All agreed to this proposal

It was noted that the cost of re-surfacing the whole of Kemnal Road was £66,500 which was not affordable. Work should take place end August/September, hopefully when the work at Hoblands is completed. Road markings and white lining will be incorporated. Questions were invited from residents which mainly centred on practical problems. They were informed in response that the work would take only 2/3 days and that it would not prevent access to homes during that time. It was asked whether the new road surface could reduce the height of the first bump which has proved to be a problem for some residents and the Chairman agreed that this could be looked at.

A resident asked whether yellow lines could be introduced close to the junction with Ashfield Road to prevent cars parking too close to the junction but it was agreed that they would be unenforceable on a private road, although 'no parking' signs could be installed.

8.2 OTHER POINTS

- A resident enquired whether the verge was to be restored outside Hoblands and if so, whether the road surfacing would be delayed until this work was carried out. The Chairman agreed that this was the case.
- A resident suggested that granite sets for verge edging may not be as expensive as thought by the Committee and the Chairman agreed that he would be happy to receive full details.
- A resident referred to the top end of Kemnal Road where traffic congestion was caused by cars parked too close to the junction with Bromley Road. The Chairman replied that this was not our responsibility but that we would be happy to communicate those concerns to the Council.

Meeting ended 8.50 pm