

**COMMITTEE MEETING OF THE DERBY ROAD FUND
03 JUNE 2020 at 7 pm via Skype**

Present:

Simon Scaddan (Chairman)
David Moro (Treasurer)
Paula Benham (Minutes Secretary)
Jamie Harcourt
Sean Mitchell
Gillian Vooght

The Minutes of the Committee Meeting held on 20 May 2020 were approved as a correct record.

Matters Arising/left over activities from the last meeting:

A list of contacts from the offshoots would be discussed in the next two weeks.

ACTION: SS and PB

The web page operation would be discussed in the next two weeks.

ACTION: SS and DM

A letter would be sent out to all residents with regard to the costings of CCTV cameras.

ACTION: SM and DM

With regard to proposals for a new committee member, GV had put forward the name of one resident but more were needed before SS talked to them individually.

Status of the road and its possible purchase:

SS had distributed his ideas on 01.05.20 and this formed the basis for discussion.

DM mentioned that, with regard to the status/purchase of the road, two years ago the previous Chairman, [REDACTED] had stressed the necessity to purchase DR to safeguard its future i.e. to stop an outsider buying it and imposing their own levies on residents.

Since then, the subject had been raised by the Management Company of FV and our voluntary legal adviser, Elaine.

GV had distributed a list of requirements from the Crown Estates and a disclaimer would be sought.

GV had distributed an enquiry reference letter from HM Land Registry where it stated DR was unregistered and offering us guidance to investigate this further. It was agreed that costings for an initial enquiry should be sought. JH strongly advised this should be done before we attempted to purchase it. Once the disclaimer had been received GV would then speak to Messrs Burgess, Crown Estates Solicitors for cost of possible purchase.

ACTION: GV

SS asked for his reservations to be minuted because of the complexity of the issue, the time involved and the doubtful benefits of the acquisition.

It was agreed that the purchase of the road should only go ahead if it proved advantageous to all and would not be used as a leverage to force residents to pay their DR fees.

It was felt that by acquiring the road, the ambiguity over payments could be removed, as only an owner could enforce the covenants. At present the Committee were merely caretakers.

It was thought the Committee might need to form a company to purchase the road and JH suggested that DR could become a charity and everyone who contributed to the DRF would own a percentage.

In summary it was agreed GV and DM would carry on with their work of establishing the status of the Road and looking into the potential purchase.

Other Options:

At present DR worked on the basis of voluntary contributions and this system had worked reasonably well until Dorringtons had sold on FV. Up until then this management company had paid all the fees for FV and upon sale they notified all residents of their responsibility to contribute to the DRF but when FV formed its own committee they over-rode this decision. At present 10 properties were still owned by Dorringtons, for whom they paid.

When DM had taken over as Treasurer 70-75 % of residents had paid and up to date 83-84 % now contributed. The current fund was sufficient for the next resurfacing in 2025. Would residents be happy to delay re-surfacing for another year because of non payers? Although an historic issue it was felt that it didn't have to be one going forward.

SS pointed out that we had no means of enforcing payment and going down the route of purchasing the road would mean this would be the default position for at least a year.

His third reminder to those with outstanding fees had resulted in one payment out of 24 letters sent. It was felt persistent non-payers would carry on in the same vein.

It was agreed that commenting on this at the AGM wouldn't help the community spirit we are trying to bring about but also that we should involve residents, explain the problem and encourage payment by example. DM felt there was a lot of resentment from those who do pay against those who don't.

JH put forward a suggestion of possibly sandwich boards in the road on a temporary basis asking "Have you paid your DR fee? It was agreed to discuss at the next meeting.

ACTION: PB for agenda"

Any other business:

Draft letter to all residents from JH with regard to verge and tree maintenance. All agreed..

ACTION; SM and SS

JH had surveyed the frontages and trees from 18 FV along to the entrance to Mander Court.

This accounted for 12 trees and most of the verges on the south side. Some trees looked rotten.

Future publication of the Minutes and Newsletter which hadn't been discussed at the last meeting.

This would be held over to the July Skype meeting.

JH offered to provide a pro forma from the Army for future Minutes.

The meeting ended at 20.20.

Date and time of next meeting: Wednesday 15 July 2020 via Skype