

NOTES OF WATERWAYS MANAGEMENT COMPANY MEETING

DATE: 14th December

Introductions were made of Wendy Scott and Roger Mumby-Croft.

1. Insurance:

Since the director was not able to make the meeting and had sent notes in advance, a second director went through what he had done on this subject. The second director had approached a broker who had trawled the market for quotes on our behalf. This was for coverage of public liability for £5m coverage. This cost £1,100 per year.

It was agreed that we do not need individual insurance – just company insurance.

There was a discussion over whether Peverel's insurance would cover the Management Company – general view was that it would not. There was a question as to what we need to be insured for and a third director offered to check with Peverel and check.

The second director is to research Insurance issue further. We are going to commit to the company policy, copies of which will go to the Chairperson and Secretary.

Payment to be made by Peverel

Agreed that no more quotations are necessary.

2. Size and Shape of management Company

Since insurance is no longer an issue of cost, the size of the Company from that view point is no longer an issue.

More of an issue is the size that makes up a quorum given that not everyone will be able to make every meeting.

It was suggested that a quorum should be an odd number.

Third director and a fourth agreed to work on the Constitution of the Company and report back

Discussion on the fact that we should have as many of the Directors at the next meeting as possible since we need to make decisions on Chairperson, Secretary etc..

If people wish to be nominated, they need to make their pitch for the position they would like. This can be done before hand as well as at the next meeting.

Second director suggested he will organise the next meeting at the Anchor Pub and he and fourth director agreed to look at the suitability of the Anchor for the next meeting – the community centre not being available.

3. Arson in Bin Area

The issue of the Arson attack in the bin area was discussed – it is an insurance issue and Peverel are dealing with it.

Longer term there is an issue of the policing of the community, relationships with OCHA and the “them and us” issue was discussed.

OCHA had held a mediation meeting to which few of the Waterways residents went. Suggestions had been made but the Mediation company had subsequently gone bust.

Third director raised issues of health and safety on the Waterways and ways of dealing with this – Gates, CCTV and how to deal with security issues.

A fifth director was passionate about the issues in the Bin buildings given that many are badly situated given the hazard they are potentially and the materials that Berkley’s had built them from originally. They are also too near the apartments.

4. AOB

Accountants had contacted one of the directors with a letter that needed signing. Generally the accounts need a review overall.

[Minute taker could not remember whether meeting agreed to sign this or not or await appointment of officers].

Large List of additional items to be discussed:

- Positioning of bollards – Rackham Place to Lark Hill – Issue for Ambulance and Fire Engine Access.
- Parking
- Speeding
- Bin Stores
- Road Signage
- Bins out front
- Security
- Lighting
- Satellite dishes
- Clamping signs
- Lifts
- Gates
- Adoption of estate roads by local authority

Next meeting to be on 15th or 22nd January.