

# THE BUCKSTONE ASSOCIATION

## ANNUAL GENERAL MEETING

TUESDAY 12TH MARCH 2024

Welcome to the annual general meeting of the Buckstone Association. Thank you all for coming, it is very much appreciated. I would also like to welcome any new members to the meeting who have moved into Buckstone in the last year and to any members who have joined us this evening for the first time.

I am Lindsay Walls, Treasurer and in the Chair's absence, I will be chairing the meeting this evening. I'd like to introduce other committee members present this evening: George Symonds, Secretary and the other committee members: Kenny Page and Dorothy Brydon and Angela Brodie. Barbara Dick, our administrator, will be taking the minutes of the meeting.

I hope everyone has picked up a copy of the Annual Report & Accounts as well as a copy of the projected Budget for 2024.

I would like to remind everyone that there is only one vote per household so if there is more than one person from a single house you will have to decide between you who should vote. If there are any comments from the floor during the meeting please give your name and address.

1. Firstly, Apologies for absence – Ms. Coates, Buckstone Hill, Mr. Jackman, Buckstone Way, Mr. Ralph, Buckstone Place.
2. Minutes of 43rd AGM for approval. The minutes have been available on our website and a summary is on page 9 of the Annual Report. The Chairman asked if there were any comments to be made, none forthcoming. Approved.

### **3. Annual Report**

MIB Services are contracted to cut the grass on a weekly basis during the months of June, July and August and at the beginning and end of the season the grass is cut every 10 days or so. We feel that this practice works extremely well, and the contractor will continue to do this in the coming year.

Due to extenuating circumstances, the grass was not cut on several occasions in late summer, but the contractors will carry out other routine work in recompense. Greaves Gardening attended to the flower beds on the estate on a monthly basis from March to October and we are happy to continue with this service.

The trees at The Knoll and the woodland behind Buckstone Place have a Tree Preservation Order on them and we have to seek permission from the Council if any work requires to be done on them. Fourteen trees were planted in March 2023 and most of these have flourished. The few that did not will be replaced soon.

Treeline were on site in January to do some work on the trees at the amenity area at Buckstone Drive and they will also carry out routine work as and when necessary.

The amenity areas are for the enjoyment of all, and we would ask that all members ensure that if their children want space to play, they do so at the park or the field and in particular not to play football or other ball games on amenity areas, especially if the children are over the age of 7. We would like to ask the members present if we can continue with this ruling. All agreed.

There also seems to be a growing concern again about Dog Fouling and we would ask that all members clean up after their dogs, particularly on amenity areas where people walk and younger children play.

The Council have some responsibility for clearing footpaths, but members must take some responsibility themselves for clearing the leaves from their gardens and adjacent footpaths. We must also remind members to ensure that hedges and shrubs should be kept trimmed back from footpaths so that they do not impede pedestrians. We will issue a note to owners if we feel the need to do so although the Council will do this on occasion too if it is brought to their attention.

### Administration

Administration of the estate continues to go smoothly. However, there were 7 assessments outstanding for 2023 and so those members will be asked to pay £50 this year as well as this year's assessment.

#### **4. Treasurers Report and Approval of Accounts for 2023**

The accounts for the year to 31 December 2023 are given in the Annual Report, and our surplus is now just under £12,000. Two thirds of this amount is approximately the cost of our outgoings in the first three months of the year so that will cover us until the assessments become due.

The Chairman asked that the Accounts for 2023 be approved. All agreed.

#### **5. Appointment of Charlotte Tucker at Prime Numbers to review the accounts.**

We would again like to appoint Prime Numbers to review this year's accounts. Proposed and Seconded by the Committee. All agreed.

#### **Assessment for 2024**

Copies of the 2024 budget were then handed out. The net cost per member is £26.61 however with the surplus we have, we again propose to set the assessment at £25 this year. Does anyone have any comments in relation to the budget for this year?

**So, motion 6. is:**

“That the assessment for 2024 be set at £25.00 (twenty-five pounds) per house payable by the owner at 1st April 2024.” Proposed and Seconded by the Committee. All agreed.

**7.** I would like to bring your attention to the "late/non-payers" list in the AGM Notice. On this list we put in those properties whose owners have failed to pay on time. So, Motion 7 is:

“That this meeting instructs the Committee to publish with the Annual Report in March 2025, a list of those assessments for 2024 not paid by 31st December 2024.”  
The motion is proposed and seconded by the Committee. All agreed.

Our next motion is in relation to those members who do not pay their assessment on time and within a reasonable period. This motion was brought in over 10 years ago to try to encourage owners to pay on time, as then there were over 30 members on the list.

We issue the Assessment Notice in March to all properties and a reminder to those that have not paid by the end of May and a final demand in mid-July. If an owner is known to be a consistent late payer, then no further communication will be forthcoming. If payment has not been received by 31st July then as from 1st August the late payment charge of £5 per month or part thereof will become due. A further letter is then sent in October.

**So, motion 8. is** "That this meeting agrees that non-payment of the assessment by 31<sup>st</sup> July 2024 will incur an additional fee of £5 per month or part thereof until settlement is made. Any legal costs incurred will be additional to that sum." Proposed and Seconded by the Committee. All agreed.

**Moving on to motions 9, and 10.** We come on to the appointment of the committee and office bearers.

Those present are happy to continue in their roles on the committee, although I would like to ask for one or two members present to volunteer their services and come and join us. The committee meet about 5 times a year. We really do need some new people to join us going forward. Many of us have been on the committee for quite some time and it is important for the future of the Buckstone Association that we have a team on the committee that are invested in our neighbourhood and community. We want to encourage more members to come on board. Mr. Albert Muckley of Buckstone Crescent volunteered to become a committee member.

Can we please ask for the meeting's approval to appoint the office bearers and the committee members? All agreed.

**11. Motion:** “That this meeting authorises the Committee to pay each Committee Member an attendance allowance of £25 to attend Buckstone Association Committee Meetings – the amount to be set annually at the AGM”. Proposed and Seconded by the Committee. All agreed.

**12.** We never take on the option of taking members to Court lightly but some members insist on not paying unless forced to do so. The Committee still feels that any precedent where payment is avoided could mean many on the estate not paying. A judgement against any member for not paying is recorded for several years and will reflect their credit rating.

We still however need the Authority from the AGM to pursue claims even though the cost may exceed the amount recovered. Does anyone have any comments relating to this?

**So, the motion is:**

"That this meeting authorises the Committee to follow such procedures as they consider necessary to ensure that all members pay the assessment including raising such action in court through Simple Procedures, regardless of the fact that the cost may exceed the amount recoverable." Proposed and seconded by the committee. All agreed.

**13.** "Those members attending an AGM which fails to have a quorum will be eligible for a discount off the assessment of £25". There are 898 members in the Buckstone Association and yet this evening, we only have 33 members, including those on the committee, so that's only just over 3% of the membership.

A couple of years ago we felt that if 24 members turned up and we could not hold the meeting, then they should be rewarded for their effort. This Motion is proposed and seconded by the Committee. All agreed.

**14.** One member asked if it would be possible to put a note in the annual assessment notice to remind members that Buckstone is a 20mph zone and drivers should adhere to that. This would be considered at the next committee meeting.

This brings us to the conclusion of the AGM and I would again like to thank everyone for coming.

Meeting ended 7.50pm