



Powderhall Village Owners Association

www.powderhallvillage.org.uk

Minutes of Committee meeting held on Thursday 18th JANUARY 2019.

Present: Gordon Chrumka, Roddy Martine (Chair) Jane Garrett , Sabine Goldhausen, Frans Kooy, John Riley, Richard Ross, Karen Shewan, Mel Shewan, Kathryn Tomlinson, ,

In attendance: Sarah Wilson of Charles White

Apologies: Elaine Ennis-Blunt. Jane Garrett, Stuart McAllister, Emma Hignant, Kevin Patch, Ramon Inglada.

1/ Approval of Previous Minutes:

The Minutes of the meeting held on Thursday 15th November 2018 were approved.

2/ Conveyancing of Parking Spaces and Common Land to Powderhall Village Owners Ltd.

Roddy reported that the Conveyancing was in hand but that MBM (Commercial) required a valuation report on the parking spaces to enable registration. Charles White has asked Graham & Sibbald Surveyors to provide this.

Sarah to Action 14/03/19

3/ Review of Actions from Sarah Wilson, Charles White, Factors

Issues were addressed by Sarah as below:

- All recent jobs raised by Powderhall residents have been addressed.
- For Sale and To Let Signs: solicitors/ estate agents are still not removing their signs when a flat is sold or let. Given an appropriate amount of time for their removal, they are being taken down and placed in bin stores for disposal.
- Maintenance: Insurance claims relating to water damage are on-going but not major. Charles White is offering a plumbing inspection by Watson and Gordon. They will check shower seals, sinks, toilets etc at a cost of £20 per flat and will be available from February. This approach has been used in other developments and found to be very useful.
- Owners and Tenants are continuing to cause problems by storing items in common areas. This is causing a fire risk and various other safety issues and it is contrary to the Powderhall Deeds & Conditions. Owners and Tenants are requested to retain their items within their own premises.
- The gardeners have ensured that there is adequate salt in the bins for potential snowfall over the coming months.
- Sarah Wilson reported that there are now 301 members of Powderhall Facebook group (tenants and owners) . There is a process in place for potential members to be approved, ie: an address must be offered.

Powderhall Facebook Friends are asked **NOT** to send messages to Sarah or Charles White via Facebook but to contact **Sarah and Charles White direct on 0131-446 6976.**

5/ Canonmills Garden development: Sarah Wilson has met with the site manager regarding the placing of banners and signs on the Powderhall fencing. These have been taken down.

6/ Perimeter matters: The tall trees next to the Canonmills development need to be maintained and some poplars may have to be removed. Sarah has spoken to the developer about the encroachment of trees onto Powderhall Brae and she will be passing on to them the previous tree survey for further information - the Fountain Forestry document on 200??

Sarah to Action 14/03/19

7/ Powderhall Gardens improvements: Residents have expressed an interest in planting bulbs etc. This is in order as long as the Committee is kept informed and Charles White is told about any re locations so that the garden contractors are informed before grass cutting, bed trimming, etc. There is some funding available through the Committee for purchases and therefore receipts should be kept by anyone purchasing bulbs. Frans, Sabine and Roddy will meet to discuss possible seed plantings at the Rigg.

8/ Powderhall Social Event: The Committee intends to organise a community event in the Spring/ early Summer of 2019. It was decided that an outdoor event on a Sunday afternoon might be preferable, depending upon the weather. This can be discussed at the Powderhall AGM.

Next PVOA Meeting: 7.30 pm on Thursday 14th March 2019 at Roddy's flat (4/6, Powderhall Rigg).

Powderhall Village AGM

**This will take place on WEDNESDAY 3rd APRIL 2019.
From 7.00-9.00pm**

**at The Capital City Church International,
107c, McDonald Road, EH7 4NW. 7.00-9.00pm.
(please note that this is next door to last year's venue),**