



Powderhall Village Owners Association

Residents Meeting: 30/01/07

Chair: Roddy Martine

Secretary: Sharon Grant

Present: Gordon Chrumka, Bill Scott, Paula Kershaw, Ian Corbett and Kathryn Tomlinson,

Apologies: Peyman Taheri, Dougie Brown and Dougie Hunter (CT)

PVOA Parking:

Dougie Hunter from CT was unable to attend the meeting. However he spoke to Ian and passed on that he had considered what had been relayed to him by co-ordinators and that it was agreed that residents and their visitors would be allowed 10 minutes grace to get their permit and have it displayed. Andy Girvan the warden has been notified of this and he will not ticket any car for ten minutes unless he sees the individual leave the site.

Decision: Any resident or guest that fails to display their permit within this time frame will be ticketed and the ticket will not be cancelled.

Only genuine reasons will be considered from now on, as there must be a reduction in the number of requests for cancelled tickets for this scheme to remain a success.

Action: Sharon to draft a letter highlighting the changes to the cancellation procedure.

This letter will be sent to committee members first for approval before being sent to stair reps.

Action: Stair reps must stick this notice up on the front and back of every door in each block.

Action: Sharon to send out the site map to stair reps also which highlights the 31 spaces not owned by the PVOA. This should be posted up in each block also.

The committee spoke about the cars that are causing an obstruction on Powderhall Road opposite the Rigg. These cars are a real nuisance and have blocked the refuse lorry on many occasions resulting in rubbish not getting collected. At present until the Council adopts the Road, there is very little that the Police or anyone can do about these cars.

Action: Kathryn to speak to Kevin to see if he can obtain notices or cones from the Police to stick on cars or along the road.

Disability spaces:

It was agreed that a space would be allocated to the disabled lady in 10/3 the Rigg who requires a space near the entrance to her flat. The Committee felt that this was a reasonable request.

If this lady moved from the Village, this space would be allocated back to all residents. A notice will need to be put up making all residents aware that the space is allocated to a disabled resident.

It was also felt that as the disabled spaces that are currently allocated in the development do not appear to be used by any disabled residents, we might in the future paint over them, creating more spaces for residents.

Action: Roddy to speak to the resident of 10/3 to see where she requires a space.

Beaverhall Road Development:

There is currently no update on the proposed development. It is still pending. Access is regarded as an issue that requires consideration.

Fence at the Water of Leith:

Simon has fed back to Sharon & Roddy that Bryant's will not take responsibility for the slippage problem. It has therefore been passed over to Bruce Stevenson, as it is now an insurance matter. The fence has collapsed due to a crack in the bank causing slippage. Charles White have requested a professional report from Bruce Stevenson.

Underground Garage:

Charles White are looking into the leak in the underground car park. Sarah Wilson took photographs before she left on maternity leave, which have been sent to NHBC. Simon Scarborough is following this up and he has been provided with Sharon's buildmark number so he can take this matter forward.

Recycling:

Ian met with Andy Anderson with regard to the packaging recycling bins. The Council will provide one for each block. Some blocks however will not get one, as the bin stores cannot accommodate the large bin. Residents in these blocks will be informed that they can use bins in their neighbouring blocks. These bins are for packaging materials only.

It was also discussed that stair reps should have the keys for the glass and paper recycling bins and that they should not be left attached to the bins.

Security in the development:

There was a general consensus that security is an issue in every block. Simon was going to speak to the cleaners about leaving keys lying on the ground and putting keys on the latch. It was suggested that we disable the latches and also de-activate the services button. A questionnaire could be devised or stair reps could speak to every resident in the block to see if they are in agreement with these changes.

Action: Paula to devise a questionnaire for residents

Action: Sharon to speak to Simon Scarborough about getting a quote for disabling the latch and to see what options we have regarding the services buttons.

Alternatively, instead of the latch, we could install a hook and eye on the front door.

Emergency Fund:

It was agreed that an account should be set up so the committee can access money for stationary, telephone calls etc. Charles White have agreed to bill each residence £2 and they will send us a cheque when we open an account. Paula Kershaw has kindly agreed to become treasurer. Roddy, Sharon and Paula will all be co-signers on this account.

Action: Paula to look into opening a RBOS club account

Website:

Gordon and Dougie had discussed the possibility of dividing webmail into three sections. One for the Road, the Brae and the Rigg. This would mean that co-ordinators would only receive emails from residents in their area and they would not have to read every email in the inbox. It was agreed that this would be a great solution.

Action: Gordon to change inbox settings.

Sharon raised the fact that we currently do not have a parking co-ordinator for the Road.

Action: Sharon to email stair reps on the Road asking if anyone would be interested in taking on this role. Also reps will be asked to consider joining the committee to represent the views of residents on the Road.

Gordon has kindly printed off the new website address and laminated them for each block in the development.

Action: Sharon to put up these notices in the Rigg and Ian will post them up in the Brae and on the Road.

AOB:

- Ian mentioned the letter he had received from Trevor Davis regarding the Flood prevention scheme.

Action: Ian will forward copies to Roddy and Sharon for filing.

- It was mentioned that the notice boards are also not very sturdy or big enough. Some blocks have none.

Action: Sharon to speak with Simon to get a costing for notice boards and for labour to put them up.

- Gordon and Roddy commented on how it appears that the gardeners have not replanted outside number 8 the Rigg and also the trees opposite numbers 4 and 5 the Rigg on the large green area. It was also felt that there can be an accumulation of litter at times in the development and the committee were unsure if the gardeners were contracted to do this or not.

Action: Roddy to phone Brian Hunter the gardener about this. Sharon will feed this back to Simon for clarification on the litter issue.

- Simon Daly is to be invited to the next meeting to discuss a further attempt to successfully set up a neighbourhood watch scheme at Powderhall.

Action: Roddy to phone Simon Daly.

Next meeting is on the 7th of March in 4/5 Powderhall Rigg @7.30pm