



Powderhall Village Owners Association
www.Powderhallvillage.org.uk

Facebook Page: Powderhall Village Residents

Minutes of Meeting held on Wednesday 12th August 2015

Present: Gordon Chrumka, Ramon Inglada, Frans Kooy, Ian MacMillan, Kevin Patch, Roddy Martine (Chair), James Marsden, Kathryn Tomlinson.

In attendance: Sarah Wilson of Charles White.

Apologies: Emma Hingant, Andrew Nisbet, John Riley, Andrew Nisbet, Mel and Karen Shewan (Treasurer), Hannah and Kyle Whittington.

1/ Approval of Previous Minutes

The Minutes of the PVOA Meeting held on Thursday 4th June 2015 were approved.

2/ Update of Actions from Sarah Wilson, Charles White Factors

Mice Infestation and Refuse Collections

Sarah reported that there have been no further complaints about mice but if the refuse collections continue to be as irregular as they are, it could again become a problem.

Sarah having attempted to contact on several occasions and not been put through. However, Kevin, having threatened to contact the Ombudsman, had contacted Councillor Brock and there had been a satisfactory response. Sarah has been assured that there will be a glass clearance this week.

Owners and residents are once again reminded to instruct tradesmen to remove any refuse they create, or call the Council for an uplift: 0131-529 3030.

Bike Stores

The Bike Stores have been cleared as far as possible but at this time a lot of residents are away on holiday so she will review the situation in September.

Sarah to action 06/10/15

Gutter Cleaning

Reid Roofing has quoted £24.25 per flat (including use of cherry pickers) and work is to start before

Christmas. Sarah is to authorise and she will notify the Committee as to when the work will start and the time scale.

Sarah to action 06/10/15

3/ Ownership of Parking Spaces

Taylor Wimpey has finally agreed to meet with Jane Ramsay of MBM Commercial and Roddy (on behalf of Powderhall Village) and Richard Preston (on behalf of Hopetoun Village) to resolve the handover situation of parking space ownership on 27th August at the offices of Shepherd & Wedderburn (acting on behalf of Taylor Wimpey).

Taylor Wimpey has asked for a discharge from Powderhall Village Owners Ltd as outlined in previous Minutes. However, the Committee is of the opinion that the terms of this Discharge need to be focussed solely on the ownership of the Parking Spaces and Common Land.

Roddy will report back to the Committee.

Roddy to report 06/10/15

4/ Distribution of Disabled Parking Spaces

It has been agreed that the Committee will discuss a more favourable re-positioning of certain Disabled Parking Spaces in Powderhall Village once these are handed over to Powderhall Village Owners Ltd.

5/ Vandalism in Underground Car Park

The CCTV cameras in the Underground Car Park have been performing well and have already proved useful to the Police with two stolen cars being recorded (one had a tracker which led the police straight to Powderhall; unfortunately, the drivers were hooded and we have not heard anything more about the incident).

6/ Zero Tolerance

The Committee agreed that the installation of CCTV cameras in the Underground Garage is essential as a part of a Zero Tolerance programme throughout the Village It was not simply about the parking but about the interests and safety of the Community as a whole.

Contact has been made with Sgt Mark Coull at Gayfield Square Police Station who has instructed Steve McGill, Prevention Officer, Divisional Co-ordination Unit, Prevention Interventions & Partnerships, 'Division - City Of Edinburgh, Police Scotland' to be in touch. Emma is to organise a site meeting.

For information:

Steve McGill, Prevention Officer, West End Police Station, 3 - 5 Torphichen Place, EH3 8DY. **Tel: 0131 221 2018.** Email: stephen.mcgill@scotland.pnn.police.uk.

In the meantime, all owners are asked to be vigilant and should they notice anything untoward in the Underground Car park, to please report it to the police immediately.

7/ Powderhall Village Facebook Page - Powderhall Village Residents

Powderhall Village now has an operational Facebook Page – **Powderhall Village Residents** .There are currently 60 Members, and all Residents at Powderhall Village are invited to sign up as it is proving an

extremely useful means of communication and working together in the interests of Powderhall Village as a whole. The Committee extended its thanks to Dougie Brown for setting this up.

Powderhall Village Residents on Facebook provides a useful forum for discussion on all matters concerning Powderhall Village, as, for example, the recent on-line discussion of dog s not being kept on leads and being allowed to urinate on grass areas, thus leaving significant bare patches on areas of grass throughout the village.

8/ Flood from Boiler

A recent flood from a boiler in Powderhall Village was promptly dealt with by Charles White. In such an event, Owners and Residents are reminded to call the **Emergency Number: 0131-447 8191**. Out of Hours this will be automatically directed to the 24-Hour Property Manager

9/ Hosing down of bin stores.

This has been started but as the contractor has to go into hospital, it will be delayed

Sarah to action 06/10/15

10/ Dogs urinating on grass areas

There have been complaints about the state of the grass areas with owners allowing their dogs to run free and urinate. Many of the dog walkers do not live in Powderhall but it has become a popular walking area after St Mark's Park. There is very little that we can do to prevent owners from allowing their dogs to run free but we would ask them to respect our property and direct their animals to the nearest lamp post, tree or bush

AOB

To the rear of the Town Houses there is a pathway and small wooden fence and trees outwith the boundary of Powderhall Village. Unfortunately there is a massive cherry tree hanging over which is becoming dangerous. Sarah has met with the owner of the taxi Garage and spoken to the Council in an attempt to find out who owns the land upon which the tree sits.

By law, we are entitled to cut overhanging branches and Brian Hunter has been instructed to do so this coming week.

Advance information on AGM

A request has been made for the next Powderhall AGM to be announced at least three months in advance. The next Powderhall AGM will take place in 2016 and the date will therefore be announced at the end of December 2015.

NEXT PVOA MEETING: This will take place at 5/19 Powderhall Brae (Kevin's Flat) at 7.30pm on Tuesday 6th October 2015.