***Beechwood & Wheatcroft Residents Association***

*Minutes of meeting held 3/8/23*

*Loch Lomond Rugby Club*

**In Attendance:**

**Committee members:**  T Neufeld, R Stibbs, D Bole, R Goodall, J McGarva, A McGarva, M Reid, H Scammell, I Milligan, L Patterson, J Kennedy, R Kerr, J Coulthard

**Apologies**: K Smith

**Guests/Councillors**: J Bollan

**Residents**: G Coulthard, B Adams,J Goodall, J Scpringier, A Prentice, T Murray.

**Community Police:** None

1. *Welcome and Introduction*- T Neufeld, (Chair) welcomed everyone and said we should give all who signed the petition against the planning application a vote of thanks for running a successful campaign and in particular to the speakers who spoke on our behalf at the planning meeting. Secondly Tom stated they, the committee had co-opted June Coulthard and Katrina Smith as Joint Secretaries.
2. *Minutes - Proposed David Bole Seconded Margaret Reid.*
3. *Matters arising from last month’s minutes* – There were no matters arising from last month’s meeting.
4. *Park PM Update*: Janice McGarva, Treasurer, reported on Park PM behalf that 87.47% had been collected to date with 8.50% still outstanding. A further 21 payments have been received since last update and Park PM will be transferring £861 to BWRA today totalling £16,031.00 payments made to BWRA this year. One owner had contacted Park to advise of hardship, their account was placed on hold and awaits payment proposal. The multiple owner has responded and Park PM is anticipating payment in the near future. The remaining outstanding 38 accounts, Notice of Action 2nd reminders were issued last week.
5. *Councillor Update/Questions*: Tom stated that Harris Smith was working on the site this morning. J Bollan commented that if anyone did see him working on the site it would be helpful if they took photographs. JB confirmed that H Smith will receive a letter from planning advising him his application was refused and he can either ask for a review or appeal the decision. J Kennedy asked JB if HS was allowed to use his digger. JB stated he is not allowed to do any work in relation to the application but he made the point he is allowed to work on his land. D Bole asked if there was any update on the lightening situation. JB confirmed he has not yet had a reply from Scottish Power. TN stated that the lights are not coming on during the day and possibly something had been done at the circuitry. J Kennedy asked about the progress on resurfacing the rest of the footpaths. JB stated he had just received the plan from Rob Goodall tonight of the outstanding works not done and JB took away an action to discuss with the roads departments to ask them for a timetable and confirm they are part of the plan to resurface.
6. *Questions from Residents*: There were no questions from residents tonight.
7. *Chair report:* TN opened by stating there was a good representation from residents at the planning meeting and Rob, Davy and Jack speaking on our behalf assisted towards the planning application been unanimously rejected. TN concluded it appeared that the application was rejected in the main on the grounds of the building, not so much the turbine, it was apparent there was no need for such a huge building when there was no agriculture there. Harry Scammel stated that, the speakers representing the BWRA at the planning meeting would be notified if Harris Smith applied for a review. JB concluded that HS would need to provide new information on his application to justify another review (he has already had one) and JB was of the opinion HS would need to go for an appeal which is a costly process that involves Edinburgh, Scottish government.
8. *Secretary report:*Nothing to report.
9. *Treasurer report:* The current balances in the accounts are:
   * General Maintenance £36,031.94
   * Reserve account £21,941.12
   * Social Fund account £483.04
   * Total £58,456.10
   * JM proposed a laptop to be purchased by the BWRA for the secretaries use for BWRA work, seconded by Robert Kerr. TN will see what is available to purchase.
   * JM reported she had problems signing into the BWRA gmail account. It was decided a new email account will be put onto the website and TN will email committee.
   * Public Liability Insurance renewal due 11th September 23. RG stated there is a concern that some of the beech trees in the gully are good at dropping limbs and as the houses are close to the trees it would be prudent to check the policy before renewal to see if it covers liability for any damage caused to residents houses or gardens. RG concluded that the company Monkey Puzzle has agreed to organise a gully survey on our behalf and any essential maintenance has to be carried in accordance with TPO.
10. *Contact Co-ordinator report* – R Goodall reported the Himilian Balsem at the bottom of the estate as an ongoing problem. He anticipates it will take a few years to remove entirely, the plant needs monitoring as it spreads fast and it does kill off the diversity of wildlife flowers and plants. RG has asked M & T Civils to look at the footpath near Hydyke school, area 23, and provide a survey on this and the culverts. RG stated no action has been taken with regard to the quote for the bit at the top of the estate as it is not known who owns it. RG is open to offers for any designs for the entrance to the estate. He has a design that includes various small oriental conifers. RG stated a reminder to highlight any issues with grass cutting. Margaret Reid asked if the grass could be cut shorter, RG stated that they don’t cut it short because the grass cutter cuts into the ground.
11. *Social Convenor report:* D Bole stated he is looking at organising a Halloween event.
12. *AOB :* 
    1. TN to chase up some leads for prices to put up dog signs approximately 20 throughout the estate.
    2. Next meeting to be chaired by the vice chairman (R Kerr) as TN on holiday.
13. *Next meeting:*is on Thursday 7 September.

Action Points

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| Meeting Date | Action | Responsibility | Update |
| 2/2/22 | Address Water at Murroch Cres | R Goodall/I Dickson with R Welsh | Ongoing |
| 2/3/22 | Investigate water through Communal Carpark at top of Beechwood | R Goodall | Ongoing |
| 4/5/23 | Replace bin on Murroch Cres | I Dickson | Ongoing |
| 1/6/23 | Incomplete resurfacing of Pavements | J Bollan | Ongoing |
| 1/6/23 | Dog fouling signs | T Neufeld | Ongoing |
| 1/6/23 | Tree Survey re TPO | R Goodall | Ongoing |
| 3/8/23 | Collect designs for Estate Entrance | R Goodall | Ongoing |
| 3/8/23 | Upload Insurance Policy onto Website | T Neufeld | Ongoing |
| 3/8/23 | Procure Laptop for Secretarial use | T Neufeld | Ongoing |