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Beechwood & Wheatcroft Residents Association

Minutes of Meeting held

06/03/2025

Loch Lomond Rugby Club

**In Attendance:**

Committee members: T Neufeld, D Bole, J McGarva, A McGarva, J Coulthard, G Coulthard, J Kennedy, K Gothard, H Scammell, R Kerr.

**Apologies:** R Stibbs, R Goodall, K Smith, J Bollan (Councillor).

**Residents:** H Connelly.

**Guests:** E Adams (PPM).

1. **Welcome and Introduction:** Tom Neufeld (Chair) opened the meeting and thanked everyone in attendance.
2. **Minutes:** Proposed by G Coulthard and Seconded by H Scammell.
3. **Matters arising from last meeting minutes:** None.

4. **Park PM Update:**

E Adams, PPM representative, reported that a total of 411 payments have been collected to date, in percentage terms 91.95%, 1 account remains on temporary hold, 17 accounts on legal action, 18 accounts remain outstanding. BWRA has received a total payment to date of £16,851.

With regard to the owner of multiple properties, Park PM confirmed that no payments, as yet, have been received. Legal minute of agreement will be served if there is no response by the end of March. In addition, a discussion ensued that alternative methods of contacting the non-paying owners are being investigated as the normal protocols are not producing results. PPM recommended an administrative change in that PPM issue their Invoices, referencing BWRA, with a brought forward balance showing all outstanding arrears and new payments that have been made. It was agreed that the new system would serve as a reminder of what outstanding debt is owed.

It was also agreed that arrangements would be made to finalize postal/email facilities with regard to the new billing season at the April BWRA meeting.

5. **Councillor Update/Questions:** Councillor J Bollan submitted his formal apologies.
6. **Questions from Residents:** None
7. **Chair Report:** TN confirmed the bleed kit was fully installed.

**8. *Secretary Report:*** None.

**9. *Treasurers Report:***

JM stated current balances in the accounts are:

- General Maintenance Account: £21,541.33
- Reserve Account: £20,982.12
- Social Fund Account: £ 234.30
- Total: £42,757.75

JM reported that the monthly debits fee £4.25 per account with respect to BWRA operating as a new Community account commenced 4 March 25. JM confirmed that BWRA Social Fund account is awaiting closure, the monies will be transferred into BWRA Reserve Account. The Treasurer stated that because the Rugby Club has not collected BWRA donation cheque arrangements will be made to cancel the cheque.

**10. *Contract Co-Ordinator Report;***

TN presented the report on behalf of R Goodall, Contract Co-Ordinator, who submitted his apologies. TN stated that RG will forward invoices for the relevant costs pertaining to planting hedging etc. behind the lower bus stop, area 34. TN confirmed that RG has to date planted more than 50% of the hedging plants.

TN stated that BWRA are still awaiting on MGS to clean up debris, fallen tree, branches on the estate following the recent storm damage. RG has undertaken work on the garden entrance to the estate and RG confirmed that the application for planning permission is an ongoing matter.

**11. *Social Convenor Report:*** None

**12. *AOB:***

AGM is to be held Thursday 24 April 2025 7.30pm. It was decided that refreshments and nibbles will be provided at the AGM. A general discussion took place with regards to information on the flyers encouraging as many residents as possible to attend the meeting. TN will design a flyer and electronically submit it to the committee for consideration. It was decided that the flyers would be hand delivered to residents by volunteers from the committee the last week in March.

H Scammell reported that Harris Smith continues to use a digger on his land. HS confirmed he will email the council to inform them that Harris Smith appears to be continuing to work onsite. HS will copy Councillor JB into the email to update him on the situation.

**13. *Next meeting:*** Thursday 3<sup>rd</sup> April 2025

Meeting Date	Action	Responsibility	Update
2/2/22	Address Water Issues: a) Corner of Murroch and Beechwood b) Communal Car park at top of Beechwood	R Goodall/I Dickson with R Welsh (WDC)	Ongoing
5/10/23	Replace bin next to bus stop	I Dickson to liaise with WDC on behalf of BWRA	Ongoing
01/02/24	Feedback from the report issued to the contractor regarding the pavements and roads	J Bollan to Liaise with WDC on behalf of BWRA	Ongoing
01/02/24	Changing the accounts to online	J McGarva	Ongoing
04/04/24	Lower part of the gully area. (Awaiting plan from RG	R Goodall to provide a plan to J Bollan	Ongoing
02/05/24	Grit and litter bins to be replaced in their original positions	J Bollan to Liaise with WDC on behalf of BWRA	Ongoing
07/06/24	Manhole repair lower end of Beechwood Drive	J Bollan to Liaise with WDC on behalf of BWRA	Ongoing
01/08/24	Repair top step of walkway from flats onto Beechwood Drive	T Neufeld/R Goodall	Ongoing
03/10/24	Additional bin to be placed at the top end of footpath 6.	J Bollan to make a request to Greenspace on BWRA behalf.	Ongoing