



## **DREWS PARK VILLAGE ASSOCIATION AGM Report 2021**

### **CHAIRMAN'S REPORT**

Acting Chair Judith Pameley writes:

Due to the ongoing COVID situation the decision has been taken to make this year's AGM an online event. This report will be posted on our website and this year there will be an online Zoom session to allow an alternative method for people to raise questions.

Sadly, this year Simon Evans has passed away. Simon gave many years in support of the community at Drews Park in his role as Chairman and DPVA Committee Member. Simon will be remembered with thanks by residents and our sympathy goes to his widow (Rosanagh) and family.

I would like to thank Carol Holmes for her work as Chair during the early part of this year. Unfortunately, due to personal reasons, Carol needed to stand down as Chairman, but I'd like to thank her for all the support that she has given me in taking on the role of Acting Chairman.

I would like to thank all the current members of the DPVA Committee (Lisa Penington, Norma Humphreys, Peter Bennis, Angela Powney, Paul Morgan, and Edward Williams) for their work and support over the last year. Due to COVID restrictions most of our committee meetings have had to take place over Zoom but this has enabled DPVA business to be progressed.

This year has been dominated by ongoing Section 20 processes which has meant a large volume of letters from Aster covering Stonework Repairs, Redecoration and Grounds Maintenance. Unfortunately, some of this communication was not as clear as it could have been which has caused a lot of frustration for leaseholders and created work for the DPVA Committee.

Originally, Aster had intended to complete the redecoration work for all properties at Drews Park before the end of October 2021. However, various issues have caused delays and Aster's current proposal is to redecorate 41 properties in November/December this year and the remaining 86 properties will be decorated next year. Throughout the year, the DPVA have raised concerns with Aster regarding timescales, quality control and final cost.

Following the latest proposal, the committee have requested another meeting with Aster to ensure that concerns are carefully considered and addressed.

Aster has appointed Sally Strachey (a respected conservation company) to carry out the long-awaited repairs to the stonework. The work is scheduled to start early next year, and the timescales are likely to overlap with the redecoration work. Aster has confirmed that they will be able to manage both major works without any impact on quality to either project.

During the summer there were issues with grounds maintenance (specifically grass cutting) when the previous contractor (Tivoli) became unable to do the work. Aster needed to find an alternative contractor midway through the cutting season, and this was challenging. Glendale has done the grass cutting on an interim basis whilst the new grounds maintenance contract is being finalised. Glendale will take on the ground maintenance work (from 1<sup>st</sup> December) for all Aster sites in Wiltshire (including Drews Park).

Service charges were revised in September to take account of delays in starting the redecoration work which has meant that the management charge has been reduced for this year. The sinking fund, which is used to cover shared costs for major maintenance work, will be used to cover some of the costs for both the stonework and redecoration work. Whilst the stonework repair costs and the phase 1 redecoration costs have been estimated, the second (and larger) phase of the redecoration work has not been estimated. Leaseholders need to be aware that the final costs are highly likely to exceed the amount available in the sinking fund (£313,532 at end September) and that any shortfall could result in Aster invoicing the extra cost to leaseholders.

Last year's AGM report explained the lease position regarding door and window repair and redecoration and stated that Aster intended to revise the lease terms but currently Aster have no plans to do this.

Earlier this year the committee was made aware of the potential development of land next to Thomas Wyatt Road and Greenacres for housing. The Drews Pond Wood Project team worked hard to protect these and other areas around Drews Park as Open Green Space. I am pleased to report that the proposal is supported by Devizes Town Council for inclusion in the Neighbourhood Plan.

The committee has proposed some wording changes to the constitution. These changes have been notified to members via email and are subject to approval at this AGM. If fewer than one third of the membership have objected by 26th October the motion will pass.

Over the course of the year many new people have moved into Drews Park, and I would like to welcome them to our community and hope they will be happy here. It has been good to hear how enthusiastic they are about this beautiful place that is our home. The experience of COVID has highlighted to lots of people the importance of community. When people feel they belong in a community they also feel safer. We all rely on each other to help make Drews Park a safe, happy and a good place to live. Small things can make a big difference to the people around us and I'd like to thank everyone who has looked after plants in the gardens or in pots that have produced a lovely display throughout the summer.

Please be aware that the AGM Zoom Q&A session is limited to 40 minutes. Therefore, please can participants join the Zoom waiting room 5 minutes before the scheduled start time so that we can make a prompt start and avoid late entry causing disruption to the session. Thanks for your understanding and cooperation.

If you have any comments or queries about anything in this report please email us on [drewsnews5@gmail.com](mailto:drewsnews5@gmail.com) to register for the Q&A Zoom on Saturday 6th November, 4pm.

## **TREASURER'S REPORT**

Norma Humphreys reports that the expenditure for 2020/21 totalled £422.40 which included £100 in respect of our website and £322.40 for replacement plants. Aster refunded our expenditure on plants as agreed, so the total expenditure was £100.

The current balance at the bank is £196.09 and the deposit account stands at £1,452.24. The accounts were audited by non-committee members Lynne Farrow and Rosemary Bilsby, (both DPVA members) in accordance with the Constitution.

## **NOMINATION OF NEW COMMITTEE MEMBERS:**

Nominated to the committee:

Judith Pameley, who has been Acting Chairman for the last few months was nominated to the post of Chair. As she was unopposed she will be confirmed in the post at the first committee meeting following the AGM.

Carol Holmes has stepped down from the post of Chair and the Committee would like to thank her for her work on behalf of the Association.

Those remaining on the committee for the coming year are:

Peter Benns

Norma Humphreys, unopposed as Treasurer

Lisa Penington, unopposed as Secretary

Angela Powney

Edward Williams

Paul Morgan

## **AMENDMENT TO CONSTITUTION**

Only one objection having been received the amendment is confirmed.