

Notes of a Meeting of the Fernwood Maintenance Strategy Group held on 30th December 2014 in the Village Hall.

Present D. Fox, J. Gould, D. Heath, B. Smith, D. Smith, S. Taylor & J. Weale,
Apologies were received from A. Barson & S. Hatt

<p>1 Notes of the Previous Meeting held on 26th November 2014</p> <p>The notes of the previous meeting were agreed</p>	
<p>2 Matters arising from the notes of the previous meetings.</p> <p><i>Barratts / David Wilson Homes.</i> After a further email to Barratts/DWH, DH had been contacted by Chris Penn, the Commercial Director for the Region with the offer of several dates for a meeting. Member availability had been checked and a date of 16th January at 10.00 in the Village Hall Meeting Room was agreed.</p> <p><i>Communication with Residents</i> There had been a limited response to the survey and analysis had not been started yet. It was agreed that the survey would be reprinted in order to improve responses ie. as a direct canvassing approach. Reference would also include a link to the FRA web site. It was also agreed to request a new link from the home page of the web site to the Village Upkeep page with a new logo that would be used on the survey document. All members agreed to help with the delivery of the questionnaire and to canvas opinions from residents.</p> <p><i>NSDC - Planning Approval of Maintenance</i> Still no response from N&SDC regarding the long term maintenance proposal agreement for Fernwood which was a condition within the original outline/approval Planning Permission.</p> <p>It was agreed that a freedom of information request would be made and a letter written to the Chief Executive of N&SDC requesting action.</p> <p><i>Letter to Solicitor</i> Whist a response had been expected prior to Christmas, none had been received.</p>	<p>JG & DF to revise survey.</p> <p>All to deliver</p> <p>Await survey results</p> <p>JG and JW</p> <p>DH to chase Roythornes</p>
<p>3 Meeting with Barratts/ David Wilson Homes</p> <p>At the proposed meeting shown above, a number of additional questions to those asked in the letter were identified from the question and answer summary document.</p> <p><i>Note: now confirmed as the 16th January at the Village Hall</i></p> <p>It was agreed that the meeting should be held in a way that would encourage the Barratts/DWH representative to attend further meetings and so the question and answer summary and list of additional charges made by OM would be provided at the end of the meeting with a request to discuss at the next meeting.</p> <p>The questions for the meeting were to be those from the letter:</p>	<p>DH to confirm meeting date.</p>

<p>Does your maintenance contract with OM Peverill conclude when all the properties on the site now known as Central Fernwood is complete? When do you expect that to be?</p> <p>Please give your agreement to OM Peverill supplying the Parish Council with a copy of the contract under which they are engaged. OM Peverill have already given their agreement to this.</p> <p>There would appear to be some difficulty in your maintenance of the area known as "The Meadow". Fernwood Parish Council seek your agreement for the Parish Council to take over the maintenance of this area.</p> <p>In addition, the following issues were to be raised: Poor communications from OM; Accounting errors with people being incorrectly charged; Disputed accounts being disposed of after 6 years; The reason for the £1 annual rent charge and £50 administrative charge if not paid.</p>	
<p>4 Meetings with OM</p> <p>One point highlighted from the meeting with OM was their agreement to repay £9,000 regarding the incorrect gardening expense calculation for 2013. The Group thanked ST for her work with the accounts and persistence in pursuing OM, The refund was compared to the £5,000 that is given to Fernwood annually by Barratts/DWH. It was agreed that this success should be publicised in the Fanafare.</p> <p>It was agreed that a further meeting with OM should be sought towards the end of January to discuss the outstanding non financial questions. The Financial questions would form the basis of a future meeting in February at a date suitable to include ST.</p>	<p>DH to contact Fanfare</p> <p>DH to arrange meeting</p>
<p>5 Any Other Business</p> <p>Mowing machine. It had previously been reported by OM that Fernwood did not possess a mowing machine and none was listed on the inventory. DF reported that one had been purchased by Fernwood in 2009. It was agreed that this be pursued with OM.</p> <p>Adoption. JW reported that the N&SDC adoption of parts of Fernwood would be effective from 1 January 2015. Exactly which parts need to be clarified and JW said that he would be meeting with representatives from the Council soon to discuss road lining and other related issues. The Group wondered whether this would reduce the work of OM and if the maintenance contract costs would be reduced accordingly.</p>	<p>DH to contact OM</p> <p>JW to clarify what had been adopted.</p>
<p>6 Date of Next Meeting</p> <p>Wednesday 18th February 2015 at 7.00 in the Village Hall Meeting Room.</p>	