

St James Park (Long Ditton) Estate Company Limited

Minutes of the Annual General Meeting held at Maple Infants School, Maple Road, Surbiton, Surrey on Thursday 14th June 2018 at 8.00pm

The record of attendance and apologies is held at the Company's registered office.

Mr Robert Smith, the Chairman of the Estate Company, introduced the meeting and chaired the meeting and the following items of business were discussed:-

He introduced his fellow Board of Directors that were present at the meeting together with Mr Robert D S Heald FRICS Principal of Wallakers, Managing Agents.

1. Minutes

The Minutes of the Annual General Meeting held Thursday 22nd June 2017 which had previously been circulated were approved by the meeting.

It was noted that updates and actions from last year's Annual General Meeting had been provided with the AGM papers and there were no queries in respect thereof.

2. Matters Arising

There were no substantive matters arising in respect of the Minutes which were not to be dealt with at this meeting.

3. Chairman's Report

The Chairman gave his report to the meeting, the text of which is attached to these Minutes.

The meeting confirmed the Chairman's Report.

There were no substantive matters arising in respect of the Report.

4. Accounts

The Accounts for the Company for the year ended 31st December 2017 were presented to the meeting which had previously been circulated.

The Chairman dealt with the make up of the Accounts within his Report.

Mr Heald answered some queries from the floor in respect of some minor items within the Accounts.

There were no substantial queries in respect of the Accounts and these were approved by the meeting.

5. Directors

The existing Board of Directors offered themselves for re-election and were duly re-elected.

The make up of the Board is as follows:

Mr Derek Ball, Mrs Lorraine Black, Miss Fiona Canning, Mrs Heidi Catto-Breslin, Mr Andrew Keen, Dr John Farmer, Mr Anthony Holder, Mr Stephen Moss and Mr Robert Smith.

There were no other formal nominations received for the position of Director.

The Chairman invited any other Shareholders to put their names forward for the position of Director, they could be co-opted during the year and could attend Directors Meeting to be held throughout the year.

6. Any Other Business

In respect of the 'Path of Desire' the securing of the new gravel path to prevent this being scattered all over the pathways was outstanding and Mr Heald agreed to look into this with his Contractors.

Parking on the development, as referred to in the Chairman's Report, was raised. The Caretaker continued to target vehicles that were parked either illegally or without permits on the development as necessary.

In respect of works to the houses, where appropriate Wallakers would recommend Contractors to Home Owners in respect of external works which were the responsibility of the Owners rather than the service charge and as necessary if required co-ordinate works to multiple houses to facilitate cost savings as necessary.

An approved colour of redecoration of the stucco render had now been agreed by the Directors and this was available from Wallakers upon application.

There being no further substantive business, the Chairman thanked those present for their attendance and the meeting closed.