

MINUTES OF THE RIVERSIDE AVENUE RESIDENTS ASSOCIATION COMMITTEE MEETING

Tuesday 27th September 2011

Apologies:

Steve Foreman, Mina West, Rada Juric, Carol Fitzsimmons, Kay Mingay

Present:

Dave Hughes, Phil Summerlin, Sandra Callear, Nikki Ellis, Darren Payne, Elka Bhatt, Linda Payne, Rob Urvine, Mick Dunsden, Lynda Fry.

Rules of the association:

The rules of the Association were discussed and a few ideas were ratified. A new draft proposal to be produced at the next meeting . Action Phil

The general location:

The committee discussed the merits of residing in Riverside Avenue and the benefits of the semi rural location next to the river Lea. It was felt that this should be preserved at all costs. It was also felt that if we want to keep the value of the properties we have all invested in, we need the keep the vicinity in a good state of repair.

The proposed mechanism to achieve the above:

It was felt that to maintain the road in a good state of repair and to protect our investment it would take a contribution from each household residing in or using the facilities of Riverside Avenue. When the road needed repairs in the past it was expensive and a lump sum had to be found to accomplish it. This is a situation that the Association is anxious to avoid this time around. Therefore it was proposed that a very small bi-annual payment of £50.00 would probably build up enough of a 'sinking fund' to enable repairs/improvements to be carried out as and when necessary.

The 'sinking fund' would be capped when a pre-determined amount was held by the association. At that point no further payments would be collected. The money would be used on whatever the residents decided was necessary, obviously the priority being, but not limited to the upkeep and repair of the road surface, signage and security.

Quotes:

Bearing in mind some of the minor issues with the road surface, it was decided that we should get some quotations to estimate the value of the repairs. Action Dave

Involving everyone:

Some residents did not complete a questionnaire or attend the meeting and it was felt that we need to involve them for the sake of the neighbourhood watch scheme at least. Phil will produce a list of the households not heard from so far for the committee members to contact with leaflets/neighbourhood watch stickers. Action Phil

Christmas Party:

Because of the rather small interest in hiring the Rowing club hall for a Christmas party, this idea has been shelved however, it was felt that we could resurrect this idea for a street party in the summer perhaps?

Access to the river:

Access to the river Lee in between Lilybank and Salcombe was left in trust for the residents of the Keyzers estate. The only surviving trustee is Douglas Ball (Boyscote) Doug is not as young as he used to be and is anxious to pass his responsibilities on to others. The access has fallen into disrepair, due to lack of interest probably, but Steve Foreman whose property bounds the access has already expressed his willingness to be a trustee, as has Phil Summerlin (Glenbara) Doug will need to be consulted on how we change the trustees. It seems that insurance may be needed if we are to open it to residents but there seems to be little interest. We discussed maybe, a sign to say 'To fish/launch a boat from here is entirely at your own risk.' We assumed that nobody is interested in opening it up. Maybe tidy it up – if a few of us could get together and tidy it up so its not such an eyesore? Tidying it up seems like a good idea and a working party to achieve this was thought to be the best idea. Action Phil, Dave and Steve.

Signs:

Phil got a quote to replace the 'Riverside Avenue' signs at the start of the road which are bent, leaning and rather tatty. The cost was £49.00 each plus £15.00 P & P. Bearing in mind the money that is already held by the old association account, we thought that it would be an excellent 'first step' by the Association to replace these. Action Phil and Darren

Grit:

During the last winter the road was very slippery and icy and it was felt that the Association could do something to alleviate the problem by purchasing road grit/salt. The original idea of grit bins was rejected because of the negative aesthetic effect of these, however, many committee members were happy to store sacks of grit on their own property for distribution and it was suggested that some of the more able bodied residents would also be able to store and distribute grit should the need arise. Not everybody was in favour of grit because of the issues with it sterilising the ground, corroding the cars and also what happens when we turn into Old Nazeing road and find that it has not been gritted by the council. However,

we decided to try it for one winter to see if it works. Nikki suggested that her husband may be able to secure bags of road grit at a reduced cost? Action Nikki

Thames water leaflet

Some clarification was asked for on the meaning of the leaflet that Thames water posted out to us a few weeks back regarding water pipe responsibilities and the boundaries. It was thought that the inclusion in a newsletter after consultation with the water authorities

Speeding

It is apparent that far too many residents drive too fast in Riverside Avenue. Speed humps were rejected by the majority when asked for their views so other methods to discourage this were discussed, such as 'Name and Shame', warning letters, signs and even video surveillance. It was decided to monitor this and discuss it at the next meeting.

Cut through to Great Meadow (between The Birches and Emerald)

The Gravel track to Great Meadow was originally put in for us for alternative access, which proved invaluable when works on the road were last undertaken. Posts were put in to stop people cutting through but access needs to be sorted before we start work on the repair of the road – this cut through is our only alternative so we need to protect it. Steve and some neighbours have done some great work here, but more needs to be done to keep it clear so we have access. A working party was discussed.

Date for next meeting: To Be Confirmed