

Knoll Residents Association

*Minutes of the 36th AGM held at St John's Church, Lynwood Grove
on Tuesday 23 November 2010, starting at 7.45pm*

Apologies

Jo Johnson MP, June & John Ginane, Brian Wilkin, Kay Wilkins, Cheryl Curr, Douglas Auld & Lydia Buttinger.

1. Chairman's Opening Remarks

Paul Savage welcomed Councillors Tony Owen, Simon Fawthrop, Pauline Tunnicliffe & William Huntington-Thresher; Sgt Kemp & Team from Petts Wood & Knoll Safer Neighbourhood Team, Sgt Lamb and Team from Orpington SNT; Rob Vale from Trading Standards, Colin Brand from Leisure Services; Alfred Kennedy from London Neighbourhood Watch Association, representatives from Crofton and Petts Wood Residents Associations and later James Cleverly GLA Member for Bexley & Bromley, along with all attending members. Paul thanked all for attending especially in view of the clash with the Orpington Let's Talk Event.

2. Minutes of 35th AGM

Approved as stand¹.

3. Amendment to Constitution

Ian Black, Treasurer, explained the background behind the proposed changes described in the Autumn Knoll News.

Nationwide Building Society are to impose restrictions on the existing account whereby no coin deposits will be permitted and there will be a maximum of two cash deposits and ten cheque deposits per month. With 60 road wardens and £1 membership this is not a restriction we can reasonably adhere to. Nationwide are not offering an alternative account and there is no other Building Society in the High St. The Association therefore need to extend the Constitution to include use of Banks.

Currently the internal procedure for payments mean control comes from the two signatures required when a cheque is signed. By changing to a Bank account the Committee will have the advantage of modern banking methods including internet banking. To retain the internal control of the account the authority will swap to authorisation by the Committee before payment is made.

A vote was taken to amend the Constitution at Paragraph 15 to read as follows:-

"The Treasurer may open an account with any UK authorised deposit taker as shall be determined by the Committee. The mandate for the operation of the account shall state that all withdrawals there from shall require the signature or authority of any one of the Officers of the Association, all of whom shall be named in the mandate, and following the prior approval of two of the Officers named in the mandate. Transfers between accounts in the name of the Association held by the same deposit taker may be made at the discretion of the Treasurer."

The change was passed unanimously.

4. Treasurer's Report

The accounts were circulated to all. There has been a fall in subscriptions which anecdotally seems to be due to more rented property in the area, more empty property and people not renewing their membership if they are anticipating a move. Fortunately this year this has been countered by a reduction in postage, printing & stationery due to

¹ Proposed Mr Tait, seconded Mrs Savage

the new Knoll News format, requiring less paper, and the more accurate numbers being printed. The accounts were approved without challenge².

5. Election of Auditor

The Association are most grateful to Theresa Ansett who has again audited the accounts and is willing to continue as auditor³.

6. Election of Committee

With the exception of Mr R Vaughan who is currently overseas all existing Committee members wish to re-stand and were duly re-elected⁴.

7. Road Wardens

Paul praised the Association's Road Wardens who keep the Association 'in business'. He expressed his thanks to those who have retired and made a plea for replacements in the vicinity of the remaining vacancies in Knoll Rise, Hill view Cres & part of Hill Rd/Elm Gr.

8. Chairman's Report

Paul thanked the Committee for all their support during this busy year including:-

- the parking review, which has involved meetings with LBB officers & Cllr Tony Owen. There are changes in St Kilda Rd, Knoll Rise/Mayfield and in Keswick Rd that were discussed following residents approaches. In due course an exhibition will be held at St John's URC;
- Carol Gray monitoring planning applications and representations being made where necessary;
- writing to LBB for gritting bins which are now in situ
- on-going communications with Cheryl Curr & High St matters. All were reminded that the Orpington Xmas 'switch-on' takes place tomorrow evening.

9. Colin Brand addressed the floor

Colin gave an update on the progress of the new library which will occupy the Ground Floor and part of the First Floor at the former LBB Social Services building in the Walnuts. The library will be well-equipped with new stock, public toilets, a community room & Learning Zone. The works are due to finish in March and once the old library have moved across the opening is expected in mid-April. The layout is akin to the Biggin Hill library and there will be an exhibition over Xmas/New Year to show the plans.

Turning to the Museum there is a need for £3m to build an extension and carry out repairs & updates to the existing parts. The project is being given serious consideration by the Heritage Lottery Fund and that would cover 90% (£2.7m).

Colin showed a plan of the existing building and two potential plans although no modelling has yet been done. The current building is inaccessible for some buggies etc and accessibility could be improved using a platform lift at the existing library entrance. An indoor cafe akin to BEECHE would be preferred. Lottery funding would require all rooms to be open and an emphasis on the local area history. The vacated library building will probably be let as offices to generate income for off-setting against the museum costs. If the plans are approved in December the work would be tendered in 2012 with opening in 2013/14.

- *Q: Will the museum remain open when the library moves out? A: Yes but it will have to close during future works.*

² Proposed Mrs Gray, seconded Mr Mangold

³ Proposed Mrs Savage, seconded Mrs Gray

⁴ Proposed Mr Mangold, seconded Mr Watson

- Q: *What is theme of the new museum to attract people in? A: There is an enormous amount of material – 90% is not on show. Any plans will have links with schools etc in scope. The existing basement will become a conference/meeting facility.*
- Q: *Are the buildings on Church Hill being changed? A: No*
- Q: *Would a cafe be open to non-museum visitors? A: Yes*
- Q: *Is the existing library being used in the interim? A: Yes – for a temporary exhibition and backroom library administration.*
- Q: *Will the history of Biggin Hill airport be included? A: There is currently an option on buildings for this purpose at Biggin Hill but the story can be told at the Bromley Museum.*
- *Cllr Tunncliffe thanked Colin for his presentation and asked if a cafeteria akin to BEECH would have a cost for residents? A: No, the cafe sales and rental from the library offices should make it cost neutral.*

10. Sgt John Kemp & Sgt Russell Lamb took questions from the floor

- Q: *What has been the impact of the drink control area around Orpington? A: The Alcohol exclusion Zone has been very successful. There have been 50 removals of two/three drinks items from individuals. The zone includes Priory gardens and has been extended. There is not a time-limit on the length of time the Zone can be in existence.*
- Q: *Have the types of incidences in the area changed in the last year? A: No, there may be slightly more crime (possibly due to the recession) but the statistics are very constant.*
- Q: *Were bicycles purchased? A: Yes and are regularly used.*

11. Rob Vale presentation

The floor were treated to a very interesting talk about the work of LBB's trading standards team who deal with rogue traders and callers. Doorstep crime is vastly under-reported and any suspicions or concerns should be referred to the team on **07903 852090**.

Members were asked to look out for any vulnerable neighbours who may be targeted and were pleased to learn that local banks have alerted the team & Police where elderly people have made unexpected cash withdrawals. The team can also be contacted via http://www.bromley.gov.uk/environment/tradingstandards/rogue_traders_and_doorstep_callers.htm

- Q: *What about food of dubious origin (honey quoted)? A: All food matters are dealt with in London by specific food teams.*

12. Open Forum

- Q: *What is the Council's guidance for residents who have limited parking space outside their homes, or restrictions, when expecting a large delivery? A: (Cllr Simon Fawthrop) Permits can be obtained pro temps or a simple solution can be parking one's own vehicle outside until the trader arrives.*
- Q: *What action can be taken where a neighbour's Leylandii is growing so tall it is affecting satellite reception? A: (Cllr William Huntington-Thresher) Not aware of any particular rule re satellites but there is something re 2m but involves paying a fee upfront. See http://www.bromley.gov.uk/environment/conservation_urban_design/trees/reporting_nuisance_high_hedges.htm?NRMODE=Published&NRNODEGUID=%7BA250D629-E72A-42B6-BC7F-791E7950B484%7D&NRORIGINALURL=%2Fenvironment%2Fconservation_urban_design%2Ftrees%2Freporting_nuisance_high_hedges.htm&NRCACHEHINT=Guest*
- Qs: *i) What can be done about the large number of broken paving stones in Station Rd? ii) the Committee receive a lot of queries re poor paving. Are there any expectations for improvements? iii) most pavements are broken by*

contractors, should money be asked from them upfront? A: (Cllr Huntington-Thresher) i) Let him know if any particular spot that poses a trip hazard (1" or more high). These are priority for works. ii) There are lots of issues around spending at the moment but fortunately the current status is a stabilisation of spending levels to complaints and the portfolio holder needs to protect this funding. iii) parking on pavements is a civil offence and enforcement officers will ticket (& photograph). LBB have been ensuring that pavements are checked before & after as part of planning permission being given

- Q: The roadworks in Crofton Lane seem to be going-on indefinitely. What can be done to help residents who must be very frustrated? A (James Cleverly) Irrespective of whether roads are TfL or not there needs to be better scheduling and penalties for late completion to set a good example all round.
- There were many questions concerning the traffic problems at the end of Orpington High St, seen as a result of the large flowerbeds, loss of two turning lanes at the War Memorial Roundabout and Tesco's car parking entrance. Cllr Huntington-Thresher accepted that there were difficulties times; some caused by bus drivers pulling-up too short of the bay that should accommodate three buses, timing of the Tesco's lights and possible landscaping problems. Cllr Tony Owen has already sought some improvement at the entrance of the Tesco's car park and highlighted that the shared-space concept brought more cars in when they should be encouraged to come through Gravel Pit Way. Mistakes were admitted and a review promised.
- Q: The bins on the way to the station from Hillview Rd are overflowing and a seat in The Approach encourages litter but there is no adjacent bin. A: Cllr Huntington-Thresher said a review of all bin locations and regularity of emptying/sweeping is probably required.

With thanks to all, the chairman brought formal proceedings to a close at 9.25pm and welcomed all to join the Committee & invited guests for refreshments.