



## OA Monthly Committee Meeting

**Date:** June 11, 2025 7:00 PM BST

**Participants:** Andrea Harned, Chrissy Rooney, Craig Freeland, Dasha Chan, Fiona Flynn, Hazel Hutton, James McIntyre, Lhyam Sumal and William Chan

**Apologies:** Shareen Ali

**Duration:** 69 mins

### Overview

- Fiona welcomed as new committee member from Phase 1.
- Ongoing road adoption issues highlighted, with no council response since May 8 regarding road status.
- Street lighting and traffic safety concerns raised due to lack of council adoption, impacting resident safety.
- Frustration expressed over Alastair's repeated cancellations, with a meeting rescheduled for 25th June.
- Indigo Square Management was introduced as an alternative factor but received poor online reviews and no proposal despite follow-ups.
- Committee surprised by lack of resident complaints this year, indicating possible satisfaction but needs exploration.
- Weed problems reported in Phase 1, play park, pavements and roads requiring maintenance work.
- Scott Builders confirmed responsible for nature trail and road maintenance until formal council adoption, complicating accountability.
- Ongoing search for AGM venue poses a challenge as council will not assist due to no social housing tenants, limiting options.

- Committee lacks funds for private venue rental, necessitating outreach to local businesses and churches for support.

## Notes

### Meeting Setup and Introductions

- Committee members joined online meeting with some technical difficulties
- Fiona welcomed as new committee member from Phase 1 Stewart Milne
- Discussion about estate growth and new Taylor Wimpy developments

### Previous Meeting Minutes and Actions Review

- Previous meeting minutes still pending completion by Lhyam
- Monica Lennon's office contacted on May 8th about road adoption status - no further response received
- Tarmac work completed on Jersey Lane and Brackenhill Crescent roads and Scott Builder pavements
- Bellway pavement section on Brackenhill Crescent still needs tarmacing

### Road Adoption and Council Contact Issues

- Resident emails received about road markings and street lighting issues, in particular about give way markings on Randall Drive due to safety concerns
- Confirmed road markings are council responsibility, not the factor's
- Street lighting issues persist as roads not yet adopted by council
- Need to obtain council contact through Hannah for road adoption follow-up
- Multiple streets mentioned as problematic without road markings.

### Factor Meeting Rescheduling Drama

- Alastair cancelled meeting scheduled for next week via Lynsey's email
- Committee frustrated with Alastair's cancellations
- Meeting rescheduled to June 25th with emphasis on Alastair's attendance

### **Alternative Factor Evaluation**

- Indigo Square Management introduced by Euan but no proposal received despite follow-ups
- Committee found Euan's presentation hard-selling and over-promising
- Poor online reviews discovered for Indigo Square Management
- Facebook poll by Dasha received zero resident responses about proposal to investigate alternative factors
- Committee surprised by lack of resident complaints this year compared to previous billing periods
- An online poll is to be organised to check resident's feelings towards the committee's current path on working with H&P or exploring an alternative factor from previous calls

### **Estate Maintenance Issues**

- Significant weed problems along kerbs in Phase 1 and the nature trail
- Play park remedial work still incomplete since February bin removal
- Weeds growing through play park rubber matting on Brackenhill Crescent
- Contractor schedule shows they should report issues but are not doing so
- Road weeds not included in hard standings definition - clarification needed from Lynsey

### **Scott Builders Responsibilities**

- Scott Builders purchased entire Stuart Milne land including nature trails and common grounds for £23 million
- Colin Scott unaware of full extent of responsibilities when contacted
- Nature trail maintenance and road upkeep falls under Scott Builders until council adoption
- Lynsey offered to attend joint walkabout with Scott Builders to clarify responsibilities
- Debris and maintenance issues identified on Scott Builders land at Dairy Gardens but they seem unaware of their responsibilities

### **AGM Planning and Final Actions**

- AGM venue search ongoing - council won't help as no social housing tenants

- Hazel to contact local businesses and pubs for venue options
- Chrissy offered to contact St. Peter's church hall as backup option
- Monica Lennon to be asked about venue assistance and printing costs
- Committee has no funds for private venue rental
- Meeting concluded after 69 minutes with clear action items assigned

## **Action Items**

### **Lhyam Sumal**

- ☒ ~~Send previous meeting minutes to committee members for review and approval~~
- ☒ ~~Send update email to Monica Lennon's office on road adoption progress and resident concerns~~
- ☒ ~~Reschedule factor meeting with Lynsey and Alastair to June 25th~~
- ☒ ~~Add Fiona and Hazel to email group and send setup instructions~~
- ☐ Organise walkabout with Scott Builders and Lynsey to clarify responsibilities
- ☒ ~~Email feedback sheet to Lynsey and request updates on all outstanding points for June 25th meeting~~

### **Chrissy Rooney**

- ☒ ~~Contact Hannah to get a council contact for road adoption and street lighting issues~~
- ☒ ~~Respond to Lynne K about road markings issue and council contact attempts~~
- ☐ Contact Father King at St. Peter's about hall availability for AGM if needed

### **Dasha Chan**

- ☒ ~~Create and run a poll for residents about factor satisfaction vs. alternative options~~

### **Andrea Harned**

- ☒ ~~Email 2025 contractor schedule to committee members [attached]~~

### **Hazel Hutton**

- ☐ Research AGM venue options including local businesses and churches