

Minutes of the
Fernwood Central Residents' Association (FCRA) Committee Meeting

Held at 19:15 hrs on Wednesday 30th August 2023

Fernwood Village Hall

1. Attendance:

Present		Not Present	Apologies
Dee Harrison (DVH)	Barry Smith (BS)		Sharon Atkins (SA)
David Heath (DH)	Brenda Wright (BW)		Paul Janson (PJ)
Henry Micah (HM)			John Newton (JN)
Nick Roberts (NR)			

Four residents attended the meeting.

2. Previous Minutes

Proposed – HM

Seconded - NR

As a true record – Carried 7/7

3. Chair's Report

- i. Fernwood Parish Council
 - a. Minutes of in the July Parish Council meeting reports that they have removed from their strategy the pledge to campaign for the rights of Freeholders to have the same rights under the Law and Leaseholders on a manged estate. This is very disappointing, taking into consideration the number Freeholders that live in Fernwood Central, that pay a management charge.
 - DH requested that details are circulated to the committee for discussion at the next meeting.
- ii. The Parish Clerk has resigned, with a Locum replacing her on Monday 4th until a replacement can be found. A discussion followed regarding land ownership.

4. Secretary's Report

- i. Nothing to report.
- ii. Resigning position due to commitments at work and completion of University Degree.

5. Treasurer's Report

- i. DH reported incomings or outgoings over the last month:
 - a. Ionos Internet - £19.32
 - b. Petanque Improvements - £96.00

6. Maintenance Report

- i. The following report was given by DH:
 - a. Request for update of additional fees requested from Firstport, as yet no reply.
 - b. John Jeys made the same request, but as also not had a reply.
 - c. Email use to contact Vanessa Crane, bounced. DH will carry on chasing Firstport
 - d. Understand that two residents have lost sales due to issues obtaining a Deed of Variation.
 - i. A discussion followed about how the sales process works, solicitors requesting for different clauses , there being no standard clauses. The Deed of Variation needs to be acceptable to the buyer's solicitor, Firstport and Landowner (BDWH). The importance of the TP 1 when remortgaging was also discussed.
 - ii. Recognition that Freeholders have no rights under Law unlike Leaseholders, was also discussed.
 - e. Matters arising from section 2 above:
 - i. Hollowdyke Lane (HDL) – DH wrote to the District Council regarding HDL. The response detailed that NCC are under any obligation to reopen HDL and N&SDC are not able to force this. DH proposed contacting NCC councillor to request access.
 - ii. DH to write requesting information on the HDL emergency gate mentioned in the original planning application.

7. Conservation Report

- i. DVH – nothing to report.

8. Pétanque

- i. Report given with regard to the installation of the new surface and purchase of new signs.

9. Tennis court membership

- i. Discussion had regarding access to the tennis courts by people who live outside of Central Fernwood or do not pay the management charge.
 - a. Difficult for the FCRA to manage, the PC would be in a better position to carry this out.
 - b. It would be a paid scheme as the courts are expensive to maintain.
 - c. Suggested that membership limited to 100 to begin with.
 - d. PC could carry on with the scheme once land transfer had been completed.

10. Circus request

- i. Committee not in favour due to potential parking issues.

11. Correspondence

- i. Information request regarding Tennis Court fobs
- ii. New members email

10. Dates for Future Meetings

Committee meetings:

Committee Meeting - Wednesday 27th September 2023 at 7:15pm – Village Hall

Committee Meeting - Wednesday 25th October 2023 at 7:15pm – Village Hall

Committee Meeting - Wednesday 29th November 2023 at 7:15pm – Village Hall

Committee Meeting - Wednesday 27th December 2023 at 7:15pm – Village Hall

Public meetings:

AGM - (TBC)

Meeting Closed 20:42 hrs