



## **OTTERSHAW PARK ESTATE COMPANY LTD**

### **Minutes of the Annual General Meeting of the Company held at Brook Hall, Ottershaw on Thursday 28<sup>th</sup> November 2002**

**Apologies** were received from Mr & Mrs Breslin (No. 10 OP).

The Chairman opened the meeting at 8.00pm and welcomed 30 members representing 21 properties. He apologised for the change of venue and explained that although our reservation was made over 12 months ago, after the notices of the meeting were distributed the Church advised us that they required the room we use for their own purposes, and as a consequence there would be no parking facilities available at the Church. We managed to obtain, at short notice, a reservation at Brook Hall but on arrival found the Bridge Club in situ. The only alternative was to use the satge (and kitchen) which was less than convenient or comfortable. He again apologised.

**Minutes.** The minutes of the Annual General Meeting held on 28th November 2001, having been previously circulated, were taken as read, approved unanimously and signed by the Chairman as an accurate record of the Meeting.

**Chairman's report.** The Chairman reviewed his report, which had been previously circulated. Matters requiring more detailed discussion would be dealt with later in the meeting and minuted accordingly.

The following formal business was then transacted:

**1. Report of the Management Committee and Financial Accounts for the Year ended 31<sup>st</sup> December 2001.**

The Secretary reported on the accounts which did not call for any special comment. On a motion proposed by Mark McDonald, seconded by John Gower, the Accounts and Report were approved unanimously.

**2. Auditors and Remuneration.**

On a motion proposed by Chris Lemon, seconded by Tony Paice the reappointment of Kew, Ford & Co., registered Auditors of Chobham as auditors to the Company was approved unanimously. Their remuneration is to be determined by the Management Committee.

**3. Budget 2003.**

The Secretary reported on the projected accounts for 2002, and the anticipated reserves and provisions which would arise in consequence. On a proposal from Len Rogers, seconded by Ken Bray, the following resolution was approved unanimously:

"That a general service charge be agreed for 2003 in the sum of £125 and, where appropriate, a sewerage charge in the sum of £171.50, in both cases payable on the 1<sup>st</sup> January 2003."

#### 4. Appointment of the Management Committee.

The Chairman confirmed that with the exception of Daphne Donnelly who was moving, the existing members of the Committee were prepared to continue. With agreement of the meeting and a proposal by Arnold Albon, seconded by Chris Lemon, the Management Committee was elected to serve by a single unanimous vote as follows:

Freeholders (nos. 1 - 14, 26 - 29)	Nigel Eastment - backup Neil Morgan
The Bothy (nos. 15 - 25a)	John Athersuch - backup Sophie Dix
Tulk House	John Gower - backup Iorwerth Evans
The Mansion	Ken Peters – backup Mark McDonald

#### 5. Any Other Relevant Business

The Secretary reported the following matters:

##### a) Land at Chobham Road (between Ottershaw Park and Fairoaks Airport)

Following the sale of the land the site had been cleared, thus resolving the original problem. However, an application had been submitted by the new owners for a change of use from agricultural to a gypsy caravan site for the siting of four caravans/mobile homes, the erection of a three-sided concrete block structure, cesspit, siting of a portaloo and the construction of a hard surface. The application had to be considered by Surrey Heath B.C. both for planning considerations and special consideration applicable to gypsies. These covered a raft of social matters such as children's education, health, financial and welfare matters. In consequence the decision of the planning committee was unlikely to be made until the New Year.

Separate objections to the proposal have been submitted on behalf of OPEC, OPM, Tulk House, The Ottershaw Society and others.

The report created considerable comment and discussion including helpful suggestions which will be followed up. Members will be advised as soon as more information is available.

##### b) Entrance Gates at Coach Road (North end of Ottershaw Chase)

The Secretary reported that Runnymede BC have accepted the ownership, and in consequence the liability, for renovation and restoring the listed gates. The side supports attached to the two lodges remain the property of the lodge owners so their cooperation is necessary. The Council's conservation consultant has submitted a formal report and three contractors have been contacted to submit likely costings for the work recommended. We await further information.

##### c) Willow Farm (formerly The Pig Farm)

The Secretary reported that there had been no progress during the year. Runnymede BC and/or the officer involved was of the opinion that the breach of planning by the owner did not warrant any degree of priority or even attention. As a result of discussion with Hannah Lane, Secretary of The Ottershaw Society, she is "renewing battle" having originally given up, after an unequal struggle with RBC between 1992 and 1999.

##### d) TAG McLaren Holdings

The Secretary reported that he was still having discussions with the consultant architect over adequate screening between the site and the Park. A further meeting was scheduled when the leaves were all off the trees and a clear view was possible. It appeared that the removal of the temporary roof structure and the painting of the roof in black had improved the visual impact.

##### e) Gates at the old entrance road to the Park

The Chairman reported that considerable dumping of rubbish and hardcore been experienced. The cost of removal amounted to around £800 although the owner of the adjacent land was sharing the cost. New gates to prevent unauthorised access had been installed. An attempt to steal the gates was prevented by the police who were patrolling the road in the early hours. Unfortunately the would-be thieves escaped leaving behind a stolen vehicle. The incident emphasised the necessity to be alert, challenge strangers and secure all moveable possessions.

**f) Bridleway**

The Secretary reported that Surrey C.C. was trying to create a bridleway. The proposed route included the "pink road" between the A320 and the pumping station, owned by OPEC.

We have agreed, subject to several conditions which include the Council being responsible for any claims arising from its use by the public, repairs and maintenance for any damage or wear and tear, and responsibility for meeting all legal costs in preparing an acceptable agreement embodying the terms. It seems unlikely that it will come to fruition.

**g) Fair Oaks airport**

Mr R J Mc Kay, representing Mirimar, the owners of the "agricultural land" behind Tulk House and The Mansion, advised the meeting that new grazing rights had been granted on the land which is part of the Park. There was general approval to the return of grazing cattle.

Mr McKay then asked what was the relationship between OPEC and the Fair Oaks Environmental Consultative Committee. The chairman explained that the FECC was an association of local people and residents groups, formed in response to the introduction of police helicopters at Fair Oaks, which continued to monitor developments at the airport. While he was happy to confirm a friendly and productive relationship between OPEC and Fair Oaks it must be recognised that the current nature or level of operations at the airport might change and OPEC has a responsibility to act in the best interest of all members. Continuing OPEC affiliation with organisations such as the Ottershaw Society and FECC ensures the committee is aware of local developments and has access to specialist knowledge.

In reply to a question from the floor Robin advised the meeting that McLarens used the longer runway at Farnborough Airport. The runway at Fair Oaks is too short for heavy aircraft. McLarens do make use of the helicopter service at Fair Oaks airport.

The Chairman closed the meeting at 9.35pm. Most members stayed for the remainder of the evening to enjoy the cheese, wine, the company and to view the exhibition of photographs and memorabilia of Ottershaw Park, collected and displayed by John Athersuch.

Nigel Eastment – Chairman

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To be approved at the AGM in 2003