

RIDGWAY MANAGEMENT COMPANY LTD
MINUTES OF THE ANNUAL GENERAL MEETING 2021

Date: 4 October 2021 - Start time: 20.30

Flat/Present		Flat/Present (cont.)		Flat/Apologies	
17	John Simister (chairman)	5	Roy Elliot	1	G Latta – Proxy JS
17	Tracey Fletcher (treasurer)	15	Kathy Cruddas	10	N Hadjinokos – proxy EF
20	Edward Fitzpatrick (committee)	19	Martin Budden	7	R Lilley
11	David Robson (committee)	22	Jonathan Campbell-James		
16	Peter Rowell (committee)	13	Roger Fleming - Gale		

1	Adoption of 2020 AGM minutes	Agreed
2	Adoption of the Accounts (for the year ended 31st December 2020)	Agreed
3	Re-appointment of the Accountants (Beresfords)	Agreed
4	Payment of Accountants' fees	Agreed
5	Future works projects. The following were discussed: Electric charge points for cars –More information being sought by committee from an alternative supplier Window replacement / block enhancement – Proposal from the Windows Committee to carry out a survey and CGI of what the block might look like was discussed. This will cost c.£10k. Views were expressed as to whether this was premature considering the project will not be underway for 5-10 years . Alternative view is that a digital survey can be readily updated and will be useful in any event. Vote: 5: 4 in favour of the survey. Will report back to the Windows Committee and the Management Committee in the first instance	Info Info Agreed
6	Monthly maintenance charges: As usual increase by £5 per flat per year with the new monthly charge of £175 commencing 1st January 2022. Tracey to send out reminders in December 2021.	Agreed
7	Block payment to the Committee – to remain the same as in previous years Breakdown as follows: Chairman £2,400 pa Treasurer £1,400 pa Maintenance Administrator £1,800 pa Secretary £ 800 pa All payments net of taxation	Agreed
8	Elections of the Committee: All members of the committee were elected to continue in their present roles. Jonathan Campbell – James volunteered to join the Committee and was accepted	Agreed
9	Voting on suggestions tabled: It was agreed that the gardeners, costing £240 per month were good value for money. It was agreed that EF and J C-J would draw up a schedule of works with the Bridge brothers and that £1,000 should be allocated for external planting. It was noted that the garage is untidy and used for storage which contravenes the licence granted by the Fire Service. If this is not rectified the license could be withdrawn. JS to send a reminder to all residents	Info

	Timing of garage lighting (on a timer) to be reviewed	
10	RMC bank account currently stands at: £60,429	Info

Meeting Closed at 21.45