



Summer Newsletter

www.carnbee.org

August 2012

SUMMER 2012 FEE UPDATE

As we approach the end of our third financial year I can report that the Accounts reflect a successful year. We started with a fee reduction followed by prudent planning and budgeting. This covered the costs of storm damage and some large and small improvements around the estate, on top of the costs of normal maintenance. We have a very small number of non-payers who own Beazer properties and are being dealt with by our debt collection agency. The entrance to the estate has been enhanced with some new planting and a new meadow area is being trialled in the parkland (Area 7) planted by members of your committee. My thanks to John Pendlebury who retires as Treasurer in September for his enthusiasm and excellent contribution regarding fee collection, maintenance of the estate and record keeping.

Alan Graham (Assistant Treasurer)

Notification of Carnbee Owners Association AGM Monday 24 September 2012

We're pleased to confirm that the third COA Annual General Meeting (AGM) will be held on Monday 24 September at 7pm in Gracemount High School, Lasswade Road. We have invited local councillor Norma Hart to join us to help with any council-related questions. We encourage all residents to attend the AGM as this is your opportunity to let your committee know what you think and make suggestions for our estate.

If you're unable to attend the AGM you can still vote on any resolutions by completing the enclosed proxy form. Please note there is also a proxy form available on our website if you would prefer to email it to us. Returning a completed proxy form also helps towards achieving a quorum for the AGM and means we don't have to hold another AGM should we fail to be quorate. The committee is here to serve your collective interests so we encourage each of you to attend the AGM or submit a completed proxy form.

If you would like to propose any items for the AGM agenda, these must be submitted in writing to Cath Crosbie, 29 Carnbee Park, no later than 10 September 2012 for consideration. The proposed agenda is overleaf and the final agenda will be published on the COA website by 11 September 2012.

In accordance with the constitution, your current committee will resign at the AGM and an election will be held for a new committee. Some of the current committee have served for 3 years and we would encourage all members to fully consider joining the committee. New committee members bring a fresh outlook and new ideas, both of which are needed to maintain the momentum achieved in the last 3 years.

We look forward to welcoming you along to our meeting on Monday 24 September 2012 at 7pm.

AGM 2012 Agenda



- **Welcome & Apologies**
- **Minutes of the last AGM (held 12 September 2011)**
- **Matters Arising from the Minutes**
- **Chairperson's Report**
- **Treasurer's Report**
- **Committee Elections**
- **Owner Proposed Items for Discussion**
(Only items submitted in writing by 10 Sep 2012, in accordance with constitution)
- **Closing Remarks**

Beyond the Entrance

In the 3 years since we took over the management of the estate we have transformed the common areas from weedy and overgrown into something worthy of being called managed. Area 7 now looks like the park it should be, though the rain this summer has sometimes spoiled its appearance. The whole of the estate is now being managed though the trees planted in area 10 and 11, 15 years ago, are now causing problems for the adjacent houses. As we are in a tree conservation area we have



The park before the Association was formed.

contacted the planning department to agree a maintenance plan for these areas. The enclosed map shows the extent of the estate and the number of separate common areas that we deal with.



The park looking at its best before this awful summer.

One thing of concern to the Committee is that a number of owners think that maintenance on the estate is confined to areas 1a, 1b and 2, namely the entrance to the estate and the hedge that runs down

Carnbee Avenue. They are not aware that we have a park (area 7) within the estate. This is quite understandable with the pressurised lives that people live these days. We drive to work, drive home in the evening, get our entertainment in the City centre and never have time for a leisurely stroll around the estate. The real point of this article is to



A leafy walk now that the path has been restored to full width.

make you aware, if you aren't already, of the size of the estate and the many tasks that we the volunteer Committee are trying to manage on your behalf.



Autumn Bulb Planting

We are planning to hold a bulb planting morning on Saturday 29th September 2012, at 10am.

We hope this will enhance the look of the estate during the Spring months and promote community spirit. All bulbs will be provided by the committee, so put your wellies on, bring your trowel and come along, have a natter and meet your committee while helping towards improving the look of the estate.

Meet at the entrance to the parkland (Area 7 see enclosed map).

We look forward to meeting you.

Committee and Contact Details

Who are the Committee Members ?

Catherine Crosbie (Chair)

Vacant (Secretary)

Elaine Turbitt (Deputy Chair)

John Pendlebury (Treasurer)

Alan Graham (Assistant Treasurer)

Alan Gibson (Ordinary member)

Lee-Anne Mitchell (Ordinary member)

Robert Mitchell (Ordinary member)

Janis Monaghan, (Ordinary member)

Elizabeth Stott (Ordinary member)

Kerstin Weir (Ordinary member)

Where can I find the most up-to-date information relating to the COA ?

You can find us on the web at www.carnbee.org

How do I contact the COA ?



Carnbee Owners Association
c/o Spring Professional Services
21 Lasswade Road
Edinburgh
EH16 6JB



contact@carnbee.org