

EAST GRINSTEAD MEMORIAL ESTATE LTD

Registered Charity No. 305211 Company No. 468425

MINUTES

DIRECTORS MEETING 02/2018

7pm, Wednesday 20th June 2018

Chequer Mead Community Arts Centre,
De La Warr Rd, East Grinstead, RH19 3BS

1. Present
 - 1.1.Nunn, Russell, Graysmark, Thurlow, Phillips, Fisher, Stagg, Sweatman, Davis,
2. Apologies for Absence
 - 2.1.Baker, Funnell, Yeoman
3. Matters arising from AGM, 20th June 2108
 - 3.1.The Directors confirmed they approved the 2017 Report and Accounts. CN/GS signed them and ND would send them to Brooks & Co.
 - 3.2.The Directors elected Chris Nunn as Chairman for the coming year.
 - 3.3.Chris Nunn proposed, and the Directors confirmed, Lynn Graysmark as Vice Chairman for the coming year. Chris thanked Graeme Stagg for his work as Vice Chairman over past years and explained to the meeting that Lynn would be understudying him with a view to putting herself forward as the next Chairman in 12 months time.
 - 3.4.CN would now get Lorraine Young to submit the new articles to the Charity Commission.
4. Minutes of previous Directors Meeting 01/2018, 14th March 2018
 - 4.1.These were approved as being a true record of the meeting. The Chairman would sign them (and redact as necessary), and post on the web site for members to view, and also in the document archive.
5. Matters arising from Meeting 01/2018 not covered elsewhere
 - 5.1. None
6. Membership
 - 6.1.No applications or resignations had been received
 - 6.2.A newsletter had been sent to members on 31st March.
 - 6.3.One of our membership criteria is that applicants live within RH19 or explain why they have an appropriate affinity with East Court if they live elsewhere. One of our active members has recently moved to RH18 and another active member was soon moving to Danehill. Both had expressed the desire to remain members and this was agreed by the meeting.
7. East Court Steering Meeting
 - 7.1. 20th March Meeting. This Steering meeting had been cancelled by MSDC at very short notice. CN had expressed his strong disappointment to Gary Marsh about this.
 - 7.2.A walkabout meeting on 1st May was much more positive though:
Present: EGMEL, Chris Nunn, Peter Thurlow MSDC, Greg Sweeney, Rob Anderton EGTC, Julie Holden, Ashplats Councillor, Peter Reed. Chris Nunn reported:

"All in all it was one of the most positive Steering meetings I've attended. I think with David Terry now almost gone, Greg Sweeney in particular is getting his teeth into the Management Plan and enjoying the challenge. He seems to be fully supported by his boss, Rob Anderton, Divisional Leader - Commercial Services & Contracts. Rob obviously has

some experience with woodland management and knows all about coppicing, ride management, forestry etc. Significant progress has been made on many fronts including:

- GS has talked to the Forestry Commission, The Woodland Trust, and several Forestry contractors about managing the woodland in future. He has discussed the importance of low impact activities and public engagement. I believe we are likely to see significant steps forward in management of the woodland from next winter
 - GS has a quote to upgrade the McIndoe Path from Lancaster Drive to the stream with MOT type 1. The cost is £4k and I offered that EGMEL might pay 50% to enable the SANGS budget to go further. The costs of steps down to the stream would be extra - still to be determined. (The Directors were generally in agreement with this finance arrangement)
 - GS has received a budget price on a 300mm MOT surface on the length of the Holtye Track of c£40k for forestry access. It was agreed that it might be possible to get grants for this. CN stressed the need to manage drainage in the design
 - GS is keen to ensure that the good work done by Ashplats Conservation Group forms an integral part of the Management Plan.
 - GS was keen to change the grass-cutting regime (8.1-8.6 of the plan) and will engage with the contractor asap
 - The future of the yew hedges was discussed. They are in a poor condition and infested with brambles, holly and sycamore. All felt they were a relic of the past that even if sorted would still not be an attractive feature. GS felt that they should be removed and parkland trees planted at large intervals to enhance the view from up near the Lodge (which at the moment is bisected by the hedges). MSDC to check Conservation & Listing status first. (The Directors were in agreement that abandoning the yew hedge might be the best solution)
 - GS keen to regularise the planting of memorial trees which up until now have been quite haphazard in both position and species. Suggest designating an area to the east of the tennis courts with each tree contributing to an eventual avenue along the SANG route maybe?
 - Apparently MSDC are discussing with parkrun some surface improvements for the weekly runners
 - GS is working with other MSDC departments on plans to bund the tarmac road and provide passing spaces.
 - MSDC infrastructure is tasked with sorting out the blocked culvert to the south of the pavilion.
 - The work on the Beech coppice has been delayed for a few days"
- The next meeting with MSDC is scheduled for 16th July when hopefully LG would also be able to attend.

8. Finances

- 8.1. The value of our investment portfolio had gone down significantly earlier in the year, but the latest valuation showed it had almost recovered to end 2017 level.

9. Property

- 9.1. The Lodge is now empty but the property is far from suitable to relet. It needs complete internal redecoration and a new fitted kitchen + white goods. The bathroom/toilet provision is very poor and the only way to bring this up to 2018 standards would seem to be to build an extension on 2 floors. This would cost maybe £100k and the Directors felt it would be a high risk project for us with no certainty of a good outcome. The alternative of selling the property "as is" and investing the money through our fund manager seemed much less risky. CN would ask SB to get 4 market valuations for the property "as is" for the Directors to consider.

- 9.2. EGTC now had Title to the road from Holtye Rd up to Estcots. MP is negotiating the details of a Deed of Easement but this would need to give pedestrian rights to the Lodge 24/7/52/365.

10. Grants & Donations

- 10.1. Nothing to report at this time
- 11. Neighbours
 - 11.1. PT has 5 on-going cases of neighbours abusing their positions
 - 11.2. PT would be "walking the bounds" over coming months to check on any other issues.
- 12. Insurance
 - 12.1. GS - Need to urgently liaise with insurers about the Lodge being empty.
- 13. Website & Publicity
 - 13.1. We had suffered some significant technical issues on our web hosting service in January which had now been resolved.
 - 13.2. The contract for the (now redundant) egwml.co.uk site has now expired
 - 13.3. 5 news posts had been added to the site since our last meeting.
 - 13.4. CN had responded to criticism on "Whats happening in East Grinstead" facebook page about the state of the Lake etc.
- 14. Archives
 - 14.1. CN has finished scanning the archives. Scanned copies are held in our Cloud account and have been deposited with EG Museum and WSCC records office. Our original Minute book, dating back to 1949, has been given to EG Museum.
- 15. Any Other Business
 - 15.1. None
- 16. Dates of Subsequent Meetings
 - 16.1. Directors Meeting: 7pm Wednesday 29th August 2018 at Chequer Mead.

A handwritten signature in black ink, consisting of a series of connected loops and a long horizontal stroke at the bottom.