

ANNUAL GENERAL MEETING MINUTES

7-9pm, 27th September 2022

Quorum is fifteen

Chaired by Connie Gray

AGENDA ITEMS

1. WELCOME AND INTRODUCTIONS, APOLOGIES AND DECLARATION OF INTERESTS

PRESENT - (19 Members) Mark Vowles, Pete Dolan, Tom Bromwich, Clava Jameson, Tom Hatton (Snr), Tom Hatton (Jnr), Roger Richardson, Betty Joseph, Paul Sears, Margret Musa, Ian Reynon, Dorothy Adongo, Lyudmyla Revuka, Sandra Brown, Rosa Marlene Chavez-Cervantes, Abdel Fodili, Shola Oluwafemi, Abdel Basset Fodili, Shahin Akhtar

OTHER ATTENDEES - John Millage & Julia Pollington (auditors *left the meeting after agenda 6), Tracy Stedman (TMI) & Chay Pulger (Estate Manager), Kelly Ulllysee

APOLOGIES –Connie Gray, Dee Gillen, Ellen Mary Howells

All will observe a one-minute silence to remember those who passed away this year.

- **Tunde Disu 1933** – 2022 (TMO Board Member)
- **Queen Elizabeth II 1926** – 2022
- **Rob Beer 1946** – 2022 (TMO Board Member)
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2. MINUTES OF THE LAST MEETING (APPROVAL)

The minutes were approved by all members who attended the AGM

3. MATTERS ARISING

No matters arising raised

4. REPORT ON PREVIOUS YEAR 2021-2022 (Article of Association, 29)

- D'Eynsford TMO was extremely active in 2021-2022, updating and developing new policies and procedures, applying for additional grants and funding, training, and planning for new estate improvement projects using the surplus from the previous year.
- In 2021, the TMO also held its first continuation ballot in spring 2021 and reviewed its business plan (2022-2025).
- The business plan included the TMO's vision for our estate's future and what the TMO will do to achieve that goal. The business plan highlights the services that will be provided, the staff and volunteer team that will be in charge, and the TMO's key objectives (goals) for the coming years.
- One of the areas on which the TMO intends to focus as the heart of the business plan is improving the security as well as the aesthetics of the blocks.

5. PLANS FOR UPCOMING YEAR 2022-2023 (Article of Association, 29)

As part of the business plan, the committee are looking into improving the parking situation and also other improvements on the estate.

- Provide assistance with permit applications
- Re-paint the parking lines
- Review Parking Enforcement
- Increase Parking Spaces
- E-Charging Points Feasibility
- New Signage
- New Bike Shelters

OTHER IMPROVEMENT PROJECTS COMING UP

- Complete CCTV Projects
- Secure Bin Rooms
- Improve Bin Rooms

NEW COMMUNITY GARDENER!

There is a new community gardener! Her name is Alice, and she will be there every Saturday at 10 a.m. to lead gardening sessions for everyone. Please stop by and say hello!

First annual Garden Festival this spring, on 2-3 April.

The two-day festival took place across the D'Eynsford Estate and Secret Garden, and featured a range of activities for gardeners old and small both those living on the estate, and in the wider Camberwell area.

In addition to be holding its annual seed shop, residents also planted out in teams around the estate. There were activities for children, free coffee from local roaster Old Spike, and, most importantly, plenty of bunting.

- FREE MONEY A&E ADVISORY SERVICE Monday from 10:00 a.m to 1:00 p.m
- FREE COFFEE MORNING Tuesday from 10:30 a.m. to 12:00 p.m
- FREE YOGA (Over 60's) Thursday from 3:00 p.m to 4:00 p.m

SUMMER COACH TRIP

This summer, our residents visited Broadstairs (Viking Bay), and everyone had a great time. The weather was perfect, the group was fantastic, and the majority of those in attendance also went swimming.

Thank you very much to you and all people who organized wonderful trip to Broadstairs, Viking Bay on the 26 August 2022. The double-decker bus was modern and very comfortable. The weather was excellent. Connie, Tasha and others were very helpful and friendly. We enjoyed this trip. We were swimming in the North Sea first time in our life. Also we visited House Museum of Charles Dickens. We had very interesting trip"
Resident in Mary Datchelor Close

6. PRESENTATION OF AUDITED ACCOUNTS FOR 2021-2022 (Article of Association, 29)

The audited accounts were presented by John and Julia. They reported that the TMO had a healthy balance as well as a solid finance process and procedure.

7. APPOINTMENT OF AUDITOR FOR 2022-2023 (Article of Association, 29)

Chay and the board proposed that the auditor had done a great job and were very easy to work with and have proposed to appoint the auditor for 2021-2022. Everyone approved the decision.

8. SURPLUS UPDATE (MMA C5,S3,S5)

Auditor reported that the TMO had a healthy reserve and surplus to carry out improvement projects.

9. CONTINUATION OF TMO VOTE (Article of Association, 29)

Tracy congratulated the Board, Staff, and everyone else who contributed to the TMO's success.

The vote to 'continue as a TMO' was held, and all but 2 members voted in favour for the TMO to continue.

10. ELECTION OF BOARD MEMBERS (Article of Association, 29)

Run by Tracy Stedman - Southwark Tenant Management Initiatives Team

Betty, Connie, and Pete will be the members stepping down this year. All members were voted back onto the board.

11. EQUALITY AND DIVERSITY (MMA C1,S2)

D'Eynsford TMO is a very inclusive community interest company, as evidenced by the attendance of our community events, which are attended by a diverse range of vibrant, multicultural residents of various ages, religions, genders, disabilities, ethnicities, and other back grounds.

Our board of directors, as well as our staffing team, reflect our commitment to equality and diversity.