

NEW DIRECTOR

The VA is delighted to announce that Jane Stephens has joined the Village Association Board of Directors, filling the vacant resident director role. Jane moved to The Village in 2009 having previously lived in Caterham-on-the Hill for many years.

Jane brings a wealth of experience and insight from her corporate career and also from her current senior leadership role within the pensions industry.

We look forward to having Jane on board and to working with her over the coming months and years as the VA continue to work on its numerous projects to further enhance the environment and standard of The Village.



THE VILLAGE MAINTENANCE WORK 2020

While the whole country is affected by the Covid-19 virus, the VA has decided to restrict maintenance work for 2020 to what is regarded the minimum of 'catch-up' necessary repair work, essential replacements and safety matters.

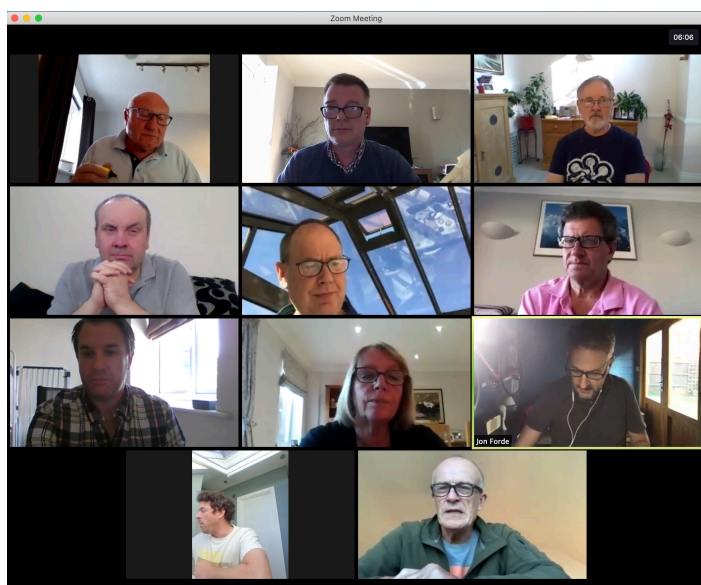
Tenders are being sought for repairs to the partly collapsed block paving footpath linking Weston and Coldstream (running beside the playground), replacing The Village litter bins (many of which are falling apart now), and relaying some of the drainage channels along Brigade Place that have been badly damaged by tree roots.

The VA has also commissioned safety testing and repair of lighting for which it is responsible, in the car park area behind the doctors' surgery and pharmacy. This particular work has been outstanding for some time and the area has been the subject of complaints because of damaged and failed lamps. Controls will be updated and all replacement lamps will be energy efficient.

VA WORK IN LOCKDOWN

The wardens have continued to patrol The Village during the Covid-19 crisis. They are considered front line workers and a safe way of working was agreed and documented prior to lockdown. Because of the lockdown, double manning at weekends has temporarily ceased but we will review that situation as lockdown restrictions ease. Thanks to Alasdair and Wayne for their commitment and continued vigilance.

Acacia, our gardening contractors have taken a number of precautions so that they could also continue to work in The Village during the crisis. It has been helpful that two of the gardeners are brothers, living in the same household, avoiding the need for them to distance from each other. We are very grateful to Roxy, Paul, Stevie, Shane and Ciaran for their hard work looking after our gardens in The Village.



The Directors of the VA have also been holding their regular meetings online. The picture shows the VA team in discussion with the Wardens and with the managers from Hazelvine. The summary of VA meetings is always published on the website at www.thevillageassociation.org

CAPITAL EXPENDITURE PLANNING

With The Village now being 18 years old, a number of areas and items are needing greater levels of maintenance and in some cases replacement in order to maintain the high standards and some of these jobs will be large and costly. Examples of these projects include repairing sections of the boundary wall, footpaths around The Village and repainting railings and bollards.

It is for this reason, as we mentioned in the Spring Newsletter that we have started a long-term planning exercise to identify this work and, as best we can, estimate the future maintenance and replacement costs.

We know we will need to add to our reserves to be in a position to afford the work, so in order to build up the reserves we do anticipate higher increases to the service charge in future years than we have previously seen. We are however also mindful of the impact Covid-19 is having on people's earnings and so we will review ahead of the AGM in November whether, in light of the economic situation, the start of increases to the service charge should be deferred until 2022.

OPERATION "RUBBISH BIN"

The project to replace the existing bins which the VA are responsible for is moving forward. New rubbish bins will be sited mainly in existing locations but some will be repositioned to improved locations.

As well as looking smarter, hopefully the new bins will reduce the likelihood of vermin pulling rubbish out and will discourage humans from dumping inappropriate items, such as household rubbish and used cat litter, in them.

The VA is also in discussion with TDC about the dog waste bins. The goal is to replace any dog waste bins in poor condition and to add 1 or 2 more waste bins in suitable locations.



PLEASE KEEP DOGS ON LEADS

Following several complaints received into the VA inbox and comments on social media, the VA reminds dog walkers of The Village Code.

Dogs should be kept on leads at all times within The Village and failure of an owner to remove dog mess is illegal.

DRAINS

Over the next couple of months we will be undertaking our annual drainage program around The Village.

This involves clearing all the drains on land owned by The Village Association along with those owned by Surrey Council where they are blocked and in key locations and pose a risk of causing flooding to properties if left unattended.

SAM EAMES - HAZELVINE

Sam Eames has joined Hazelvine as the Senior Property Manager responsible for The Village. Sam has been a Property Manager for around 5 years. Before that he spent 11 years in the Army, serving in both the Irish Guards and Parachute regiments.



It is not anticipated that all of his military experience will be needed for the daily management of The Village - but his background in project managing large military bases will surely be a great asset to both the VA and to the Hazelvine team.

Sam can be contacted by email at sam.eames@qdime.com - or through his Hazelvine admin colleague, Daisy Moyes. daisy.moyes@hazelvine.com

RESIDENTS SURGERY - 4TH JULY

Another Residents Surgery session is currently scheduled for Saturday 4th July.

Clearly this surgery will be subject to any lockdown or unlock rules that may be in place at the time.

We will therefore keep residents updated via Facebook and the VA website in the coming weeks as the situation becomes clearer.