

PALACE FIELDS RESIDENTS ASSOCIATION

(Tenants, please pass on these minutes to your Landlord and also, why not read these minutes on the Palace Fields website at www.palacefields.com)

Residents Meeting No. 41(Annual General Meeting) Held on 6th February 2013.

at Ard Ri House Hotel, Milltown Road, Tuam at 8pm.

1. PRESENT. (a)

William Martin No. 91.	Michael	Miceal Reilly No. 194.
Mary McDonnell. No. 239.	Goss.No.48.	Wolfgang Clauds. No.
Kathleen Desmond No. 264.	Ronan O' Ceallaigh No. 144.	148.
	Olivia Dunkary No 270.	Marion Costello No. 179.
John Fleming. No.77	JJ Burke No 245.	Anne Kelly No. 51.
Kitty O' Conner No. 3.	Denise Burke No 245.	Tommy Hynes No. 221.
Martina Dooley No 214.		(Could not read name) No 175.
Karen Kennedy. No.150.	Liam Halion. No. 197.	G. Sealey No. 73.
Marian Walsh No. 5.	Geraldine Halion No.197.	Donald Smith No. 203.
Paul O Conner No 97.	Maeve Waldron No.47.	
Emma Colbert No 74.	Mary Fahy No. 275.	
Bronagh McLoughney. No. 64.	Deirdre McCarthy.	
Colin Keenan 50.	No. No 12.	
Bernie Kelly 242.		
Briget Flaherty No.40.		
M. Keaney 190.	No	
Mary Monaghan No. 143.		

34 Persons present.
(11.8%)
Garreth Fox - Fox Landscaping.
Thanks to all who attended.

(b)

Apologies from

Myra Cummings No.
19.
Fiona Flaherty No.
255.

Stephen
McDonnell. No.
239.

2.DISTRIBUTION.

(a) The previous minutes were distributed to the area representatives and these in turn were delivered to their allocated areas.

Copies of minutes were also distributed to Frank Breslin (Neighbourhood Watch Liaison Officer) and Sergeant Michael Bradly of Tuam Gardi station.

3.DATE OF NEXT MEETING.

(a) Wednesday 6th March 2013 in the Ard Ri House Hotel at 8pm.

4. ACCEPTANCE OF PREVIOUS MEETINGS MINUTES.

(a) One item to be corrected. 550.47 Euro Rob Steed quotation included VAT, not excluded.

5.TREASURERS REPORT.

(a) Refer to attached sheet for details of last financial year up to 31.01.2013.

6. MATTERS ARISING.

(a) MG listed out the achievements of the last 12 months.

(b) Particular tribute was paid to both ROC and JF for the web site. Over 17000 hits to date.

(c) MG listed out the proposed achievements for the next 12 months.

(d) ROC produced a bar graph showing the current state of the Associations income in terms of those houses making contributions and those who are refusing to do so. The graph illustrated and set out the reasons people were giving for not paying. Some discussion took place on this subject. Concern was raised over the fact that collection for this year may be made difficult by the property tax. The Association has no legal right to collect the annual fee, what happens if people refuse to pay. MG suggested that a legal covenant to collect contributions in the future could be looked into however this was met with resistance. It was mentioned however, that two thirds of moneys were collected easily and more contributions had been made than

last year. The collection of contributions is to be monitored through the next year.

(e) ROC pointed out that the property tax was payable on estates where the developer/builder was still trading.

(f) WM pointed out that the 60.00 Euro contribution had nothing to do with the new property tax and that the latter was concerned with local services.

(g) The estate had not been handed over or 'taken in charge' by the GCC. When the estate is handed over, the Council will only be concerned with the roads, kerbs, footways, foul and surface water drainage and the street lighting. The grassed areas and plants will be the residents responsibility should people wish to look after them. MG pointed out that the lighting had already been handed over and that the drainage had been the subject of repair as a result of a CCTV survey. But was not handed over as yet. The main work remaining was the finishing coat to all road surfaces with other associated items. No date was known for formal hand over.

(h) It was agreed that the 60.00 Euro annual fee was a reasonable sum.

(i) It was suggested that a list of residents who have paid be placed on the Associations website and that long term tenants might wish to contribute.

(j) MG pointed out that he had written to the agents representing landlords regarding the annual contribution.

7. MAINTENANCE OF COMMUNAL AREAS.

(a) MG confirmed that he had received a letter from Leo Hynes thanking the Association for the last two years work. MG thanked LH in return and his services were gratefully acknowledged. It was proposed that a gift voucher from the Association should be presented to him. It was agreed that a voucher for the sum of 50.00 Euro be awarded

(b) Expenditure for the next two years was set out as follows:-

Three sealed tenders for the general maintenance of the estate for 2013 and 2014 were opened by ROC as follows note; all figures include 13.5%:-

(a) B and P Connell	2013 15,000.00 Euro.	2014, 15,000.00 Euro.
(b) Fox Landscaping	2013 9,100.00 Euro.	2014, 9,100.00 Euro.
(c) Madden Landscaping	2013 9,080.00 Euro.	2014, 9,080.00 Euro.

The above was put to the vote by ballot, Maddens received 6 votes Fox received 26 votes.

Fox Landscaping was awarded the contract.

(c) The costs received from Murphy's for the four shrubberys were 1,075.00 Euro 800.00 for plants and 275.00 for labour. These figures were approved, however the beds or greens will require drainage.

(d) A report and plan was produced regarding the trees effecting residents whos gardens back onto the north west boundary of the estate. These works are split into three areas or phases and costed accordingly. In each case the costs are to be shared equally between the residents who own the trees in the Demense Cottages and the residents to Palace Fields, except where communal areas are involved. The costs collected so far from Rob Steed Tree Care are as follows:-

Phase 1.	845.50 Euro.
Phase 2.	550.47 Euro.
Phase 3.	Letters sent to residents in the Demense Cottages, but no response to date.

The above costs were approved on the basis that they are shared.

(e) BM indicated that the costs associated with the trees to this boundary should not be shared throughout the Association. But should only be paid by residents effected by the trees in question.

(f) MG pointed out that the tree pruning to the whole of the estate was now complete.

8. NEIGHBOURHOOD WATCH SCHEME.

(a) The Neighbourhood Watch signes and poles are in hand. They will be erected as soon as possible.

9. JJ RATGIHAN AND GALWAY COUNTY COUNCIL.

(a) MG had spoken to an engineer from the GCC's local Tuam office. No approach had been made to them by Arlum Limited in connection with the 'taking in charge' of the estate.

10. ANY OTHER BUSINESS.

(a) ROC Asked for more people to help with projects carried out by residents.

(b) MG reported that a community evening was going to be planned for the estate this summer.

SOME USEFUL NUMBERS.

1/ ElectricSkyline for street lighting replacement lowcall 1890 328587 or text 087 1955076 or Email : faults@electricsskyline.ie

2/ Palace Fields Residents Association website. www.palacefields.com

3/ An Garda Siochana Tuam 093 70841. Neighbourhood Watch Scheme Liaison Officer - Frank Breslin.

4/ Dog warden name and number Christy Corcoran 087-2224192.