**Minutes of**

**McCarthy Court Management Organisation**

**Reconvened Annual General Meeting**

**12th December 2024**

**Reconvened from 3rd December 2024**

1. **Present**

Heidi Vapreen, Jose Berg, Junior Scarlett, Mr Sharma, Tim Greenwood, Mr Kabuty

Kamila Klidzia (Treehouse staff), Ashleigh Savin (Treehouse staff)

**Apologies**

None

1. **Minutes of the meeting dated 07/08/2023**

The minutes were proposed as a true and accurate record by HV, seconded by JB

1. **Vote of Continuation**

All in favour. Motion passed.

1. **Managers report**

New Intercom System- We have been receiving quotes for a new intercom system with the hope of replacing the existing system. The engineer Clive has done a brilliant job in keeping the current system working.

Emergency Access to Garages- We are also receiving quotes for a new access system to the garage/basement areas. A new fob system for easy access with magnetic locks on the gates is being investigated. This will also give emergency services easy access to the areas which are not currently available to them.

New bins - Extra bins have been purchased so that all bin shed now house 3 bins each. Makes for easier rotation for the cleaner when bins are fully loaded and deters fly tipping in the bin areas.

Empire Pest Control- New pest control service providers now instructed. Pest Gone were seen to be quite lazy in their approach and so Empire were brought in and have been very active in their approach to the rodent problem we previously had,

Polkadot- New gas engineers for boiler issues. Sadlers no longer provide this service.

Gardener- New planters were purchased and installed in the recycling bins pathway.

Vandalism- Monitoring a repeat offender in one of the blocks. Likely not an actual resident but a visitor.

Cameras- We are looking into erecting more cameras within the blocks for security and to deter antisocial behaviour.

1. **Approval of audited accounts for 2023/2024**

KK presented. Proposed by JL, seconded by JS.

1. **Appointment of auditor for 2023/2024**

This item is deferred to the next meeting due to some concerns with the current provider.

1. **AOB**

Several residents raised concerns about the estate cleaning, in particular high level and the main doors and handrails. KK and BN will raise this with the cleaning contractor.

There is a lot of moss on the grounds, walkways and playground. BN to organise clearance and ensure the cleaner is undertaking this regularly.

KK advised there is a very health social fund for any celebrations that residents may wish to hold this year.

Concerns raised that many balcony dividers are in a poor condition – there is a programme completing the replacements in stages and a re-inspection to prioritise is due.

Meeting closed 19:49