



Summary of the Meeting of the Directors of CMMC held on 19th February 2025.

Present: CMMC Directors: Bruce Schofield (BC), Matt Griffiths (MG), Zak Lee-Green (ZLG), Supporting: Nick Shanagher (NS). First Port Representative: Imran Alam (FP)

Apologies: Richard McDonnell (RMD)

Manager's Report

- Wood edge replacement work in progress on Schuster Close. Significant subsidence found in Ferry Lane parking space behind bin store to be repaired as part of job as expected.
- Borehole pump - FP to chase report and ascertain if expansion tank has been correctly assessed.
- Bollars re-lit recently of good quality and residents pleased. Replace others in future as required with the same method.
- Quotes for painting lower levels of stairwell and corridors in blocks received. Board to agree on best quote once all consolidated in to one place.
- Tree surgeons to quote for additional works sent over
- Further gutter clearing planned in May for flats over garages
- Missing slates on roof to also be replaced.
- Finance - FP to chase why budget file not visible on MyHome. CCDT invoices need to be issued.
- Thames view gates - repaired and to be reviewed
- CFM meeting - agreed to work closely on areas of joint responsibility or along boundary lines. Potential for more frequent meetings.
- Cricket club would like net along boundary for games. Board have no problem with this provided removed when ground team need access to hedges for cut at end of season.
- Excess rubbish in some bin stores to be removed.

