

MONTPELIER SQUARE GARDEN

MINUTES OF ANNUAL GENERAL MEETING

Date: Monday 25th March 2013

Held at: Montpeliano Restaurant

Committee Members Present:

Lady Marshall
Neil Carthy
Anica Bradbury
Avril Cox
Christopher Didizian
Jane Bradbury
Nicholas Davie-Thornhill

Association Members Present:

Yoshi Nishio, David and Vivienne Eckhardt, John Cox

Apologies were received from Daniel Quirici and Ali Malek.

The meeting opened at 6:40pm. Yoshi Nishio was proposed, seconded and approved as chairman of the meeting.

The minutes of the 2012 AGM were proposed, seconded and approved.

As there are no new members on the committee the membership is unchanged from last year.

Lady Marshall give a report on the garden:

- The gardening contractors, Garden Associates, are doing an excellent job. The individual gardeners change from time to time as the Robert Player like to keep his staff fresh by rotating them through the portfolio of gardens that he is responsible for. All have been found to be knowledgeable and easy to work with .
- The garden is maturing nicely despite the poor weather.
- Much work has been done to prune the South and East beds.
- The irrigation system is old and will need replacing within a matter of years. Robert Player will recommend a good contractor when the time comes but nothing need happen at present.
- This past year we had a number of expensive tree inspections. No issues have come to light.

Mrs Cox asked if we would be inspecting the trees on an annual basis in future as good healthy trees are the basis of the whole garden. Lady Marshall confirmed that would be the case.

The chairman gave thanks to Lady Marshall for her work and this vote of thanks was echoed by all present.

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Mr. Carthy then gave the Treasurer's report. He reported that after a number of years of profit this year expenditure exceeds income to the tune of about £4,000. This was due to the increase in annual costs for tree surgery, the foundation of a special budget for capital expenditure and a number of one-off factors. Every year we will reserve £2,500 for the expected costs of repairs to the railings and a new irrigation system. The budget for bulbs and plants is £2,500 for this year.

A vote was taken and IT WAS AGREED to hold the precept at £32,500 for the 2014/5 fiscal year.

There was a long discussion of the night time lighting of the trees. Mr Cox read a personal statement into the minutes that outlined his position. This statement has been attached below. It was AGREED that Mr Cox and Mr Carthy would work together to address his concerns.

Mrs Nishio proposed that the provisional date for this Summer's garden party be agreed as July 2nd. This was passed, with Mrs Cox suggesting that Pimms party would be nice.

The committee thanked Mrs. Bradbury for organising the highly successful Christmas Carol party where over £1,500 was raised for charity.

Mr. Eckhardt thanked the chairman and the committee for their work during the past year.

The meeting concluded at 7:45pm.

MPSLIGHTS

Montpelier Square Garden Lights

Statement on behalf of no. 18 Montpelier Square.

As an important fundamental position it would be preferable to maintain the Montpelier Square Garden as an attractive, tranquil garden haven and amenity free from decorative lighting at night, in contrast to, and as an escape from the surrounding over-lit streets and other sources of light pollution inevitable in urban, built up areas.

However if a true and intended majority and consensus of householders surrounding the gardens is in favour of having illuminations there must be three fundamental conditions met;

The lighting must have planning consent and be lawful in relation to wild life habitat considerations, notably regulation concerning bat habitats.

Health and Safety risks are not incurred (it is noted that children play in the undergrowth where lighting appliances are positioned).

The lighting must not cause nuisance, disturbance and discomfort to any household eg through visibility of naked lights and lighting appliances, or glare and reflection from the lights off trees into principal rooms overlooking the gardens. (In accordance with the minutes of the 2012 AGM)

Other householders have complained about nuisance and it is understood they have repositioned the offending appliances. This leaves the fixed appliance illuminating the chestnut tree which is directly visible from principal rooms on all floors of no.18 as witnessed by Neil Carthy at the house during the evening of 22/02/13 when it was agreed that this appliance needed to be re-positioned to avoid the nuisance and disturbance. It must be emphasised that Avril Cox has suffered considerable discomfort and distress as a result, and

has made every endeavour to help resolve matters so that she may again enjoy the peaceful outlook from the drawing room and bedrooms that overlook the garden.

It should be noted that this light was fixed without the follow up trial of positions that had been agreed on site early in 2012.

If the illuminations are to remain there are other changes that would improve matters by softening the light from the harsh blue/white at present by replacing with different bulbs, and by reducing the light intensity by using appliances with lower intensity bulbs and with fixed baffles. The latter has been done on the lower intensity light in the South West corner of the garden affecting the Chairman's household.

John C L Cox CBE

18 Montpelier Square, SW7 1JR

25/03/13