

Blackheath Cator Estate Residents Ltd

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NEWSLETTER – SPRING 2018

BCER AGM

This year's AGM will be held at St Michael's Church Hall at 8.00 p.m. Tuesday 10 July 2018, and it is hoped that as many shareholders as possible will be able to attend.

The Board has a vacancy for another director and welcomes applications from shareholders who would like to join the Board at this year's AGM. A desire to ensure that the amenity and the environment of the Cator Estate is maintained and enhanced is paramount.

Directors normally serve for a 3-year term and meet on the second Wednesday of every other month. If you would like to find out more about being a director on the BCER board, please contact the estate office for more information.

VEHICLE PERMIT AND GATE PASS RENEWALS

If you have overlooked renewing your vehicle permit or gate pass please ensure that you contact the estate office without delay. If you are new to the estate and wish to obtain a permit or pass please contact the estate office for an application form, or download one from the website.

Any vehicle parking on the Cator Estate roads without displaying a valid permit (or a valid visiting note) is liable to be issued with a parking charge notice by our parking contractors, Gemini. Only those vehicles displaying a valid vehicle permit or gate pass will be allowed to enter the estate via the manned gates.

GATE-MANNING - A REMINDER OF THE GATE-MANNING ARRANGEMENTS

Morden Road gate will be closed every morning from 7.00 a.m. to 9.30 a.m.
(Pond Road manned from 7.30 am to 9.30 a.m.)

Pond Road gate will be closed every evening from 5.00 pm to 7.00 p.m.
(Morden Road manned the same hours)

Manor Way gate will be manned from 7.30 a.m. to 9.30 a.m. and from 5.00 p.m. to 7.00 p.m.

Priory Park gate will be closed from 7.30 a.m. to 9.30 a.m. and from 5.00 p.m. to 7.00 p.m.

Please remind all visitors that Permit/Pass holders only are allowed through the gates during manned times. All others should enter the estate via Blackheath Park gate, which is open and unlocked.

PROGRAMME OF WORKS FOR 2018

Seasons Landscapes has completed a major programme of refixing the granite setts along Blackheath Park - other roads are being investigated to ascertain whether similar works are required along them.

TREES - ARBORICULTURAL SURVEY AND REPORT

The latest 3-yearly arboriculture report dated March 2018 has been produced by Quaife Woodlands, and their recommendations are to prune some 110 trees, the majority of which have low twigs and branches that are being hit by passing vehicles. This work will ensure that roads and footways have sufficient clearance. Quotations for the work are currently being sought and the work will be carried out by tree surgeons as soon as possible. In addition, some 6 trees have been identified for felling, three at the far, northern end, of Morden Road Mews, one in the hedgerow along Mayfield verge, one in Brookway and one in Foxes Dale. Where appropriate, new trees will be planted to replace those lost.

LIGHTING

Over the years BCER has spent considerable funds installing new street lights, and upgrading lanterns to a more energy efficient type. Some residents have commented that further improvements could be made, and BCER invites any resident to contact the estate office with suggestions of where there are 'dark spots' and where lighting needs to be improved. Please contact the estate office with your suggestions.

PARKING

Parking (particularly along the Lee Road end of Blackheath Park) has continued to be monitored for frequent/long-term parking. Very few unauthorised vehicles (those that do not display a Vehicle Permit or a note stating they are visiting a specific address) are now seen.

Thanks to all Vehicle Permit holders who are not parking frequently/long-term, allowing those who occasionally want to park short-term are able to do so.

THAMES WATER WORKS - BLACKHEATH PARK

The work along Manor Way started on 20 November and finished, much later than was originally envisaged in early March.

The works along the eastern end of Blackheath Park including Sweyn Place are expected to start imminently and will last for approximately one month.

BCER will continue to liaise closely with Thames Water regarding the programme of works. If you have any concerns regarding the works, please contact the Estate office.

BLACKHEATH & GREENWICH BOWLING CLUB

You may be aware that the Bowling Club plans to move from Brooklands Park to a new facility to be built on the former tennis courts in Blackheath Park. The Club believes that the existing facility is woefully inadequate and totally unsuitable for female players, children and people with disabilities, which greatly limits access and broader participation. The current location also creates extensive parking problems close to Brooklands primary school.

After lengthy consultation with residents and local community groups, the planning applications have recently been submitted. The Club states that any letters of support would be much appreciated.

Details can be found on RBG's planning portal:

Application reference no. 18/0676/F Former Tennis Courts & Clubhouse, Blackheath Park
Case officer: Andrew Harris

Application reference no. 18/0677/F Bowling Club, Brooklands Park
Case officer: Germaine Asabire

DEVELOPMENTS ON THE CATOR ESTATE

Residents are reminded that BCER levies a development charge on new/substantial development works, and also requires the entering into of a development agreement which involves the developer/owner agreeing to abide by basic housekeeping aspects. The charge is for the additional wear and tear to Estate roads, caused by heavy construction vehicles, which would otherwise have to be met from the frontage charge. Residents are requested to contact the BCER estate office at an early stage when considering any substantial development.

BUILDING WORKS

For the benefit of new residents, building work (and other noisy work) may only be carried out Mondays to Fridays, between 8.00 a.m. and 6.00 p.m. Working at weekends and bank holidays is not permitted. This overrides any Royal Borough of Greenwich Planning Consent. For a copy of the Estate's guidelines please refer to our website, www.blackheathcatoressate.co.uk, or contact the Estate office who will be pleased to provide a copy.

BLACKHEATH CATOR ESTATE NEIGHBOURHOOD WATCH

SAFER NEIGHBOURHOODS (This article has been drafted by David Marler)

Blackheath Cator Estate supports Neighbourhood Watch, in the interests of ensuring a safer neighbourhood for you, in liaison with our friends from the Metropolitan Police.

Would you also be prepared to support this network of neighbours who keep an eye open for us all?

Would you be prepared to devote a small amount of your time to being a local Neighbourhood Watch co-ordinator?

There are at present 32 co-ordinators to cover the Cator Estate, each looking out for their immediate group of neighbours. All you need to do is

- turn up for a meeting once a quarter - usually at St Michael's church hall in Pond Road –
- deliver the quarterly newsletter to your group of households
- act as the first point of contact in the event of a problem affecting any of those households.

Every so often people move away or for other reasons can no longer undertake these light responsibilities and are not always able to find a successor. At present we have vacancies for co-ordinators in

- Sweyn Place
- Quaggy Walk
- part of Blackheath Park (45 - 59a; 99 - 103 odd numbers; and Bernersmede)
- part of Morden Road (34 even numbers in Morden Road West; 45 odd numbers in Morden Road East).

If you would be ready to help, please contact David Marler on 020 8318 5874 or dmarler@talktalk.net

BUDGET SUMMARY

The Budget summary for 2018 is overleaf.