



HOLLY LODGE ESTATE MANAGEMENT COMMITTEE AGM 2020 NOTES

Committee Members: Martin Narraway Chair & Trustee, Rob Schoenbeck Vice-Chair & Trustee, Justyn Trenner Treasurer and Trustee, Pippa Rothenberg, Ronnie Day Secretary, Rosie Durant, Li Weinreich, Peter Jacobs, Barbara Wheatley Manager

Due to the pandemic, the AGM 2020 meeting could not be held.

The deadline for those interested in putting their names forward in advance of the HLE Committee elections closed on Wednesday 25th March. Only eight names were submitted, those of the current HLEC members. As there were no additional names or anyone contesting the election per se, it was felt that no election is necessary, and the current Committee will continue to serve the Estate. These are: Veronica Day, Rosie Durant, Peter Jacobs, Martin Narraway, Pippa Rothenberg, Rob Schoenbeck, Justyn Trenner and Li Weinrich.

Prior to 22 April 2020, the Chair's statement and minutes of the 2019 AGM were posted online and made available by email and hard copy.

For reference, these reports are still available on the HLE website under the heading AGM 2020.

Allowing a two-week window through to 8 May, residents were invited to submit questions. Comments were invited by 22 May on any issues where actions were proposed, including the revisions to the governance/regulations. Feedback was issued in a second document by 12 June with questions and summary answers and decisions on any issues.

Papers were delivered to those plots for which we did not have email addresses, and an electronic link was sent to all those for which we do hold an email address. This process replaced the usual presentation of the accounts at the Annual General Meeting with immediate questions and then a vote of those plot owners present.

One question was received:

Can the Holly Lodge Committee limit the placement of estate agent boards to 4 weeks?

Response:

The rules regarding estate agent boards are given in Schedule 3 of 'The Town & Country Planning (Control of Advertisements) (England) Regulations 2007' where they fall into Class 3. Here it limits it to one board per property and defines acceptable sizes, heights, etc. It also states the board must be removed within 14 days of the completion of the sale or grant of tenancy if the property is for rental. A sale is only considered complete once the monies have been fully paid (not just any deposit). The HLEC could propose a regulation differing from the statute but it would be difficult to enforce.

In February 2019, Camden consulted on a proposal to require estate agent boards to need specific advertising consent across the whole borough not just 6 conservation areas (Hampstead, South Hill Park, South Hampstead, Belsize Park, Fitzjohn / Netherhall and Redington / Frognal) as is currently the case. The proposal must have proved popular and it is understood from the Planning Team that Camden are awaiting approval from the Ministry for the relevant notice.