Rowney Gardens Residents Road Association (RGRRA)

Minutes of Site Meeting & Committee Meeting Thursday Nov 2nd 2021.

**Site Mtg Present:**

Gary Halls (GH) 18

Andy Kimpton (AK) 15

Andrew Wincott (AW) 20

Ben & Carl (Centar)

Purpose:

1 - Agree with Centar the proposed edge details for upper and lower road.

2 - Take views on whether kerbing is a construction requirement for the upper road verge side.

Carl suggested that the most robust edge detail for the lower road was to plane below the level of the existing edging strips at the road sides only so that the new surface dipped slightly at the sides to key in. Only minimal planning would be done across rest of surface to grade the levels. For areas without edge strips the parking areas would be infilled with gravel to butt up to the new surface to give protection.

The upper road was walked to look at the different situations. Centar said that where no edge strips existed, it was typical of a country estate road. Although it would be a more robust solution, they did not deem it to be essential to lay kerb edging to one side of the road and they would expect the integrity of the road to be preserved by the grass verge areas which were mostly higher than the finished surface. As per the lower road, for areas without edge strips the parking areas would be infilled with gravel to butt up to the new surface to give protection.

**Committee mtg present:**

Gary Halls (GH) 18

Andy Kimpton (AK) 15

Andrew Wincott (AW) 20

Lincoln Atkins (LA) 9

Apols:

Paul Ash (PA) 7

Agenda:

1 – Report site meeting findings

2 – Agree on whether kerbing to be included for upper road

3 – Agree communication of messages to members

4 – Agree further actions required to place contract

1. AK reported on the site meeting with the earlier site visit meeting with Centar and confirmed that after discussion those present were comfortable with the planned solution for the lower road edges (planed into existing edge strips and new surface tucked in.
2. AK also reported the views of Centar that the upper road without kerbing would be a secure solution that they would be able to warrantee as per their terms. In addition Centar stated that the job programme would be reduced from two weeks to nearer one if the kerb works were not included with the benefit of avoiding disruption caused by trenching in the grass verge area. Having been given assurances that the road surface would be secure edged into the grass verge it was resolved that the kerbing should be omitted from the scheme. This provided a saving to the scheme which it would be agreed would be held as a further contingency during the construction period. With 27 owners now contributing to the scheme it was confirmed that it was more cost effective for the project to include the whole road than the 6-30 section with 100% contributions.
3. It was agree that a letter should be distributed to all houses in the road setting out the revised proposals and explaining the financial position.
4. All agreed that the proposal should proceed and preparations made to confirm a contract with Centar based upon the Sub Contractor Short Form or JCT contract. Further actions were noted:
   1. Prepare a contract (GH)
   2. Enquire from Centar a likely project commencement if a contract is placed on Mon 8 Nov (AK).