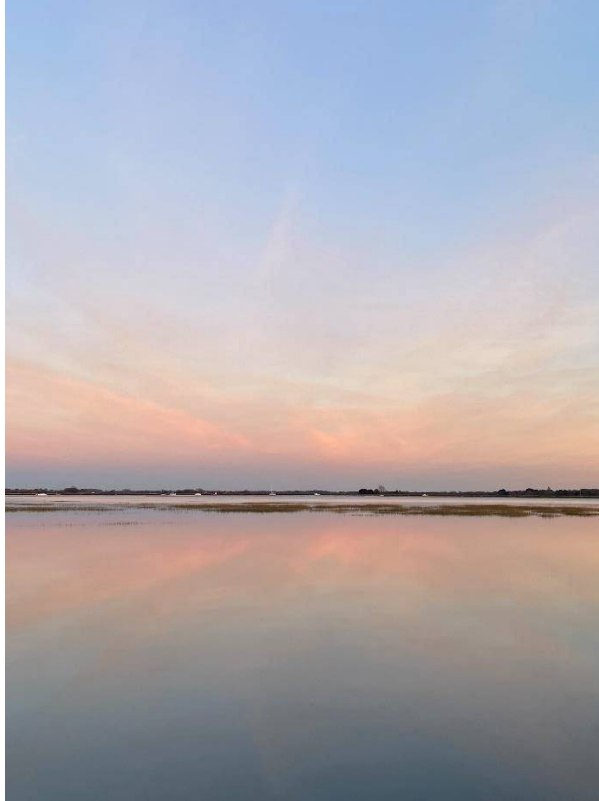


MAISEMORE GARDENS LIMITED

Registered in England, No.714547

Dear members

Here is a winter picture to remind us of why we love it here, despite the many days of wind and rain this year. Hopefully we should avoid a hosepipe ban this year!



Reminder - AGM

The 2024 AGM will be on Thursday 11th April, 7pm at the Emsworth Community Centre. Please put this in your diary. AGM packs will be distributed a month before the meeting.

Website

I'm delighted to be able to announce that, with the enormous help of David Lington and members of the CoM, we have been able to move from a Maisemore Gardens Ltd focus to a community focus on our website (<http://www.maisemoregardens.co.uk/index.html>), while retaining a component which covers confidential information and MGL/CoM business/records. The latter are in the member section and are password protected. Your password remains the same as it was.

Adopting a Maisemore Gardens community focus offers a number of advantages:

1. The main thing that we have is a neighbourhood in all senses of that word – it happens to be managed by a limited company but that is merely one feature. Our previous website focussed on the neighbourhood as a collection of houses but rather lacked in any sense of the people that live here.

MGL Committee of Management Directors 2024

**Christine Richardson, Martin Gebbett, Lester Korzilius, Suzy Daniels, Sarah Harrington, John Watt, Martin Price
Co-opted; Andy Maxted, Mike Austen**

Registered Office: Station House, North Street, Havant, Hampshire, PO9 1QU

2. We can celebrate our history by compiling an archive of pictures and memories.
3. We can keep in touch with friends who have moved away and they can see what is happening here.
4. We can provide a more useful resource for people who are considering buying one of our properties.
5. We can share resources and skills in an approachable way.
6. We can provide useful information in the members section for all who live here.
7. We are intending to add a webcam to stream live pictures of our fabulous harbour, which will cost about £700

Overall then, our hope is that the website is more about the people than the houses. We really hope that all members will be inspired to help us develop the site which, as you will see, focusses on a compilation of our record, building a sense of what we are doing in the community and perhaps reflecting on matters that concern us in the area. The site is not designed for immediate conversations, which is much better done via Facebook or the various WhatsApp groups that people have set up. If desired, the website could begin to reflect the activities of those groups, while not interfering in any way with their organisation. So, what might we be able to add in the future?

1. Pictures submitted or taken by members
2. Articles on topics of local interest
3. Reports of events

We have added a few new features based on conversations with members. We hope that residents will be able to add to these going forward. Please do take a moment to have a look at the changes and, more importantly, please send feedback and contributions (to David Linington - info@emsworthonline.co.uk). These include:

In the members section, password protected:

1. A list of equipment that people have and would be willing to let people borrow (and the conditions of that loan). I think this is great idea – no need to all buy lawnmowers for a tiny lawn, ladders to use once a year etc. Please add any items that you can lend (send details to address above)
2. Skills on offer (and terms). This could either be professional services (paid for, see next item as well) or offers of help (e.g. James Leeming and his love of bike servicing).
3. Recommendations of tradesmen and women that have done a good job for residents (plus endorsement and contact details).

And, in the main section of the site:

4. Links to other sites (as we had previously). Please feel free to suggest additions and supply specific links to choirs, ramblers, sailing clubs etc. that you belong to or support.

Planning Group

As you know, we strive to be clear and consistent in our decision making and to process applications from residents for changes to their properties in a timely fashion, so that members are not unnecessarily delayed in undertaking alterations. However, things do not always go as smoothly as we would wish and a few events have demonstrated that the process used by the Council of Management (CoM) to manage applications could be improved. Therefore, we have decided to create a Planning Group (PG) with members drawn from the CoM and co-opted residents – initially, Mike Austen, Andy Maxted, Martin Price and John Watt.

An important part of the role of the planning group will be to keep the guidance for residents under review and any changes will be subject to COM approval. It is important that residents ensure that their applications conform to the current guidance, which will always be on the website.

This is the procedure to be followed by the PG in reviewing applications:

Applications for changes received by the Secretary will be logged, numbered and forwarded to the PG who will consider the application with reference to the guidelines and the lease. Proposals will be reviewed by a

minimum of 3 PG members in the order in which they are received and a response given within a maximum of 30 days of receipt of a complete application (we would normally expect to be much quicker).

Applications which are within permitted development will be agreed by the PG. The Secretary will send a standard email to inform the resident that they can proceed. This will require the resident to agree that they will only proceed with changes as described and agreed. Applications which may fall outside permitted development will be considered at the next full CoM meeting. The Secretary will advise the resident that this is the case and that no work should begin.

An application must consist of:

- A detailed description of the planned works
- Drawings to scale with dimensions
- Materials to be used
- Evidence of agreement of neighbours

Gardens



The gardens are in good shape. Andy, our gardener, will be starting on a vigorous programme of pruning and planting as soon as the weather gets warmer. Meanwhile, he is renovating the pebble bed, which has proved difficult to maintain; he is digging up the pebbles, some of which we may re-use in the planting plan he is preparing. We shall be using drought tolerant plants, like cistus and agapanthus.

Wade Fazackerly, who has succeeded Mike Reed now that he has retired, has disposed of the dead tree by the electricity sub-station and Andy has dug out the honey fungus. The ground has to be left for a year before we do any more planting.

Secretary Maisemore Gardens Ltd

Our current secretary, Lester Korzilius, is stepping down due to pressure of other commitments and the Council of Management is looking for a replacement for this important role. We need somebody who is:

1. A resident member of Maisemore Gardens Ltd
2. computer literate
3. has some free time to devote to this work.

If you would like to get involved, please ask a member of the Council of Management for further information.

Finally, some sad news

We have recently lost both Peter Mead and Peter Bates. Our condolences to Diana, Frances and all their families.