

## **CMCL Newsletter March 2024**

Since the AGM in December (see Minutes attached) the Directors have had 2 further meetings and a number of the tasks discussed are in progress or have been addressed:

### **Jim Hope**

After more than half a century of toil and looking after the grounds of our small part of North Yorkshire, that has existed in numerous guises, “Jim the Gardener” has decided it is time to retire. We have all benefitted from Jim’s work over the years, so there will be a collection for him and a card will be circulated, so we hope to give him an appropriate send off.

The board are discussing how best to recognise Jim’s contribution to the village and this could tie in very well with something else we are working on, but any suggestions would be gratefully received and considered. We know Jim does not want us to have any sort of event or presentation – that is not something he would enjoy but we will have to do something!

Going forwards, we intend to use local contractors to do the jobs that need doing in and around the village. We engaged Chris Farrow in February, to cut the large beech hedge and he did an excellent job, reducing the height by 30 to 45cm. We intend to do another cut back in October.

### **Trees and Hedges**

The conifer hedge around the water treatment plant has been tidied up but we need to tackle the top, for which we may need to hire a cherry picker and we intend to reduce its height by up to 60cm. We can also use the cherry picker to do some other trimming around the village.

We have taken down a few trees recently, as they were either dead/dying, diseased, leaning or a risk to property/cars and residents. We have a lot of land and a lot of trees, many of which have become very large and overgrown. With 63 houses there will always be differences in opinions over what should and should not happen, which is why we discuss the issues and ask for views at the AGM meetings.

We would like to remind everyone that the CMCL board are here to represent the village and make decisions on issues, as and when they arise. We cannot consult with the entire village before we make every decision and all the directors are owners of properties in the village and volunteers, giving up a lot of their spare time to help manage the village assets. It is impossible to please everyone all the time and sometimes difficult decisions have to be made. If we want to keep our costs under control then we need CMCL to be run in this way, by volunteers. If you have concerns about any actions or decisions being taken, then please email the directors on [info@crambeckvillage.com](mailto:info@crambeckvillage.com).

Confronting directors on their doorstep or trying to instruct contractors when they are carrying out work in the village, is not acceptable. We have a limited pool of good, skilled professionals in the area, so we do not need to become a place where they refuse to work.

If you have views, please attend the AGM meetings and possibly become a director too, as there are going to be more and more difficult decisions that will have to be made in relation to what we do with our land and the trees we own, over the years ahead.



### **Dumping of Green Waste Near the Container**

A large amount of garden waste has been dumped down the bank near the container and really this area was for the waste generated from the village green, trees and hedges. Historically it has taken a lot of effort to clear out all the waste that could be burnt but now the amount that has built up is beyond being separated by Jim. We must therefore insist that no further garden waste be dumped down the bank. Please use brown bins or take garden waste to the waste disposal facility in Malton. We will need volunteers (those who have been using this area) to help clear and burn what we can.

### **The Village Defibrillator**

The defibrillator has been installed and is “live”! It has a code-locked cabinet – the code can be obtained by calling 999. The location was chosen for maximum visibility, ease of access and a reliable NYCC power supply. NYCC agreed to provide the power from one of their streetlights providing they could set it up, which they did for just £450.

After exploring many options, we managed to buy the defib with a heated locking cabinet for less than we were expecting. With the NYCC installation charge and some small additional costs, the total cost to CMCL came to less than £1400 and there will be no ongoing electricity cost (which we expected to be at least £25 per year). There will be some ongoing and maintenance costs, such replacement pads and a replacement battery, in time. Alex Rudd has kindly agreed to be the Guardian for the defib, supported by the directors.

It was agreed that we should do some fundraising for the defib costs. Please therefore see attached the defibrillator newsletter with details on how you can make a donation,

via a JustGiving page. Cash donations can also be made to Zoe (receipts will be provided) and cheques can be made payable to CMCL.

**The JustGiving link is:**

[https://www.justgiving.com/crowdfunding/zoe-murphy-2?utm\\_term=WNZxBGGmN](https://www.justgiving.com/crowdfunding/zoe-murphy-2?utm_term=WNZxBGGmN)

**The QR Code to Donate Is:**



**FloGas and our LPG Contract Renewal**

We have recently had three periods with no gas in the village tanks, which has affected us all. One would be unfortunate but \*\*\*\* happens! Two is alarming and implies incompetence but three, well that is just bad! FloGas have not really acknowledged the severity and impact of their incompetence, but they have agreed to pay £75 compensation to every affected household.

Our FloGas supply contract expires soon, so alternative providers have been contacted, (both directly and through energy brokers). All our efforts have drawn a blank until 2 weeks ago, when we were introduced to a small local supplier, and they are very keen to take on our supply with good terms.

We currently all pay 46p/unit plus a standing charge of £50 per annum. FloGas issued indicative terms, for a new two-year contract and after some negotiation they agreed final terms, with a unit rate of 50p fixed for 2 years with an annual standing charge, of £60 per supply/household. These terms could change but the market is quite stable at present. However, FloGas have said they would need at least 80% of the household owners to sign a document giving CMCL authority to act for the village otherwise every house supplied will have to have an **individual contract**.

The new local supplier, Rectory Gas, has guaranteed a unit rate of 44p and an annual standing charge of £50 per household, for the first 12 months and a limited potential increase in the unit rate for the second 12 months. They will also need similar documentation as the energy supply world has changed since CMCL last negotiated a contract! Rectory Gas are now corresponding with Flogas, to arrange for the ownership of the tanks etc to be transferred but this could be a lengthy process. Rectory Gas have assured us that we will not be without gas if this process extends beyond the Flogas

contract end date. We will issue an update when we have more information but on the whole, we feel it is time for us to leave Flogas if we can, given what has happened recently.

### **CMCL Street Lights**

Street lighting is one of our significant overheads. Following on from the AGM, we have consulted with the residents closest to the light in front of Custard Cottage. They expressed a preference to keep that lamppost and are willing to contribute towards the cost of replacing it. The cost is about £2400 but donations will reduce this to around £1650. To remove it would cost £850, so we have decided that with the donations we can afford to replace it.

Two lampposts will be removed, (one at the back of No 26 and one in the centre of the small green). These are surrounded by trees and provide little light. Each will cost about £850 to remove. Two of the bollard lights will also be removed and the lantern over the steps in front of No 46 will be reinstated. LED bulbs will be installed in all the remaining lights, reducing our ongoing running costs plus the orange glow bulbs are now no longer available anyway. The remaining CMCL lights are all ok but the one near No29 is cracking near the top, so that will have to be replaced within a few years.



### **Director Appointments**

We have some residents willing to join the board and they all have valuable experience and skills. To appoint new directors, we do need to have a Shareholder meeting and a vote, which we would normally hold at the Annual General Meeting or by calling a Special General Meeting. We are looking at bringing forward the Annual Meeting, as we do need more directors on the board. Anyone else who is interested in becoming a director, should let a board member know.

### **Parking Spaces**

We have now legally designated one set of tandem spaces (numbered 14 and 15) for the exclusive use of house numbers 28 and 29. These spaces are the first two tandem spaces alongside the garage wall of No29, in the parking area that spans from No 29 to the sewerage treatment plant entrance.

It would be best helpful if larger/longer vehicles (vans) could utilise the other two sets of tandem spaces, as the tandem spaces are very restrictive and the single spaces are better for cars.

### **Tennis Court Maintenance/Cleaning**

Zoe with a number of mum's have started using the court and are looking to set up some coaching lessons. There is some equipment in the shed, which is for anyone to use, so if you would like the shed and/or the tennis court code please contact Zoe at No 38. We have also been asked by Jamie's Cragg if some of their visitors could pay to use the court, which we are discussing. In the meantime, we do need volunteers to help keep the tennis court in good order. It takes 20 to 30 minutes every week and is not hard work, but it needs doing. Anyone willing to help from time to time please speak to Mark Lowry at No 32.



### **Social Events**

We no longer have a formal Sports and Social committee unfortunately. However, Alex Rudd is keen to organise some fundraising and social events over the summer. Anyone willing to volunteer to help please contact Alex. Any help will be very much appreciated.



### **New Log List**

We have set up a new log-list, so please get in touch if you want to be added to this- please email [info@crambeckvillage.com](mailto:info@crambeckvillage.com)