

FOUR OAKS ESTATE NEWSLETTER



Issue Number 29 – March 2023

Lighting Improvement Plan

In our previous newsletter we explained that a Lighting Improvement Plan is being formulated in response to views expressed in the security survey that was conducted in September. Installing new columns is extremely costly, with each costing around £6,500 and even more where new electrical connections are required. We have researched major upgrades to the existing columns which will increase the level and spread of the light output significantly and cost very considerably less. We will be trialing these upgrades to the eight columns in Bracebridge Road shortly. In the longer term it is still likely that some additional columns will be required.

Grounds Maintenance Contract

Grounds maintenance is our largest cost by some considerable margin. We have around seven miles of footpaths and verges to maintain, together with over 400 trees, several hedges, over 60 lighting columns and numerous drain gulleys and road signs. Edges & Hedges have been our appointed contractor since 2012 and have provided an excellent service, especially bearing in mind that it is a mammoth task and often good work of tidying up our footpaths and verge is undone the next day by stormy weather. It is important however, and good corporate governance, that we ensure we receive 'value for money' and with this in mind we are going through a process of seeking tenders for the contract which expires in September this year. We will keep residents advised.

Grounds Maintenance matters

- * The leaf clearance operation was very difficult this time round as some trees started to shed their leaves in August, due to the long spell of hot and dry weather, and some still hadn't in early February! In total around 350 tonnes of leaves have been cleared.
- * Pruning and crown lifting works have been completed to 128 trees. Two trees had to be felled and have been replaced. These works were subsequent to our 2022 Tree Survey which inspected over 400 trees.
- * Works under the Footpath & Verge Improvement Plan are being carried out to eight Hartopp Road frontages and two Ladywood Road frontages.
- * Our drain gulleys were mechanically cleared in January.
- * The triangle was re-barked in February.
- * The left-hand side pavement in Heather Court Gardens (viewed from Wentworth Road) will be re-surfaced in April.

Summer Party for the King's Coronation

Following the success of the Jubilee party we are holding a summer party for the King's Coronation. The party will be held on **Sunday 7th May starting at 12 noon** and tickets are now available. A flyer has been sent to all residents and you are advised to buy tickets as soon as possible as they are likely to sell out. There will be entertainment, games, live music and plenty to eat and drink! **We need volunteers to help out and if you can help please email Penny Dewsbery at penelopedewsbery@hotmail.com.**

AGM – Tuesday 18th April

The 2023 AGM will be held at the tennis club at 7.30pm. Great news – a return of the free buffet! The buffet will be available from 7pm and we would love to see as many residents as possible attend the meeting and enjoy the fayre.

Chairmanship of Four Oaks Estate Ltd

As reported in our September newsletter our Chairman, Ron Forrest, will be standing down after ten years of service. The board of directors has elected Mike McCollum as its new Chairman effective from the AGM.

Fibre Broadband

The board appreciates the ever-growing importance of this project and in our December newsletter we reported that a new potential provider, LIT fibre, has been identified following the withdrawal of Hyperoptic's interest. LIT are carrying out survey works and hope to put forward an offering shortly. It would be very helpful for residents to register their interest at <http://litfibre.com/comingsoon>. There is a simple postcode search box where you can register your interest.

Circulation Information

This newsletter will be sent in a format that allows easy reading on a mobile device/ tablet. A PDF version will be uploaded to the website and is available by email.

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