

UPDATE - September 7th, 2020

Dear Resident,

Since The Association's last update in May we have received further significant financial contributions and commitments to the fund from Aragon & Boleyn Courts, the developer of 76A,B &D, West Oak Houses & Morley Court in addition to several other households along The Avenue and as such we are now very close to reaching the target of £30,000.

Thank you to those that have contributed and/or have worked with their own internal block management companies/freeholders to facilitate payment, we appreciate all the effort you have made on our behalf.

As such, in anticipation of receiving these funds we have now confirmed for the work on the road to commence on:

MONDAY 14TH SEPTEMBER

In addition to the materials that have been purchased through the fund, the highways division has also agreed to contribute a further 40 tonnes of material at no cost from their own roads programme.

Parking

The work will take approximately 2-3 days and will run the full length of the unmade road from Westgate Road to Downs Hill, therefore please take this as notice to any residents that currently park on the road to park elsewhere from Midnight on the 13th September & 14th, 15th & 16th September as this will make the repair significantly faster and easier.

We would have liked to have provided more notice to residents, however, the window of time available is very narrow. We needed to have confidence the funds would be in place versus the availability of the road materials & contractor and clearly the weather at some point will begin to deteriorate.

Notes from The Association:

The repair we are endeavouring to make is not the perfect solution but after consulting with several contractors, the council etc., it is the best solution we can afford with the funds that have been committed in a time frame that will allow us to make a long overdue maintainable repair sooner rather than later in line with resident's demands.

The Association is aware there are several other issues in relation to the road around pathways, drainage, lighting, traffic calming etc. As with the road surface itself, The Association has no responsibility over these, however, it is happy to continue working on behalf of residents and coordinate fund raising for these should the demand be significant enough, but as always this is very much subject to the necessary funds being in place.

Despite making the repair we still need all contributions to be made as we will need these funds to ensure the road continues to be maintained and it will allow us to make quick ad-hoc repairs in the event the road becomes damaged in any way. We want to be able to prevent any issues where possible and not have to wait months to raise enough funds to make repairs and in doing so we can keep the road in a constant state of good repair.

Non-Payers

The list of non-payers continues to shrink and they are now very much in the minority but whilst we are in contact and dialogue with all of the management companies/freeholders of the below properties, if you are a resident within any of these buildings (and assuming you wish to make the road safer and see improvements made) it is important you make your voices heard to the management companies/freeholders of these blocks to put pressure on them to ensure they make the payments we have requested of them and ensure they pay their fair share to the road fund.

These are:

**Forsythe Shades
Sandringham Court
Tern Court
61 The Avenue – New Development
Carey Court
Kingfisher Court**

Regards

Alex Phillips
Chair

on behalf of The (Unmade)
Avenue Association