


NEWS LETTER

No: 84



THE ALBANY ASSOCIATION

June 1990

THE ALBANY LADIES TAKE OVER !

FIRST, apologies to all residents for the delay in this Newsletter due to difficulty in finding a committee member in a position to write it. But, you are assured, members have been meeting monthly and there has been earnest discussion, debate and decision on subjects involving the interests of all Albany residents. And the ladies have taken over! The chairman is a chairwoman: Pam Smith (York Court). The hon. secretary is Helen Sandford (Brunswick); the hon. treasurer is Linda Loughead (Ulster). Vivienne Abel (Ulster) has been enrolled as Minute Secretary.

... ..

AFTER THE retirement of the highly thought-of Harry Webb, (Fred Brazier was appointed Janitor and has created a very good impression as a friendly and willing caretaker. We hope the Brazier family will be with us for a long time to come.

... ..

LIFTS The six lifts were duly refurbished by the Albany's "Mr. Fix IT", Edmund Russell of York Court. Express Lifts had quoted costs of £7,800 (including VAT). Edmund did the work for around £1,980. His services were voluntary, too. And an excellent job he made of it. For good measure he changed and improved the lighting with a probable saving of £500 per annum. The outside quotation was £872. Edmund's efforts cost £120! And the lifts are no longer tatty.

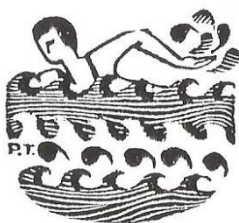
THE DOLPHIN IN THE POOL

ROOF TRAP DOORS

Faulty roof trap doors at York Court have been replaced by the said Mr. Russell. Ulster Court was next on his list and then Brunswick after the latter's roof repairs are completed.

ROOF REPAIRS

The collapse of the hoist - no cost to the Albany delayed completion, but work on the Brunswick roof has proceeded satisfactorily. Repairs to York Court and Ulster, in differing degrees, follow. The full contract is £55,000 and the contractors are prepared to give a 10-year guarantee which in itself is encouraging.



SWIMMING POOL

The swimming pool, which opened on May 18, now has a resident Dolphin. Not the sea animal, but a high-tec robot cleaner. The £1,500 Dolphin was acquired to combat the backwash problem and the escape of sand from the filter system. It has proved very effective in vacuuming the pool floor and the pool has seldom looked so clean. The machine even climbs the walls like a legless giant crab and if it turns turtle it rights itself. PLEASE NOTE - Mr. Brazier usually cleans the pool on Mondays and Fridays from 8.30 a.m. to 12 o'clock, but these times could be changed by weather conditions. The pool is closed to bathers during these hours.

There has been a complaint that the pool temperature is too hot! However, the Committee point out that at last year's annual general meeting, it was the wish of the meeting that the water should be as warm as possible for swimmers and non-swimmers. The temperature reached 79f for a couple of days when the pool opened, but dropped to 69-70f in the inclement weather.

Mr. Brazier controls the heating under instructions and residents MUST NOT turn off the gas. Indiscriminate action could be both damaging and dangerous and - it is repeated - no resident must tamper with the heating. Mr. Alan Spong (Ulster), who is in charge of the pool, informs us that the cost of maintaining a reasonable temperature amounts to an extra seven pence a day per flat. In really hot weather that extra cost disappears altogether.

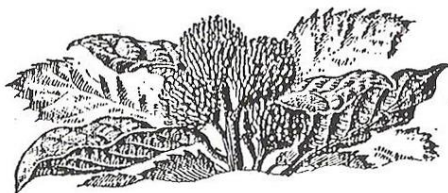
THE GARDENS

GARDENS COMMITTEE

Frank Armstrong (Brunswick) and his Gardens Sub-committee have continued to nurse the gardens with their customary zeal. Peter Francis (Brunswick) personally pruned about 90 hydrangeas. There are a few gaps left after the winter storm and any donation towards the cost of replacement shrubs would be warmly welcomed by the chairman...Margaret Parkinson (Brunswick) instigated a clean-up of the cedar trees and the gardens generally are a credit to the contract gardeners.

GARDEN SHED DOORS

A quotation for the replacement and painting of the garden shed doors came to at least £1,800. We are again indebted to Mr. Russell, who volunteered to do the job.



CAR TEST TRACK

Mrs. Pam Smith complained to the Four Seasons Garage about the use of the Albany roundabouts as a testing ground for their cars. The manager has promised to stop the practice.

WATER METERS

Desmond Higgins (York) has suggested that water rates might be lower if there was but one meter for all three Albany blocks. The Thames Water Authority has been approached.



CAR PORTS

In recent months vandals have again been active in the car ports. A number of cars were broken into, side windows smashed and radios stolen or attempts were made to steal them. One unfortunate resident had her car raised on blocks and all four wheels taken. Even individual car alarms do not stop these petty thieves.

Edmund Russell has inquired into the costs of roller shutters and he is also looking into the possibility of installing electronically operated gates at the main entrances.

John Reed (Ulster) is investigating the possibility of turning the car ports into double garages with Henderson up-and-over doors (14 feet standard) and wire caging or wood matchboard fencing (like that used for the lockers) between the car port pillars. Several residents have expressed an interest in this idea.

MANAGEMENT STRUCTURE

MANAGEMENT The future management structure of The Albany has been discussed after papers presented by Peter Clarke of Brunswick. Some members consider that a single Board of management might be a more suitable method of conducting our affairs rather than the present two-tiered system of a Board of Directors for the freeholders, the Albany Riverside Company, and the Albany Association with its separate committee.

Chairwoman Pam Smith and secretary, Helen Sandford, have been asked to contact other flat complexes and report on their operations and experience which could be of benefit here.

CONSTITUTION A sub-committee is reviewing the Constitution and hopes to report before this year's annual general meeting.

GARDEN PARTIES A final reminder that the Association Garden Party takes place on Saturday, June 30, 1990, at six p.m., weather permitting. Bring your own wine, food and guests, if you wish. George Newman is again organising the supply of glasses and Fred Pountney will produce the trestle tables.



THE SECOND PARTY will be a lunchtime get-together - Sunday August 19 (12.30 p.m.). The arrangements will be the same. Let's hope the sun shines so that we can all enjoy it.

RECENT DEATHS

Mr. D.E. Austin (York Court)
Mr. P.E. Murray (Brunswick)

CARA More than 40 per cent of households in this area are members of the newly-formed Canbury and Riverside Association which represents residential roads between the Power Station and British Aerospace. Fast traffic in Lower Ham Road - should there be "sleeping policemen"?; heavy goods vehicles parked in side roads; the future of the Albany Park Canoe and Sailing Centre and the Canbury Gardens sports development are subjects for consideration.

A one-day Springclean is being organised for Sunday, July 1. Volunteers are wanted for Litter collection...Anyone interested in joining CARA should contact May Bate (York), assistant secretary of the new group. Subscription: £2 per household per annum.

YOUR COMMITTEE

Brunswick	Frank Armstrong	546 8230
	Peter Clarke	546 3276
	Margaret Parkinson	546 4142
	Helen Sandford	546 2643
Ulster	Linda Loughhead	546 3699
	John Reed	549 7073
	Alan Spong	546 3993
York	Desmond Higgins	541 0954
	Pam Smith	546 1977
	Edmund Russell	546 5713