



BRAYBANK ESTATE

Spring Newsletter 2015

A Belated Happy New Year

We hope everyone enjoyed our evening of Carols, mulled wine, hot chestnuts and mince pies which was well attended despite the weather. Thanks to all those who helped to make it a lovely evening and a Belated Happy New Year to you all.

Porter

The board is pleased to be able to confirm Michael Flanders permanent appointment as Porter to Braybank (although in view of the added value he has provided this is an understatement of the role he has created). We have had many compliments about the way he is working and how he has enhanced the appearance of Braybank. Thank you to those who have provided feedback. You will not be advised when Michael has a single day off but we will always try to advise you of any longer absences. In this respect please note he will be on holiday from 20th April until 1st May2015

Lost property

If any items are found on the Estate please deliver to the Lodge where Michael will retain them for three months before dealing with in an appropriate manner.

Roof and coping works

The EGM agreed unanimously the Board's request to borrow sufficient funds to complete the proposed coping and roof repairs. The necessary section 20 process will soon be completed to allow work to start. It is proposed that the preparatory work will commence the week of Monday 23rd March. The estimated timeframe is twelve weeks but is weather dependant. This will inevitably necessitate some inconvenience to us all with materials and equipment being stored on site. The Board will advise you of further detail as matters progress but felt it appropriate to advise you now of a few aspects. When working on each block there will be periods of up to 10 days when you will lose the use of your balcony and be asked to stay well clear of scaffolding for obvious reasons. Over this same period there will be some periods when reception to 'Sky dishes' may be interrupted as they may have to be moved. If this happens we will work to ensure it is for as short a period as possible and that realignment is undertaken professionally, but please bear with us as it is unavoidable.

Use of greenhouse

Tom has started a programme of bringing on new plants and seeds ready for this year. This will result in the full use of the greenhouse so we regret we cannot accommodate individuals asking him to store plants or bring on bedding plants for them. Anything placed in the greenhouse will be regarded, as any plant or pot placed in the grounds, as belonging to BEL and subject to the garden plan. With his new assistant, another Michael, the Board believes he has already enhanced the gardens and will continue to develop them.