

Newcroft Gardens Management Company Limited

15 Braemar Close, Carterton, Oxon, OX18 1TS



Newcroft Gardens Management Company 2026 Annual General Meeting minutes

09 July 2026 at 1830. Venue: Dog & Partridge + online TEAMS call.

The following Directors and Members (and/or properties represented) were in attendance, either in person or online:

- Simon Hicks (Falstaff - **Director**)
- Andrew Crockett (Savoy - **Director**)
- Caroline Hill (Falstaff – **Director**)
- Diccon Booth (Globe – **Director**)
- Cliff Sullivan (Globe – **Director**)
- H Croucher (Charlotte)
- Mr & Mrs Pirrie (Falstaff)
- Lee Austin (Globe)
- M Lawley (Charlotte)
- M Blakey (Charlotte)
- W Stenning (Charlotte)
- X He & M Bridges (Falstaff)
- Online**
- D Elks (Charlotte)
- D Singleton (Falstaff)

With several voting proxies received before the AGM, this meeting was classed as quorate.

1. The AGM slide deck presented will be available on the NGMC website in due course.
2. As Chair, Simon Hicks welcomed the Members in attendance and thanked them for giving up their time. He also expressed his thanks to his fellow Directors for their hard work during the year.
3. Simon Hicks described the maintenance work carried out with no future works planned. Courtyard maintenance (weeding, de-mossing etc) will be carried out by Simon Hicks on a quarterly basis with some research being done into employing an outside agency. Miles Blakey volunteered his services to assist with some of the courtyard cleaning/weeding.
4. All annual service fees 2025/26 bar one have been paid in full.
5. Insurances (liability and directors) have been purchased. There was a reduction in premiums this year by £120.
6. Diccon Booth gave an overview on the 5 sales completed this financial year.
7. The 2026/2027 service charge will be kept at £25. Similarly, the selling /buying charges will remain the same for 2025/2026 but there will be a discussion before the next AGM over a potential increase in selling/buying packs

8. Caroline Hill gave a run through of the current financial position and future budgets including:
 - a. NGMC Ltd having a balance of £8840.48 on 7 Jul 26
 - b. NGMC Ltd is being managed well so that it covers its costs and is able to contribute to the surplus fund every year.
 - c. Filing costs will increase in the next year and have been budgeted in the financial forecast
9. It was asked if the solar lights are still working as we have replacements. No concerns noted.
10. A discussion about the use of EV charging cables took place and the present members were canvassed on their opinions about trailed cables across the shared areas protected by a cable cover. Several members voiced their concerns about potential slips/trips. The Directors decided that the use of EV charging cables across shared areas will not be permitted until some legal advice is gained on the best way to protect the safety of Members and the liability of the Directors
11. The subject of waste bins being stored on the shared areas was discussed. The Directors will send an Email out asking all members to ensure bins are stored in the correct areas to prevent the risk of injury and frustration to other Newcroft Garden residents.
12. A discussion was had over the use of the visitor's car parking spaces. Residents are aware that some cars are parked there without moving for several days. The Email mentioned above will contain some direction and guidance on the fair use of the visitor's car parking spaces.

The AGM concluded at approximately 1930.

Date of next AGM: July 2027 (exact date to be confirmed in due course). Depending on availability and cost we will look to offer a hybrid option, meeting at a local venue but with the option for dialling in online also available.