

Burntbroom Residents Association 2025 End of Year Committee Meeting

Date:	Nov 27th 2025	Time:	19:00	Location:	Burntbroom Dr
Attendees:	Cat Barr (Chair) Morven Gourlay (Secretary) Anne Mullen (Treasurer) Elaine Harmon Lorna Pirie Iain Hogg Nicole McLaughlin Julie Lung Catherine Scotland Steven Morrison Julie Morrison		Apologies:	Ann McEachan Debbie Broadfoot Jean Cushley Glyn Moses Robert Wordie	
Agenda					
#	Agenda Item			Conclusion	Actions
1	Gardener Work	Concerns have been raised that the gardener’s team have been removing leaves and dumping them in the grounds behind Oakhill Gardens. Otherwise, we are happy with their work overall and any issues raised have been dealt with at the time. Cat has already emailed Mr Beat, who runs the gardener service, regarding this. He has explained that it is		-	Cat will email the gardener to explain the situation to try and get a compromise.

		<p>environmental to dump the leaves a distance into the waste ground and let them mulch.</p> <p>It costs £65 per bag to have them taken to dump so this is cost effective for them and us.</p> <p>Concerns were raised that leaves etc just blow back into the estate, however the estate is lined with trees (also in the ground area behind the estate) so this will prove difficult to stop leaves on the ground overall.</p> <p>It is noted that a couple of residents also dump garden waste into the grounds behind the estate, they have been approached by current committee members to resolve this.</p> <p>Majority of residents still use brown bin garden waste collection so no other concerns raised that this is a regular problem.</p>		<p>Also noted GCC cleaner has been through estate (November) and most of the leaves have been cleared from the roadside. The timing of this is out-with our control.</p> <p>Further Facebook updates to remind residents to either take garden waste to local dump or apply for brown bin permits.</p>
2	Fencing behind the estate (Oakhill Ave)	<p>The wire fencing is in a poor state as wires have been pulled. It is unclear who owns the land behind the estate, whether it is council or ScotRail.</p> <p>Replacing the wires (or alternative) may be very costly for the committee to undertake.</p>		<p>Anne will contact GCC and Scotrail to see if the fencing is on their land for them to undertake repairs or replacements.</p>

3	Trees	No new issues raised, x2 concerns have been raised during 2025.	Any concerns for trees in the estate grounds (not within residents' gardens) can be raised through the Residents Association Website or via Facebook page	Steven – a walk-round the estate is planned for the beginning of 2026 to check x2 trees and ensure no other issues. This will be before spring and nesting birds in the trees. Any work required will be undertaken and paid for by the committee using Green Fees funds.
4	State of roads (potholes, etc) in the estate	<p>It is noted that some of the paths are in a poor state. There is an issue in that some of the paths were not adopted into the estate grounds when the estate was built and do not appear to be part of GCC grounds either.</p> <p>It is noted that there are some potholes in the estate and sunken drains.</p>	Cat has already put a Facebook reminder for people to use the GCC app to report potholes. Road signage can also be reported	<p>Cat - regular reminders on Facebook to encourage residents to report to GCC.</p> <p>Ann – will check with GCC if they will take on path repairs on areas that do not come under the estate.</p> <p>This will be further raised at next AGM.</p>

5	Fly-tipping at criblock wall	<p>It has been noted that twice we have had fly-tippers dumping rubbish in the estate next to the criblock wall. This was reported on the GCC app by Cat and was uplifted within 48hrs.</p> <p>On one occasion, they were confronted by a committee member and made off, again reported using GCC app.</p> <p>Its is noted that the bin at the top of Greentree Dr at Mount Vernon Ave appears to be used by residents to dump their household rubbish, as it is left lying by the bin this attracts vermin.</p>	Consideration of signage or CCTV to discourage persons from trying to do this.	<p>Concerns that if we put up signs, this may actually encourage fly-tippers as they think we will get it collected. Privacy issues raised over installing CCTV, and maintenance.</p> <p>at this time, neither option is being taken forward and will be reviewed at next AGM.</p> <p>Contact council to move bin directly onto Mount Vernon Ave.</p>
6	New housing being built in land behind the estate	<p>It is believed that will be flats and several houses being built in the cleared land (next to Doocot) – NFD</p> <p>Also noted that Enterprise are renovating the old garage on Mount Vernon Avenue. There does not seem to be any issues at this time.</p>		Committee members will monitor if any developments.

7	Light installation at lane from Burntbroom Dr towards Gargrave Ave.	<p>Advised again that the land was not adopted by the estate committee when the estate was finished. This does not appear to have been adopted by GCC either.</p> <p>To install a streetlight, this would need to be put back to GCC.</p> <p>We are aware the path is dark but no other complaints or issues have been raised as the pathway has been unlit for years.</p>		NFA at this time.
8	Concern of path Burntbroom Dr towards Gargrave Ave	<p>Concern that there is flooding towards the bottom of the pathway.</p> <p>After the AGM, this was raised again on the residents Facebook page.</p>	<p>GCC altered the pathway at the bottom, this has caused issue with water not running off and collecting instead.</p> <p>Aware this is of concern.</p>	<p>Resident was signposted back to GCC, she has also contacted Kevin Lalley (Baillieston councillor) to highlight this as the pathway is used by many people to get to school, church and the shops.</p> <p>This will be monitored by committee members.</p>
9	Green Fees 2026	<p>It is expected that fees will need to increase next year. This will be discussed at length by the committee as we are aware of general 'cost-of-living' issues.</p> <p>The committee are trying to increase available funds for any work required.</p> <p>Noted that overall, fees have increased marginally year on year since 2022. (2020 no fees collected, 2021 fees remained the same) and with ongoing tree works etc this has depleted the funds.</p> <p>It is noted that Factor Agents in neighbouring estates increase fees yearly and by a much greater amount, we do not want to do this and believe by collecting Green Fees we are giving the best service to residents.</p>		<p>Anne – will liaise with gardener about yearly costs.</p> <p>Green Fees will be discussed by the committee before the next AGM.</p>

10	AOB	<p>Consideration of sending the yearly newsletter by email rather than letters, this will help keep costs down for printing.</p> <p>Investigation to make changes to business banking accounts so as not to incur extra costs attributed to business bank accounts</p>		<p>Aware of GDPR issues and not every resident would want the newsletter emailed. For further consideration.</p> <p>Further research into either changing bank accounts or how money is paid into and out of account.</p>
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