

PURLEY BEECHES RESIDENTS' ASSOCIATION

CONSTITUTION

1. NAME

The Association which is a non-political organisation shall be known as "PURLEY BEECHES RESIDENTS' ASSOCIATION".

2. OBJECTIVES

- a. To promote friendly relations between members of the Association and other local residents.
- b. To protect and to further the communal interests of the Residents residing in the area previously owned by Purley Park Trust hereinafter referred to as 'Purley Beeches' and in particular the land held by the Trustees under Land Registry title number BK 172768. This will include tree maintenance and maintenance of the flint wall within the boundaries of title number BK 172768.
- c. To promote goodwill among members and to further any interests which the Association may, from time to time, deem advisable.

3. QUALIFICATIONS FOR MEMBERSHIP

- a. Freeholders are invited to join the Association
- b. Membership of the Association shall be open to those having a freehold interest in property being part of Purley Beeches Estate provided that they are at least 18 years old. Membership shall not be denied on grounds of ethnic origin, creed, colour, age, disability, occupation, sexual orientation, religion or politics. Each member shall have the right to vote.
- c. Each member will be deemed to have full knowledge of the Constitution and be bound by its terms and lawful acts of the Association and its Executive Committee.

4. ELECTION OF COMMITTEE MEMBERS

The Association will be run by a committee selected at the Annual General Meeting. Members of the PBRA should be made aware that they can make nominations for election or stand for election themselves and vote for the Officers and committee at the Annual General Meeting. Nominations for newly proposed committee members must first be submitted to the Secretary at least 21 days before an AGM. The individuals nominated must also send their approval to the Secretary. Existing committee members can offer themselves for re-election. Committee members elected at the AGM shall serve until the following AGM. If vacancies occur among the officers between AGMs, the committee shall have the power to fill those vacancies.

5. ANNUAL SUBSCRIPTION

The annual subscription shall be £15 or such sum as shall be determined by a majority of members at a General Meeting of the Association. The subscription shall be collected midyear by volunteers approved by the Membership Officer.

6. EXPULSION OF MEMBERS

The Committee shall have the right, by a majority of two thirds of those voting at a meeting convened for the purpose, to expel from the Association any member whose conduct is such as, in the judgement of Committee, to make him or her unfit for membership, provided that no such action shall be taken until the member has been informed in writing of the nature of the complaint against him/her, and before a Committee Meeting, given a reasonable opportunity to reply thereto, or to withdraw from the Association. There shall be no appeal from the decision of the Committee under this provision and no part of the Annual subscription shall be returnable.

7. RESIGNATION

A member desiring to resign from the Association shall give one calendar month's notice in writing to the Secretary and upon the expiration of such notice the membership shall cease. A resigned member shall remain liable for subscriptions accrued due as at the date of resignation

8. OFFICERS AND COMMITTEE

- a. The officers of the Association shall be Chairman, Secretary, Treasurer, Tree Officer, Wall Officer and Memberships Officer. These officers shall form the Committee with the addition of two or three members of the Association elected at the Annual General Meeting each year. Five shall form a quorum. The Trustees shall be ex officio members of the committee.
- b. The Committee shall meet as and when deemed necessary by any five or more of its members and at a minimum of 48 hours notice.
- c. Any member of the Committee, whether or not an Officer of the Association, may resign and be relieved from duties upon delivering a written resignation to either the Chairman or the Secretary. Upon the resignation of an Officer a meeting of the Committee will be called and one of its members elected to that office by a simple majority whereupon he/she will remain in office until the next Annual General Meeting.
- d. In order to protect its quorum, the Committee may upon its number being reduced to six, appoint by majority vote any other member/s of the Association to act as a Committee Member, until the next Annual General Meeting.
- e. The Committee, with agreement from the Trustees, is hereby empowered to contract and incur debts in the name of the Association, and for matters associated with the land, provided all transactions fall within the stated objectives of the Association.
- f. The Committee may at its discretion appoint any professionally or other qualified person, either from within or outside the Association, and discharge any fees thereby incurred.

- g. Every member of the Association jointly and severally agrees to indemnify the Committee, the Trustees and each of its members against any claims for a liquidated sum, damages, costs, losses and expenses provided they are acting in accordance with the Constitution and in good faith.
- h. The Committee shall have power, subject to the provisions of the Constitution, to regulate its own proceedings, to fill casual vacancies, to manage the affairs of and to act in the name of the Association, to interpret and apply these provisions and generally to exercise all powers and functions of the Association not conferred by the Constitution. The Committee shall have the power to appoint sub committees for special purposes and to add to their number.
- i. The Association will hold two bank accounts at the Nationwide Building Society or such other bank or building society that the committee and Trustees deem appropriate. One of the accounts will be held for monies in the name of the Trustees and the other for general purposes of the Association. Two signatures will be required for the Trustees account, namely Treasurer and a Trustee, and in respect of the other account the Treasurer and Secretary.

9. INSURANCE

The Committee shall insure and keep insured for Public Liability Insurance on behalf of the Association in particular in respect of the land the subject of title BK 172768 and the Treasurer shall if needs be produce to the Committee or any Resident a copy of the insurance document.

10. GENERAL MEETINGS

The Annual General Meeting of the Association shall be held in November each year and in addition a number of General meetings may also be held. At the Annual General Meeting the report of the committee and the Audited Accounts, which shall be circulated to the members at least seven days prior to the meeting, shall be presented and the election of Officers and Members of the Committee shall take place. All Officers and Members of the Committee shall retire at the Annual General Meeting but shall be eligible for re-election. On receiving a requisition signed by twelve members of the Association and setting forth the object of such meeting, the Secretary shall call an Extraordinary General Meeting within fourteen days. Notice of the Extraordinary General Meeting together with the Agenda shall be sent to Members seven days prior to the meeting.

11. VOTING

Voting at Committee Meetings shall be made by a show of hands of the members at the meeting. A simple majority will suffice and the Chairman will have a casting vote if there is equality of votes. At a special meeting or an Annual General Meeting a simple majority of votes by show of hands will suffice and the Chairman will have a casting vote in case of equality of votes.

12. ALTERATION TO THE CONSTITUTION

Notice of the proposed alteration of any of the foregoing provisions must be given in writing to the Secretary twenty one days before the date of the Annual General Meeting or of the Extraordinary General Meeting at which it is proposed to make the alteration. No alteration to the Constitution

shall be made unless passed by a majority of two thirds of the members present and voting at the meeting called for that purpose.

13. COMMUNICATION

Any communication by any member of the committee with a member of the Association shall be by email unless a member indicates they have no email or would prefer written contact.

14. DISSOLUTION

Any resolution to dissolve the Association shall be at an Extraordinary Meeting and shall be passed only if carried by a majority of at least two thirds of the members attending the meeting and voting. Any monies held by the Association shall be dealt with as the Committee and Trustees deem appropriate under the circumstances.

15. TRUSTEES TERM OF OFFICE

The Trustees shall hold office until death or resignation unless removed from office at an Annual General Meeting or Extraordinary General Meeting called for that purpose

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