



**Powderhall Village Owners Association (PVOA)
Committee Meeting 7pm Zoom Call
Minutes June 9th 2026**

PVOA Committee Administration

1. **Attendance:** Present; Craig Williams (Chair and Minutes), Gordon Chrumka, Frans Kooy, Jane Garrett, Kathryn Tomlinson, Roddy Martine, Sabine Goldhausen, Sarah Wilson (Charles White) and William Laing. Absent: None.
2. **Previous Minutes:** Accepted without amendment.
3. **Next Committee Meeting:** Zoom Call, Tuesday 28th July 2026 7:00pm-8:30pm.
4. **Owner Attendance at Committee Meetings:** Owners wishing to attend our zoom Committee Meetings should notify us via email to obtain a zoom link.
5. **Powderhall Vehicle Owners Limited (PVOL) Report:** Annual Accounts have now been completed and filed.
6. **PVOA Treasurer Report:** No change to report.
7. **PVOA Website:**
 - a. The updated emergency contractor details will be added shortly.
 - b. An upgrade to our website is planned in the coming months.

Ongoing Works

1. **Water Stain Internal Stairwell Wall 3 Rigg:** Leak has been fixed. Awaiting starting cleaning work.
2. **Water Leak Outside Wall 5 Rigg:** Leak has been fixed. Awaiting revised costing for cleaning work.
3. **Water Leak Outside Wall 7 Rigg:** Leak has been fixed. Wall dry now. Waiting on cleaning work.
4. **Tree Breaking Fenceline 6 Rigg:** Awaiting Edinburgh Council response to removing *their tree*.
5. **Bike Store Spaces Clear Out:** Bikes tagged as unwanted will be donated to charity.
6. **Carpark Cleaning:** Delay is due to the Tanker breaking down. We are awaiting a revised date.
7. **Hatters Lane Overgrowing Trees/Shrubs:** Clean-up planned for week commencing Monday 15th June.

Future Works

1. **Road Bike Hangers:** Awaiting costs and further discussion at the next committee meeting.
2. **EV Charging Stations:** Charles White is continuing to look into options for funding, suppliers and locations.
3. **Painting Work:** Charles White is seeking quotes in 2026 with work planned for completion in 2027.
4. **Flooring Work:** Charles White expects to seek quotes in 2027 with work planned for completion in 2028.

Long Term Monitoring

1. **Lifts:** The state of our aging lifts continues to be monitored. No major replacement work is required at this time.
2. **Roofs:** Our aging roof membrane remains a concern. No major replacement work is required at this time.
3. **Underground Carpark and Ground Above:** Continues to be monitored. No repair work is required at this time.
4. **CCG Building Work.** PVOA understand that Phase 1 (Bowling Green) work should be completed in Spring 2027.
5. **Hughes Close Overhanging Trees:** The Committee appreciate Hughes Close paying for and sharing with us their very detailed 45 page Eastern Boundary Tree Survey which neighbours Powderhall Village. It outlined the condition of all *their trees*, surveyor various recommendations (e.g. reducing, felling and no action) and their timelines for recommended action (many before the end of April 2027 because of seasonal considerations).

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Other Business

1. **Special Needs Parking:** Charles White and the PVOA Committee will look into signposting parking spaces for Owners and Residents that have special needs. If you have a special need requirement please email us.
2. **Non Residents Parking:** Owners are continuing to see non residents parking at both ends of the Brae and Rigg. P4 Parking continues to be instructed to write-up an infringement notice for cars without a valid permit.
3. **Motorbike Anchors:** Committee will consider this matter once requested or sponsored by an Owner.
4. **Household Items on Landings, Stair Refuge Areas and Underground Carpark:** Please remove any such items immediately for fire and safety reasons.
5. **Large Household Items in Bins:** Please do not dispose of such items in the council bins, as this can result in bins not being collected. Residents are asked to instead use the council collection disposal service.
6. **CCTV:** Due to a recent incident some individuals are asking about CCTV being installed in stairs at both the front and the back door. This can be installed starting from an initial cost of around £2000 per stair with some ongoing maintenance costs. Any future implementation of CCTV will only occur after a full consultation.
7. **Powderhall Village Yearly Income and Expenditure Statement:** The Committee has been informed that this information is available on the Charles White Portal.
8. **Scottish Single Building Assessment (SBA) Legislation:** Requires buildings to be inspected *"to safeguard residents and owners by addressing the risk to human life that is (directly or indirectly) created or exacerbated by a building's external wall cladding system"*. We will notify of when the inspection is planned to take place and subsequent report findings.
9. **New Town Broughton Community Council (NTBCC):** The Committee is seeking to apply for the last available vacancy on the Community Council. The Community Council provides the City Edinburgh Council with local community concerns/issues ranging from planning, licensing, environment, city management and traffic.
10. **Broughton Spurtle Newsletter:** The Spurtle has asked us to agree to them placing a newsletter plastic distribution box in Powderhall Village. The Spurtle is a free 4 page monthly newsletter that gives news updates about happenings in our local community. PVOA Committee has agreed to this request.

End of Minutes

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