



## Notice of General Meeting

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**NOTICE IS HEREBY GIVEN** that the Annual General Meeting of St Benedicts (Tooting) Management Company Limited will be held in **St Nicholas Church Hall**, Church Lane, Tooting, London SW17 9PP on **Wednesday 28<sup>th</sup> November 2012 at 7.00pm** when the following ordinary business will be considered:

1. To receive and approve the Minutes of the AGM held on 30<sup>th</sup> November 2011.
2. To receive and adopt the Report of the Directors and the Accounts for the year ended 30<sup>th</sup> June 2012.
3. To provide an update on recent maintenance work including the Second Opinion on the causes of current defects and the scope of remedial works to blocks of flats on the Estate.
4. To discuss options for the installation of emergency lighting in blocks of flats and to decide whether and what work is to go ahead at the likely cost.
5. To discuss the options, difficulties and costs of installing bicycle storage on the Estate and to decide whether and what work is to go ahead at the likely cost and any arrangements for recovery of costs by fees to users of the bicycle storage.
6. To report on the effect of changes to the law on parking control from 1<sup>st</sup> October 2012 and for shareholders to give guidance on the approach to be taken from 1<sup>st</sup> March 2013, after the current parking control scheme ends.
7. To report on sub-letting on the Estate and for shareholders to give guidance on the circumstances in which permission for sub-letting can be granted.
8. To deal with the election of Directors.
9. To deal with any other business.

By Order of the Directors.

Dated 25<sup>th</sup> October 2012

### Notes

Any Member entitled to attend, speak and vote at the above mentioned meeting may appoint a Proxy to attend, speak, vote and participate in a poll instead of that member. A Proxy need not be a member of the Company. The enclosed form may be used for the purpose of appointing a Proxy and should be returned to Rendall and Rittner Limited, Portsoken House, 155-157 Minories, London, EC3N 1LJ **to arrive not less than 48 hours before the meeting**. You may instruct your proxy how to vote.