

From: Rowland Hoar <rowland.hoar@edfpc.org.uk>
Sent: 18 August 2023 15:07
To: 'Paul Williams' <Paul.Williams@edfpc.org.uk>
Cc: 'Paul Williams' <Paul.Williams@edfpc.org.uk>
Subject: Roads Company Update following our joint meeting with the RA and PC on 18 July 2023
Attachments: Climpsons Quote 1 Acacia Trees.pdf; Climpsons Quote 2.pdf; Ellmans Lettings.pdf

Dear Paul

Further to our meeting of 18 July 2023 the Directors of East Dean and Downlands Roads Ltd. have asked me to send the latest information as follows:-

1. Tree Surgery at the Entrance to Michel Dene Road. As previously stated , the liability for the trees is divided as follows:-

First three trees on right as entering the Estate - First Steady (South East Tyres) cost of work £800 plus VAT = £960

Further 4 trees on the right (unknown ownership) and behind shops . cost of work £700 plus VAT £840.00

Low Tree Canopy over road . cost of work £200 plus VAT - £240 possible ownership Worsfold family.

Total cost £ 2040

We attach the Climpsons quote as a Pdf.attachment for your reference.

We have now heard from the Property Managing Agent for First Steady who has agreed to pay for the Tree Maintenance in full for the work to their three trees.

We attach their email confirmation as a Pdf attachment. They are Ellmans Lettings of Hove and appear to be an established business.

We think that we should go ahead with this work as the total liability will be reduced from £2040 to £1080 with Ellmans meeting the First Steady bill of £960

We believe the liability for these works lies with the PC .

2. The hedgerow outside 9 Michel Dene Road at the junction with Wenthill Close .As previously stated I met with the owner of the property , Mr. Williams , and he eventually agreed that the hedge be removed. Just like the aforementioned trees this poses a safety hazard to road users

As suggested ,we subsequently have obtained a quote from Climpsons to remove the hedgerow and attach this as a Pdf. The cost of this work is £540 plus VAT = £648.00 I told Mr Williams that we would notify him once a date had been obtained for the works to be done.

In relation to the hedge outside 5 Michel Dene Road we have written to the owners , The Waltons , asking for this hedge to be removed . We await a reply but do not think that this should stop action on the other items.

At our 9 August meeting of EDDR it was again confirmed that our budget was firmly for road maintenance , repairs , resurfacing , gullies , drains ,soakaways and potholes.

Our budget does not include trees or hedgerows so we have to look to the PC to move this forward if you choose to go ahead with the work.

With best regards

Howard Hunt

East Dean and Downlands Roads Ltd.

From: Allister Climpson by email 8 June 2023

~~climpsonbrothers@hotmail.co.uk~~

Hi Rowland

Thought when we spoke I had a bit longer to prepare this quote, but no problems have everything in place and I am pleased to forward our quotations as follows:-

Supply all necessary RTM, and reduce a crowns by approximately 20-30%, remove all deadwood and raise crowns to ensure a 2m clearance over buildings and statutory heights over the highway on seven Acacia trees.

All resulting produce to be cleared.

1) The first three trees. £800-00+vat@20%.

2) The next four trees, £700-00+vat@20%

3) Raise crowns to statutory heights over highway on two Beech trees opposite the Acacias.

All resulting produce to be cleared away for the cost of £200-00+vat@20%.

Hope all the above makes sense.

Kind regards

Allister Climpson

Climpson Brothers Tree Surgeons Ltd,

50 Church Road,

Eastbourne,

BN20 6HR

Telephone: 01323 619223

Mobile: 07950 629003

Email: ~~Climpsonbrothers@hotmail.co.uk~~

Climpsons Quote 2

Hi Rowland

Sorry, oversight on my part, thought I done it.

However, the cost to remove both parts of the Lonicera hedging either side of the properties footpath, including the roots and removing all resulting produce from the site for the total cost of £540-00+vat@20%.

Yours faithfully

Allister Climpson

Climpson Brothers Tree Surgeons Ltd,

100 Broomfield Road,

Eastbourne,

Telephone: 01323 644444

Mobile. 07750 022000

Email: Climpson@climpsonbrothers.co.uk

From: East Dean Roads Co .

Sent: Tuesday, July 25, 2023 12:09 PM

To: ~~lets@ellmans.co.uk~~

Subject: Land Ownership - SX15625 at the entrance to Michel Dene Road , East Dean

Attention of Jessica - Ellmans Property Management

Dear Jessica

Thank you very much for telephoning our company in relation to the above and for explaining that you are the property managing agent for the landowner in East Dean.

We are pleased that you have agreed to cover the cost of the remedial work needed to these trees, and I would now ask that you email us to confirm this.

We have retained the services of a local ,well-respected Company , Climpson Brothers , to carry out these works. The sum of money that the Tree Surgeon is charging is £800 plus VAT which is a total of £960.00.

We intend to have this remedial work done later this Summer / early Autumn.

We look forward to receiving your written confirmation by email or post.

Best regards

Robert Corbett

Chairman

East Dean Downlands Roads Limited

1 Ellmabel Close

East Dean

West Sussex

BN15 2EJ

From: Ellmans Lettings <lettings@ellmans.co.uk>

Sent: Thursday, July 27, 2023 2:45 PM

To: East Dean Roads Co . <eastdeanroads@hotmail.co.uk>

Subject: Re: Land Ownership - SX15625 at the entrance to Michel Dene Road , East Dean

Good afternoon,

Thank you for your email.

Of course, that's not a problem. Please go ahead with the work and send us the invoice.

Many thanks

Jessica

Ellmans

Lettings Department www.ellmans.co.uk

Contents of this email are without prejudice and all subject to contract.

Ellman Henderson Ltd, Trading As Ellmans

43 Church Road, Hove, East Sussex, BN3 2BE

Opening hours: Monday- Friday 9am-1pm and 2:15pm-5pm

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