



**Minutes of the Annual General Meeting
16th April 2025 at St Mary's Church Hall**

1 President's Address

Brian Reading thanked all for coming to support SRA, especially first-time attendees. He introduced Mayor and Mayoress David and Anne-Marie Jefferys who have connections to St Marys Church and Shortlands over many years. Also attending were Cllrs Adam Grant & Gemma Turrell, Shortlands and Park Langley Ward; GLA Assembly Member Thomas Turrell, Bexley & Bromley; Cllr Michael Tickner, Copers Cope Ward; and Jeff West of Broadoaks Way Residents.

In the SRA's tenth decade of progress he observed that current national and international issues seem remarkably similar to those at SRA's formation in 1934: concerns about the economic situation and the rise of dictators and the invasion of countries, while post-war organisations seem to be ineffective in the face of US protectionism and isolation. In the 1930s local residents formed residents' associations and houses, parades of shops, new schools, cinemas and the new Beckenham Town Hall were built. However grim the news, there are actions we can take locally to preserve and enhance our community and environment and the need for residents' associations has never been greater to make progress at local level.

Encouragingly, in 2024 the SRA committee has welcomed new members and further nominations for 2025 have been received. He thanked Mike Ricketts (MR), Chairman, and all the committee and liaison officers for their commitment.

2 Apologies for Absence

Liam Conlon MP; Cllr Felicity Bainbridge; Keith Mills SRA Vice chairman; Patty Ploch; Janine Austin; Peter & Suzanne Ricketts; Tony Banfield.

3 Minutes of AGM held on 10th April 2024 and matters arising

Vote: Minutes proposed by Peter Berry, seconded by Cllr Gemma Turrell. Passed by show of hands, no abstentions.

Brian Reading raised the matter of item 5, para 1 re Examiners. The committee has been unable to find a 2nd examiner to assist John Needham to date. He introduced a resolution to amend the SRA Constitution as follows: Delete Item 9. Replace with: "Up to two suitable persons, who are not members of the Executive, shall be elected at the Annual General Meeting to examine and report on the financial records and annual accounts of the Association." The committee will continue to seek a second examiner.

Vote: Amendment proposed by Mike Ricketts, seconded by Richard Hart. Passed overwhelmingly by show of hands, no abstentions.

4 Chairman's Report for 2024 and matters arising

Mike Ricketts reported a successful year for SRA in 2024 with increased household memberships and record subscription income. The 90th anniversary Open Meeting, "Shortlands – Past, Present and Future", produced pointers for the SRA's next 10 years, including the future of Shortlands Village, parking, traffic calming and housing.

The SRA hosted two hustings events for the local and general elections in 2024 and had focused on supporting local community schemes: Queensmead Playground; the Parade Grant application; and is committed to supporting the Shortlands Station Community Garden. It was encouraging to see the new Christmas lights, supported by crowdfunding and donations from Shortlands' businesses and residents' associations. Cllr Gemma Turrell is initiating a new local business group to drive plans for the future of the village and the SRA's Road Safety Working Group have itemised a raft of proposals to be considered by councillors.

Sadly, after 10 years as Development Officer, Danny Miller is leaving the area. He has fulfilled the role with great knowledge and wisdom. However, Patty Ploch has come forward to take over this important role. We will also be welcoming Janine Austin, as our new Secretary.

SRA is supported by our Ward Councillors and we work closely with Ravensbourne Valley Residents (RVR) on the Village Blueprint and the Road Safety initiative. We look forward to maintaining these strong bonds for many years to come.

Mike thanked the committee members for their hard work for Shortlands residents.

He finished by asking for a show of hands on whether members would like to receive an email with a link to the SRA quarterly newsletter online, or if they prefer to continue to receive a paper copy delivered by LOs. The result was a 50/50 split. The proposal will be put to all members in the summer newsletter.

5 Accounts for the year to 31st Dec 2024

Peter Berry, Treasurer, said that the Membership Secretary, Robert French, had done a good job with the LOs and thanked them for their dedication to circulating the newsletters and increasing the number of membership subscriptions in 2024. He highlighted items of note in the accounts.

Subscription income had increased to £3,324 and the rise in interest rates produced an increased income on deposits. Income from advertising in the newsletters was also up by £100 on the previous year. SRA's biggest expense remains the costs of printing and stationery at £1,526. The association's insurance cover had been reviewed and is now with a new provider, saving over £400. The cost of meetings was higher in 2024 due to costs of the two hustings events in addition to the usual AGM and committee meetings room hire.

Overall, there was a surplus of £976 and the finances continue to be in good shape.

Vote: Accounts were proposed by Peter Berry, seconded by Brian Cooke. Passed by show of hands, no abstentions

6 Development and planning report

Danny Miller looked back at his 10 years as Development Officer.

In Shortlands we had seen the construction of the Harris Primary Academy, the opening of the lifts at the station, a pedestrian crossing on Station Road, a conservation area for Shortlands Village and, finally, after very many years, clarification about who owns the forecourts on the south side of Beckenham Lane.

Danny had learned that the problems of traffic congestion along Beckenham Lane and under the rail bridge and ideas for road widening go back at least 100 years and that the same issues we now discuss led to a compulsory purchase order in the 1960s.

The extension of double yellow lines on many road junctions has improved visibility and safety and there may be something of an extension of Controlled Parking Zones, something recommended by the SRA a number of years ago.

In Bromley we have seen the expansion of tall buildings and more to come and a great expansion of the development of brownfield sites. The Civic Centre has moved.

Danny noted that the number of planning appeals had gone down by 13% and appeals that were allowed was down to 28%. One change which didn't take off was the extra freedom to add additional storeys to blocks of flats.

Danny thought that the character of Shortlands was essentially the same as 10 years ago and it had been an honour to be part of this community.

Mike Ricketts presented Danny with a plaque in thanks for his hard work over the past 10 years.

7 Election of Officers and Executive Committee

Brian Reading asked the members present to vote on the following nominations for the SRA Executive Committee:

Name/Role	Proposer	Seconder	Vote
Peter Berry Treasurer	W Peck	Janine Austin	Passed by show of hands.
Robert French Membership Secretary	Danny Miller	Keith Mills	Passed by show of hands.
Patrycja Ploch Development Officer	Keith Mills	Danny Miller	Passed by show of hands.
Janine Austin Secretary	Sue Davies	Nick Austin	Passed by show of hands.

Name/Role	Proposer	Secunder	Vote en bloc
Mike Ricketts Committee Member	Robert Hopkins	Emily Rowbotham	Passed by show of hands.
Keith Mills Committee Member	Gloria Sherman	Jill Glynne	
Rachael Roberts Committee Member	Janine Austin	Mike Ricketts	
Martyn Street Committee Member	Kathleen Staig	Danny Miller	
Richard Hart Committee Member	Helen Brookfield	Dermott McKibbin	

Brian invited volunteers to come forward to join the committee or any of the groups working on behalf of Shortlands' residents.

8 Election of Honorary Examiners

John Needham indicated that he was willing to continue in this role. Brian asked the meeting to confirm him for a further year. Passed by show of hands.

9 Councillor Will Rowlands – 'Bromley Council's environment policy and priorities'

Brian Reading introduced Councillor Will Rowlands, Portfolio Holder for Environment on Bromley Council and Councillor for Mottingham Ward.

Will believes that the environment is an integral part of the community and he finds his remit very enjoyable, having grown up in the Derbyshire Peak District and studying at Capel Manor College before building and running his own gardening business in the borough. He succeeded Aisha Cuthbert as Environment Portfolio Holder and works closely with our Shortlands and Park Langley Councillors. Recycling and Household Waste At 50.9% of all household waste, Bromley tops the London Boroughs recycling and composting table (2023/24). Will thanked residents for their efforts to help Bromley reach this result. Last year 1,676 tons of leaves were collected from Bromley's streets. Fly tipping was also down by 68%. Much of the illegal dumping in our countryside comes from outside London, as far afield as Ipswich and Southampton. Prosecutions are also increasing and vehicles that are seized from culprits are crushed. The Waldo Road Recycling Site is closed for upgrading to Environment Agency Regulation standard until April 2026. Residents are asked to use the online booking system for Churchfields Road. This system was devised by Cllr Turrell. For bulky waste, there are increased numbers of collections which can also be arranged through the council website at <https://www.bromley.gov.uk/household-waste-recycling>.

Green Spaces Bromley's green spaces are also being managed and protected in the Local Plan review. He added that the SRA is known to be dedicated to ensuring that planning applications are good for the Shortlands environment and preserve the neighbourhood amenities that residents enjoy. Bromley has changed their arboriculture services supplier and now employ four smaller, local contractors.

The work to desilt Kelsey Park lakes was completed early and 20,000 tonnes of silt were sent to Rainham Marshes. Kelsey Park bridge works are finally underway. Cllrs Gemma and Thomas Turrell have been instrumental in accessing Platinum Jubilee Parks funding to enable this work.

Over the last four years, 5,000 trees have been planted, some 60,000 trees are now planted on council land in the borough, including micro forests and whips planted in existing woodland.

Bromley is committed to Net Zero by 2029 and work towards this goal is dependent on available finance and national policy over the next five years.

Thames 21 has an open consultation on their four proposals for de-culverting the Ravensbourne River through Queensmead Recreation Ground. Residents are urged to respond with any concerns and comment about the schemes at: <https://www.thames21.org.uk/improving-rivers/queensmead-recreation-ground-london-borough-of-bromley/>. Queensmead Playground was delivered by the Shortlands Regeneration Group with funding from the Jubilee Parks Fund, organised by Aisha Cuthbert, and donations from your residents' associations and fundraising events. The new equipment is manufactured using recycled ocean plastics. Also in Queensmead, Shortlands AC Football club has opened the pavilion to 27 football teams for 300 children aged 4-16 years and has funded a defibrillator at the pavilion.

In Kingswood Glen and South Hill Wood preparation is ongoing for desilting work and pond restoration. Currently they are monitoring badger activity in the area. The Platinum Jubilee Parks Fund was also accessed to carry out the improvements at Kingswood Glen and the restoration of the Coronation Gates

at South Hill Wood. Will thanked the Friends Group (FSHWKG) who are celebrating 15 years and IDVerde for their support.

Street Trees The 'Treemendous' street tree planting programme has been very successful with new trees planted in vacant tree pits and in new spots to enhance our street-scene. Please contact the council if you have an empty street tree pit or would like a tree planted in your street at <https://www.bromley.gov.uk/trees/tree-planting>. Also, if you have a concern about a healthy tree in danger of being felled, contact the council. The work at the Chinese Garage is being redesigned to avoid the felling of the two 'gateway trees' in Wickham Way. Work is now due to commence on 22/4/2025.

10 Open forum – Q&A from the floor

Q1: Suzanne Ricketts: As owner of Queensmead, can the council confirm there will be a full and transparent consultation on the Thames 21 proposals. Shortlands suffered severe flooding in 1968 before the culvert was built to prevent recurrence.

A: Cllr Rowlands: Assured there would be a full consultation and that no works would result in a repeat of flooding events. The council will rigorously question the plans. Mike Ricketts said SRA had asked Thames 21 for a face-to-face meeting on behalf of residents.

Q2: Dermott McKibbin, South East London Community Energy (Selce): Preliminary work by Selce show that some local schools with flat rooves, e.g. Langley Park Girls School, could save up to £360,000 over 10 years with solar panels. Would the councillors be able to promote this to the schools?

A: Cllr Rowlands: The schools are not owned by Bromley Council. A request should be forwarded to the Portfolio Holder for Education.

Q3: Patricia Braithwaite: Which ponds are being desilted in South Hill Wood and Kingswood Glen and are they safe?

A: Cllr Rowlands: A survey will be undertaken before works are carried out.

Q3a: Brian Reading: Where will funding of the pond restoration come from: council budget or grant funding?

A Cllr Rowlands: Bromley will apply for grants. Earthwatch provides councils with information on available grants for environmental works.

Q4: Brian Reading: Kelsey Park bridge work is underway. What about the second bridge?

A: Cllr Rowlands: Once the first bridge is complete work on the other bridge can be considered.

Mike Ricketts said progress is being made on the Shortlands Blueprint tasks: The Shortlands sign under the railway bridge is badly deteriorated. Cllr Adam Grant and MR are due to meet Network Rail to discuss the matter. The new planters from the Parades Grant are due to be installed on the shop forecourts area in May-June. Cllrs Gemma and Thomas Turrell and Mike Ricketts had succeeded in getting TfL to change the village bus stop name to "Shortlands Village" on 227 and 358 routes. All these steps aim to attract shoppers and businesses to Shortlands. There is now a second coffee outlet, "Shotlands" opened at Shortlands Station in the old estate agency premises. Finally, the station lifts are now working giving step-free access to all platforms.

Q5: Patricia Braithwaite: Asked for an update on lighting on the footbridge at Mays Hill Road.

A: Cllr Gemma Turrell: Cllr Bainbridge is pushing hard to get Network Rail to grant permission for installation. Cllrs expect an update shortly.

Q6: Mike Ricketts: Is there any news on the Bromley South Drop Off Zone?

A: Cllr Thomas Turrell: The unofficial bay by the Police Station was not previously enforced. However, there were incidences of Police vehicles unable to exit to respond to emergency calls and Britannia Parking installed cameras. The unintended consequence was that motorists going into the Waitrose car park were wrongly fined. Britannia have now installed a different type of camera, but there are still issues. Network Rail have not provided a drop-off point. There is a possible solution by using the taxi pick up in Elmfield Road which is currently being discussed. If you have an unresolved issue with this, please contact Cllr Turrell (see box below).

11 Any other business

1. Bromley Mayor, David Jefferys, congratulated SRA on its 91st anniversary. The London Borough of Bromley is celebrating 60 years this year, with the other 31 London boroughs. At that time, Bromley was formed of 5 existing district councils while that part of Beckenham Place Park within the old Bromley boundary was transferred to Lewisham. The celebrations are being held at no cost to Bromley residents with local organisations arranging talks and exhibitions on the history of the borough, including the Bromley and Penge History societies and Bromley Civic Society. Primary schools held an own (green) clothes day on 1st April and worked on living history projects by interviewing their grandparents and other relatives and friends. The new Civic Centre, Churchill Court, was officially opened on 14th April by the Lord-Lieutenant of Greater London, Sir Kenneth Olisa OBE.

The mayor has also undertaken charity walks, following the borough boundary (49.7 miles) in a series of 5 walks, which included Biggin Hill Memorial Chapel. He encouraged residents to follow these walks and to invite others to get involved and maybe join your local Street Friends group to litter pick along the way. He referred to the events arranged by SRA (see newsletter).

2. Patricia Braithwaite, a scout leader at St Marys Shortlands for 33 years, said there is a shortage of leaders for our Beavers, Cubs and Scouts and appealed for volunteers to become Warranted Leaders. Brian Reading suggested that she could advertise for volunteers on the SRA webpage. He was conscious that community groups are struggling to find volunteers as people are working longer hours and working later in life than before.

Close 9:45

Brian Reading thanked everyone for attending and invited all to stay for refreshments and continue the discussions informally with councillors and the SRA committee.

Videos mentioned by Mayor David Jefferys and Cllr Will Rowlands can be found at:

[youtube.com/LBBromley](https://www.youtube.com/LBBromley)

[instagram.com/lbbromley](https://www.instagram.com/lbbromley)

twitter.com/LBofBromley

Street Friends: <https://www.bromley.gov.uk/StreetFriends>

Councillor Thomas Turrell email: Thomas.Turrell@bromley.gov.uk