

### What you need to know

- JPP is the voluntarily run management company responsible for collecting management fees for the development and maintenance of this 8 acre park that all home owners in our 4 member estates collectively own. This is a legally binding contract that was initiated by the developers when the estates were first built.
- Property owners are legally obliged to pay this fee as set out in the original purchase agreements.
- Each home owner is a shareholder of this management company and the shareholding does transfer with the property during any sale process.
- Regardless of when you purchased your property, you are a shareholder and an owner of this private park.
- By law, any potential purchaser must be made aware of an existing management company and any arrears outstanding must also be cleared.
- There may be arrears on your account due to them not being disclosed during a sale. This is correctable by contacting your solicitor.
- Meath County Council has no input into the running or maintenance of this park; it is up to us to facilitate this.
- Current fees are **€5 per month** and we need everyone contributing to make this park flourish.
- Interest is currently being applied to all accounts in arrears. This will be applied when each account is updated over the next several months.
- You should be in possession of a **debt agreement form** or **a letter from us** stating that your account is up to date. If you don't have either of these then there are most likely arrears you are either aware or unaware of. Please contact us to confirm and correct.
- If fees are not collected this park will fall into a state of disrepair and become a magnet for anti social behaviour. It would also not have public liability insurance which protects all of us as owners. All of these things were on the brink of happening in summer 2014. It is these events that led to the creation of JPP and why we are constantly reminding you of the need to pay your fees.
- The €5 really does make a difference and by putting it off until you get around to it slows down all our projects.
- We have reduced the fees from €108 per annum to just €60 in an effort to ensure everyone will pay their fair share. We aim to keep these fees low with everyone's support.
- Do your part for your community. Contact us today!

**Send us your email address to stay up to date with announcements, notices and alerts. It speeds things up and keeps you in the loop.**

**[www.johnstownpeoplespark.ie](http://www.johnstownpeoplespark.ie)**

### Membership / Loyalty Reward Cards



There are almost 50 local companies accepting our JPP membership cards and offering discounts on products and services. This list will only grow into the future as more companies play their part in our local neighbourhood. Please register for your membership card on our website. The card also enrolls you into the Lyonesse Cash Back Club, the largest loyalty card operator in the world, which offers discounts and cash back with local businesses, major high street and online stores worldwide. This membership card and smart phone app will save you money so please register on our website for yours today. Every member in each household can have their own separate card. For a full list of all discounts on offer to JPP members, please visit our website.



***It's Your Park, it's your future!***

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**[www.johnstownpeoplespark.ie](http://www.johnstownpeoplespark.ie)**

# 2016

## *Updates on your Park.*



***Information for all home owners in,***

***Millbrook,  
Spire View,  
Boyne View  
&  
The Priory***

**[www.johnstownpeoplespark.ie](http://www.johnstownpeoplespark.ie)**

### Where are we now?

Since JPP first launched in late 2014, we have had a massive increase in support. In fact if you are not contributing to the maintenance and development of this park that we all collectively own, you are now in a fast shrinking minority. Inspired by your commitments we remain dedicated to voluntarily overseeing the collection of maintenance fees and ensuring these fees are spent purely on the betterment of our park while impacting positively on our neighbourhood as a whole. No money of any description has been paid to any volunteer or director of JPP since its creation, and it will stay this way. Please don't put it off any further, set up your fee payments. A year and a half has passed us already.

### Let's talk about money!

Firstly, if you have paid the 2015 fees (€60) by cheque or bank transfer, this payment is now due again for 2016. We would prefer the monthly standing order for €5 to avoid us having to try and collect the single payment each January and also to help us budget. This form and our account details along with anything else you need are on our website. If you have already been paying by standing order then that is perfect. Just make sure to address any outstanding arrears prior to 2015 before interest is applied. **Our fees are €5 per month by standing order** (the full €60 for the year can be paid by cheque or bank transfer if you really prefer).

Our debt restructuring deadlines have passed on 31/12/15, hence any account in arrears which did not take advantage of the offer will now have the full original balance outstanding and interest will now be applied.

### 2016 Arrears agreement!

It's not too late to come on board and avoid interest being applied to your arrears. For the remainder of 2016 we will agree to freeze all arrears up to the 31/12/14 until sale or transfer of the property as long as you sign up to pay the fees going forward and you **complete and return the agreement form**. No interest will be applied under this agreement. We owe it to our paying members to ensure everyone is contributing. We are in the process of updating all accounts which will take several months and interest will be applied if no contact has been made by this point. If you were unaware of these fees when you purchased your property, just give us a shout and we can clarify everything and point you in the right direction. The longer it is left the more arrears and interest will accumulate. Every house has an account and it is your responsibility to ensure the arrears are in order. Your neighbours have made it clear that they care about the neighbourhood and we would urge you to finally take ownership of your park, to pay your fees and address any arrears; you owe it to your neighbours to do your bit. In case you need convincing, you also have a legal requirement to pay these fees, which are not a lot. They are just enough! €5 per month.

### Where are the fees currently going?

The fees and older arrears collected during 2015 have gone toward,

- ✚ Grass cutting every 3-4 weeks
- ✚ Park signage and information
- ✚ Rear hedging control
- ✚ Spring and Autumn deep cleans
- ✚ All trees pruned to six foot and above
- ✚ Flyers and communications
- ✚ Public liability and Directors Insurance
- ✚ Cleaning supplies and equipment for regular litter patrol
- ✚ Daily mobile security patrols
- ✚ Halloween bonfire prevention measures
- ✚ Spring flowering bulbs planted
- ✚ Accounts & administration

To add to the above and early in 2016 we would hope to have commenced on,

- ✚ Existing pathways & edging to be redefined
  - ✚ Pest control measures at rear hedging
  - ✚ Level and re-sowing of grass at the rear of the park
  - ✚ All railings, walls and pillars to be deep cleaned including graffiti removal.
  - ✚ Iron/steel gating on Pedestrian entrances (Lockable)
- Please note that we will get one done every few months.

### Our Larger Projects

Our larger projects are still a work in progress while we wait for more committed fee payers. Don't forget, if all 633 homes paid the €5 every month we would generate €37,980 annually. **(This does not include settlement on arrears via solicitors during property sales, which was an additional €18k approx in 2015)**. We are still a bit away from this figure so please play your part for just €5 per month. Display your Paid window stickers on your home and cars and show everyone you are taking ownership, encouraging them to do likewise. Once the park is gated and we can lock the gates at night, we can start to install some of the larger facilities. Hopefully starting with the perimeter jogging/walking/cycling track.

### Remotely Monitored CCTV

When the up to date monitored CCTV system is installed we can then look at providing other smaller park facilities such as,

- ✚ park benches
- ✚ litter bins
- ✚ internal & external floral displays
- ✚ Outdoor exercise equipment
- ✚ Revamped centre courts

We still need to accumulate an excess of 6-10K to start this project without impacting on our yearly cash flow. Please be assured that...

...this project remains a priority as further projects depend on the secure monitoring of the park. Once the CCTV system is live, we can install benches and bins etc, safe in the knowledge that should intentional damage occur we will have the footage to prosecute. Just to clarify, these cameras will not cover any person's private property as is the law. They will simply cover the interior and exterior of the park grounds to include estate entrances. They will have night vision and zoom capabilities.

### Playground Proposal

The much talked about playground is still a work in progress. The short version is that MCC came back and asked us to employ an architect to draw up a "master plan" for the park, allocating space for the playground. This has been completed and sent back to the council for their input. Things like this always take time and we are always planning the development with or without a playground should the council decide it is not a runner. Let's not forget that if this goes ahead we need to ensure we do it correctly. A lot of energy has gone into this process and we would expect an agreement soon or we will simply focus on our own development strategy.

### Park Usage for Sports Clubs

Johnstown football club (JFC) and Walterstown GAA club have both expressed an interest in using our park. All parties are aware that any use will depend on when the car park is installed. This ties in with the playground proposal currently with MCC as the car park will be used for both. When council involvement is confirmed, usage agreements will be mutually agreed with any sports club before commencement, taking into account multiple factors. If a local club is using this park we want to do it right and this may take a bit of time, but it is progressing.



### Spring Cleaning the Park

On Saturday the **2<sup>nd</sup> of April** next we will be organising our Spring Clean. Overall the park is a lot cleaner than this time last year but it still needs a going over. AES waste will be donating & delivering a skip at 11am and collecting at 1pm. So if you can spare an hour to help, please come along. Gloves, bags and litter pickers will be provided as always. The last two cleans were a great success and thank you to all concerned, especially the kids and teenagers who were a great help and a lot faster than us. It was inspiring to see the younger generations taking pride in their neighbourhood.

### Our 2016 AGM

Formal notice is hereby given that we will be holding our AGM in the Ardboyne Hotel on Saturday the **16<sup>th</sup> of April 2016 at 2pm**. Please email any item you wish to add to the agenda. If you are unable to attend and wish to vote on a ballot if any, a Proxy form is available on our website or by contacting us.