

C.V.F.C MOTIVES

From the onset on when we formed the C.V.F.C. We had our goal to obtain our Kocans for our members, after a period of time where we struggled to get recognised, we have now reached our aim. Our members have been recognised and our goal has been almost achieved, therefore as a guide line, any member/owner who still has issues, or dissatisfaction with A Smith's role, write direct to Furkat Suvhanov <furkat08@rambler.ru> explain what your issues are and why you are withholding maintenance payments, he has promised us he will address these issues and try to resolve any ongoing problems before our Inaugural Meeting later in the year.

A member sent detailed letters going back to 2010 to Mustafa and received no reply from his forwarded message to the investors.

A letter was also sent on many occasions to A Smith, who as we all know ignored anyone who was not deemed part of another group.

A copy was also sent to Murat - you all know the history of this.

Copies will be sent to Furkat and Irina, and we hope from the promises made that they will respond to everyone and try to eliminate the problems and issues regarding some of our members withholding maintenance payments!

We have no proof as yet whether the investors will take notice of Furkat positive moves to bring to an end our stance, however from the feedback and the improvement in Chelsey Village since our meeting, he has shown he means business with his promises.

Regarding questions whether we should start to pay maintenance now is this-

Regarding Trevor's query as to whether we should now start paying maintenance. When we introduced this plan we knew that the most likely effect would not come until after the June payment was due - this meeting has come as a direct result of this. I would suggest we should want to see something more tangible than the usual promises we have been told for the last 7 years or so.

Maybe the best advice we can offer at present is be prepared to start paying once the Kocan applications have been made (i.e. Yigor have contributed their share of the taxes). Furkat says this will be around 3 months - the ball is therefore in their court.

(However you may recall that they told the CVOA, 8 months ago that the applications would be made in 2 months i.e 6 months ago).

I thank everyone who has stood with us, but deep down, I am only hopeful that Furkat fulfilling his promises! Will only be in the hands of the investors.....

Thank you, Tony Logan

Here are a copy of the notes we took along to ask on behalf of our members of the C.V.F.C.

Notes for meeting with Furkat and Irina - 9.00 - 11 June 2013

- Breakdown of maintenance in absence of accounts.
- Full break down of accounts
- Why are some owners paying differing amounts of maintenance which are being accepted, and others have to pay the full amount.
- Communal or private gardens? Working hours/days of gardeners
Who is in charge of gardeners
- CVFC meeting in restaurant in October ?
- If the Russian emails addresses are the 'intellectual property of Yigor then why aren't the owners Maintenance payments. What right has SL to be privy to this confidential information.
- Who decided what shape pool 3 was going to be. We understood that this was to be a family pool. Adrian said the majority of people wanted it like pool 2.
When did the vote take place to decide the shape of the pool as none of the owners seem to be aware of the change of plan
- Does Yigor actually have a contract to run the site maintenance. As far as we are aware the contract only lasts 3 years so why has it not been put out to tender ?
- The area around the pool looks very shabby. What with tiles hanging from the roof of some apartments and the canvas hanging from the restaurant pergolas. Doesn't give a good impression to prospective buyers and visitors
- Can you give an indication of when the site is going to be signed off and will this include some of the shops and gym as per out contracts.
- Why has the CV sign been painted out.
- When are the fruit trees going to be planted in the orchard and have we got permission to plant the forestry commission trees when they arrive hopefully later in the year.
- When is the courtesy bus going to start running and for how long ?
- If owners have private gardens and are paying for their upkeep then surely it is up to them to arrange this service and not use the CV gardeners during their normal working hours. Time spent on private gardens is less time to spend on the communal areas of the village.
- **KoÇans**

1 - Meeting minutes of CVFC with Yigor Properties – Tuesday 11 June 2013

Present Furkat – Irina – Tony – Carol

At the start of the meeting Carol handed a copy of our list of questions to Furkat of which most were answered. Perhaps the most important of these was regarding **Koçans**.

Furkat said he had been to the Government offices and submitted a request to get Chelsey Village ‘signed off’. He hopes this won’t take too long, but couldn’t give a definite answer as to when this will happen. The koçans. should be available approximately 3 months following the site being officially completed, and yes we will get our koçans.

He went on to explain that unless koçans were available then Turkish Cypriot’s could not obtain a mortgage to purchase property.

Breakdown of Maintenance

Tony had requested a breakdown of where the maintenance money goes in the absence of full accounts.

Furkat said the accounts will be made available and a breakdown of maintenance would be issued.

Shops and gym

Irina said there would possibly be 1 shop but the others would not be viable as they couldn’t get anyone to rent them.

Gardens

Tony asked about the gardeners schedule as it seemed a lot of time was being spent on ‘private’ gardens at the expense of the communal areas.

Irina said all gardens are legally communal and are therefore covered by maintenance.

Maintenance Contract

The contract is ready but awaiting a schedule of works to be completed. This will be attached to the maintenance contract so each owner will be aware of what day for example their gardens will be done. If any work on the schedule isn’t carried out according to the schedule then an owner can raise a complaint with Cheelsey Management.

A third experienced gardener has been hired, but he needs a month to cover the gardens of the village so he can make up his gardening schedule.

Since his arrival last week it has to be said that the gardens are looking much better, as he seems to have got the other two gardeners organised.

2 - Meeting minutes of CVFC with Yigor Properties – Tuesday 11 June 2013

Present Furkat – Irina – Tony – Carol

Maintenance Payments

Irina explained that out of the £50 pm paid into the maintenance 16 % is tax and when the discount is taken out the total is £37 pm.

Pool 3

Tony disputed the shape of the 3rd pool because as far as we were aware it was supposed to be a ‘family’ pool. We were told it was the decision of the investors. It should be completed in approx. 3 months.

Courtesy Bus

The bus will start running w/c 17 June

Restaurant/ Pool 1 area

There is still a lot of roofing work to do following ‘Hurricane Chelsey’ and this is very evident when sunbathing at pool1. We were told that the work is ongoing and the restaurant pergolas and roofing work will be completed asap. Let’s hope so because this will put a lot prospective buyers off.

Road leading to the restaurant behind L Blocks.

It was explained that this road cannot be put in because there is a small area leading up to the restaurant which doesn’t belong to Yigor. The owners are not willing to sell this small piece of land as understandably they want to sell the whole area.

Chelsey Village Sign

The sign was painted out because the paint was peeling and the lights are very expensive to run. It would be nice to have the sign repainted even without the use of the lights.

Carol asked why owners’ personal account details i.e maintenance information was made available to the chair of the CVOA. Furkat said the data protection act does not exist in TRNC. I pointed out that ALL accounts should be the intellectual property of Yigor and should not be given out to another owner.

I have since been made aware that it is possible that the data protection act is valid abroad between UK citizens. I am going to make further enquiries regarding this matter.

Forestry Commission Trees

We are still hoping to get the trees to stabilise the land at the rear of the L Blocks. Both Furkat and Ireyna agreed that we can plant them.

3 - Meeting minutes of CVFC with Yigor Properties – Tuesday 11 June 2013

Present Furkat – Irina – Tony – Carol

CVFC Meeting

It was agreed that the CVFC can hold a meeting in the restaurant. We are looking to early October (TBA) as this will be the time when a lot of visitors will be in Chelsey. Furkat has agreed to attend.

Overall it was felt the meeting was positive. Furkat has said he won't treat the CVFC any differently to the CVOA, which is a big step forward. He also wants to open communications with owners regarding maintenance payments and is willing to listen to and hopefully resolve as many issues before our inaugural meeting in October.

It is early days but I feel the CVFC has gone some way in opening communications.

Tony Logan

Summary.

Having spoken to Furkat & Irina, for nearly two hours on many issues! We stressed, on the subject of maintenance payments, that Furkat and Irina may find it better to see the individuals who may be withholding maintenance! On a private one to one basis, where hopefully an amicable outcome may be achieved. As this was the only way we found to get someone to take notice of the snagging and problems with properties owners were withholding payments. Not as stated by a few, we are a group of non-payers.....

In our opinion it is not right, that private details be given out to **anyone**, concerning owners private details. I am referring to the UK Data Protection Act, and as British Law is so often used as a guide line, UK citizens are to our belief covered and protected by this law even while in Cyprus, regarding restrictions of their private details being given out to anyone. As this covers UK Citizens abroad as well! We therefore are looking into this law to cover owners details being given to any third party as what has happened in the past.....

I stressed it was no way to achieve unity if owners were barred from meetings, named & shamed, and not given the chance to air their views.

A private meeting with owners who have issues, was suggested to both Furkat & Irina. For them to meet with owners withholding payments, to try and resolve these issues.

An Owners Association is for All Owners, not there to divide a community.

Photographs have been attached for you to see Chelsey Village and the construction of the third pools progress....

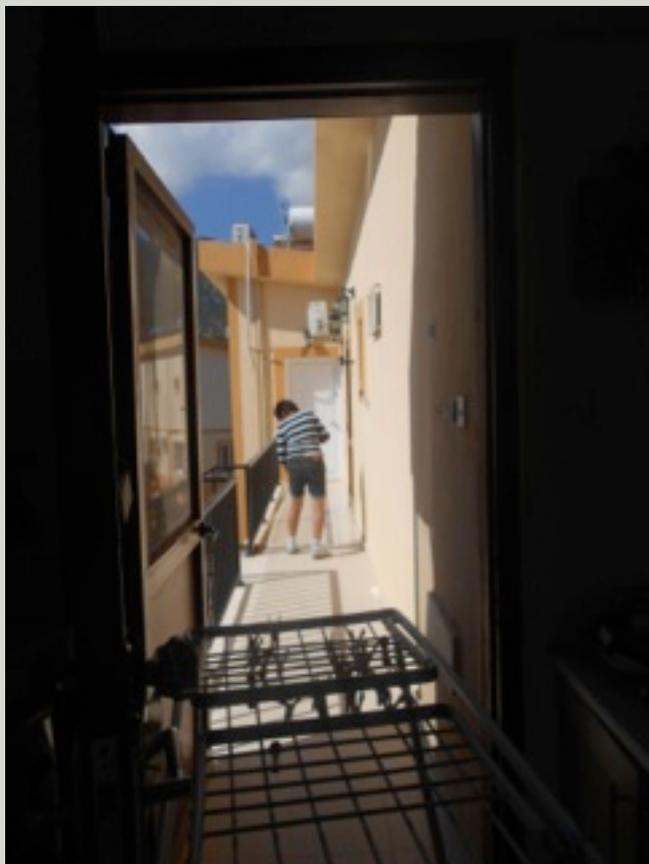
Thank you,

Tony Logan





Maintenance Work Being Carried Out, True To His Word By Furkat! A Schedule of work to be drawn up.....



FACEBOOK - TWITTER

PLEASE CONTACT US FOR FURTHER INFORMATION AT ANYTIME!

You can also join in our Chelsey Village Times Facebook Page:

Where we publish up to date photographs and important 'Breaking News' regarding events in and around Chelsey Village.

Please remember to check out our Facebook page also, bringing you not only up to date photographs, but also news and interesting videos and related news from TRNC. You can locate and join as last week we reached over 202 members!



**THE CVFC
ARE HERE TO
HELP!**

our Facebook page here,



The 'Chelsey Village Times' is now on **'Facebook'**

Please click on the hyperlink to join: [Tony Logan](#)
Everyone welcome!

To view the very latest pictures of Chelsey Village, Views of the Countryside, Coastline & Beaches, Businesses, and Photographs of Northern Cyprus. Many more photographs will be added as and when, to our portfolio.

In the meantime please enjoy the pictures and feel free to add your own for all the owners and readers to enjoy!

Twitter Link: [Tony Logan](#)



C.V.F.C. Committee

Any owner can ask for a copy of our monthly edition of the Chelsey Village Times, we also intend to carry on with the 'Food For Thought' 'Activities Special' and 'Information Special' editions throughout the year.

Please feel free to e-mail me for a copy or indeed any help we can offer.....

Our Promise

- To consult all our members before any action or recommendations are undertaken.
- To work for the interests of all members who own in Chelsey Village.
- To give our members feed-back we receive and any news or updates concerning properties and facilities in Chelsey Village Arapkoy.

C.V.F.C

Contact Us At:

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Follow me on 'Twitter'

@tonylogan5