

STRATA PLAN 47991
41 Rocklands Road, Wollstonecraft

MINUTES OF
EXECUTIVE COMMITTEE MEETING
Monday, 21st July 2008

M I N U T E S

Present: R. Flannery, R. Joy, B. McCosker, C. Murray, R. Vernon, A Loibl, T Moon, I Smith, D Walker.

Apologies: No apologies

Attending: K. Benson (Bright & Duggan Pty Ltd)

Chairman: Ray Joy chaired the meeting and opened proceedings at 6.00 pm.

MOTION 1: *Resolved* to adopt the minutes of the previous Executive Committee meeting held **16th June 2008**.
Minutes

MOTION 2: The financial statement was received. Colin Murray's report was tabled at the meeting (copy attached).
Financial statement

MOTION 3: Correspondence matters:
Correspondence

1. Resolved to increase grounds Maintenance Company payments by \$5.
2. Resolved to put a lock on the garbage Bay door.
3. Units 48 and 97 Terrace Remedial Works. Works are approved subject to the following conditions:
 - Materials used must be in keeping with the rest of the building
 - More information on the frostings is to be sought.
 - Proper Architectural drawings are to be acquired.
 - The works must be approved by Local Council.
 - The works must meet Fire Regulations.
4. Unit 69 – approval was granted at the 16th June Executive Committee meeting for the Owners to proceed with the Pergola Installation. The Executive Committee is to contact Unit 69 to explain to them what is allowed and not allowed.
5. Executive Committee web site to be drafted and circulated.

MOTION 4:
*Strata Managers
Report*

The Strata Manager's Report was received.

Matter Arising –

1. Millar's Building Services are not on the Buildings list of approved contractors and are not to be used.

MOTION 5:
*Housekeeping
Report*

The Cleaning report was received.

MOTION 6:
*Major Works
Report*

The Major works report was received.

MOTION 7:
Parking Report

The Parking report was received (copy attached). Resolved to instruct the managing agent to:

1. Advise the residents of Lot 14 to remove their vehicle from the visitors' car spaces immediately.
2. Prepare a Paper Vote to issue a notice to comply for breaches of the parking by-law on the occupants of Lot 153.

MOTION 8:
*Communications
Report*

The Communication report was received.

MOTION 9:
Common Property

The following common property matters were discussed and resolved:

1. The Strata Manager is to ascertain any legal implications of selling the old Treadmill.
2. It is confirmed that the new treadmill has been installed.
3. The Pool temperature is to be set at 28°C, it is to be raised by 2°C.

David Walker left the meeting at 8.00PM.

**GENERAL
BUSINESS:**

Bright and Duggan are to confirm with the Executive Committee that motions 7, 10, 11 and 12 from the minutes of the Executive Committee Meeting held 16 June 2008 have been completed.

There being no further business the meeting closed at 8.15 pm.