

# Notice of Strata Committee Meeting

Strata Plan	47991
Name	ROCKLANDS RD - 41
Address	41 Rocklands Road WOLLSTONECRAFT NSW 2065
Manager	James Azar
Meeting Date	18 October 2022
Time	6:00 PM
Venue	Bright & Duggan offices Level 1 37-43 Alexander Street Crows Nest If you require zoom access please advise the Strata Manager <a href="mailto:james.azar@bright-duggan.com.au">james.azar@bright-duggan.com.au</a>

# AGENDA

## Motions

### 1. Minutes

That the minutes of the last strata committee meeting held on 13 September 2022 be adopted as a true and accurate record of the proceedings of that meeting.

Business arising from the last minutes, not otherwise dealt with in the agenda.

Out of session business approved by the committee already prior to the meeting, not otherwise dealt with in the agenda

- Lot 65 minor renovations approval.

### 2. Financial Statements

That the attached statements of financial position performance for the year ending 17 October 2022 for the administrative fund and capital works fund be adopted. Trent and James to work on budget after 31 October 2022 year end and shared with the committee.

### 3. Building Supervisors Report

That the Building's supervisors report be received, discussed, and acted upon as required.

### 4. Strata Managers report and correspondence

That the Strata Managers report, and correspondence be received, discussed and acted upon as required.

### 5. Common Property

That the conditions and use of common property be discussed and action taken to rectify any faults or problems.

- **Subcommittee/working group reports**

- Major works**

- Update on pool heating.
  - status of project B.
  - Consideration of items to be included in the 2022-2023 budget

- EV working group**

- verbal update (Stephen Howes).

- Other common property matters**

- Notice of Intention from Council regarding Fire upgrade. Discussion of consultant's report (if available)
  - Active and planned dates for major and minor works.
  - Height & Safety annual certification
  - Next meeting with AGM date early December 2022.

**Date of Notice: 10 October 2022**

**Bright & Duggan Pty Ltd**

**Managing Agents for Strata Plan 47991**