

**Minutes of Executive Committee Meeting
Held on Wednesday 28 March 2018 at 7.30pm**

Present	Oliver, B Vespa, M Kennedy, P Sheldon, S Hillier
In Attendance	D & Y Webster (Barrington), M Frater (Alexander), D Tuskan (Premier Strata Management)
Apologies	
Chairman	Oliver
Quorum	It was noted that a quorum was present.
Minutes	It was RESOLVED that the Minutes of the Executive Committee meeting held on 31 January 2018 be confirmed and adopted.
Financials	Current Funds: As at 17 January 2018 funds balance was \$360,074.49, made up of \$65,984.16 Administrative Fund and \$294,090.33 Capital Works Fund.

Correspondence

Barrington (SP 48613)	Formal approval from the SP 48613 strata committee was not received by the date of the meeting.
Hunter (SP 49660)	Lot 3 has replaced the blinds with the Community Association approved colour, ie Beige. Lot 10 is yet to comply.

Maintenance of Community Property

Transition to NBN	Foxtel has announced that there will be no new Foxtel cable connections. All new Foxtel services will be provided via a satellite dish. Existing Foxtel cable customers will have to change to satellite over the coming years. This is due to the transition to NBN and cable connections being taken over by non-Telstra ISPs.
Gym Repairs	The gym and the current “gardener’s” rooms will be repaired, painted and carpet replaced after the new bin/gardener’s shed is installed in the new bin location.
Building audit report	The committee has not, as yet, received responses from all strata representatives regarding progress with repairs identified in the building audit.
Bin bay	Preliminary drawings have been provided for the proposed shed. Quotes are being obtained. A development application will be lodged with the Council within the next two weeks.
Maintenance	Fallen side timber fence in the bin bay area is to be removed. Existing safety fence at the bin bay is to be extended to cover the gaps after removal of the dead vegetation.

	Lifting pavers between the Alexander and the Golden Grove buildings to be repaired.
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Gardening

Report from the Gardening Sub-committee	The gardening sub-committee has provided a “Gardens and Associated Community Property Improvements Plan”: 1) Foreshore areas – progressive upgrade of the foreshore community areas is continuing. The area along the foreshore in front of the Chisholm and the Barrington buildings has been cleared. This work will continue once the new foreshore lights are installed. 2) Pathway along the creek – the pathway areas along the creek have been excavated. Committee to select pavers. 3) The irrigation system along Burwood Road is to be inspected and assessed for necessary repairs. 4) The Phillip’s Landing residents are reminded of the Community Association by-laws relating to keeping of pets. Specific concern is breach of by-law 112, where dog owners do not clean up droppings. ANIMALS: 110. A person must not keep, bring or allow an animal upon the community property unless he has the approval in writing of a corporation to keep the animal within a lot in its strata scheme. 111. A person must keep his animal adequately restrained so that it does not interfere with the enjoyment of the community property by other people. 112. A person must immediately clean up any droppings of his animal on community property. 113. A person must not bring or allow onto the community property any dog or cat that is not wearing a collar showing the current telephone number or address of the owner of the animal.
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General

Next Meeting	The Executive Committee meeting will be held on Wednesday 2 May 2018 in the Captain’s Club room, commencing at 7.30pm.
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Closure

The meeting closed at 9.15pm.