

**Minutes of Executive Committee Meeting
Held on Monday 13 September 2021 at 6.10pm**

Present	B Vespa, G Patterson, M Kennedy, S Hillier
In Attendance	P Sheldon (Wentworth); A Barill (Chisholm); M Bird (Lindsay); D Tuskan (Premier Strata Management)
Apologies	
Chairman	D Tuskan
Quorum	It was noted that a quorum was present.
Minutes	It was RESOLVED that the Minutes of the Executive Committee meeting held on 18 May 2021 be confirmed and adopted.
Financials	Current Funds: As at 2 September 2021 funds balance was \$302,345.60, comprising \$80,477.70 Administrative Fund and \$221,867.90 Sinking Fund. Proposed increase of 2.5 per cent in the annual budget to be presented at the Community Association AGM in November was accepted. The AGM will be held on Monday 15 November 2021, commencing at 7.00pm.
Executive Committee Vacancy	No appointment was made to the vacant position on the Executive Committee.

Correspondence

Open Issues	Paving – footpath along the Lindsay building is to be repaired. Upper water feature – ground along the right-hand side of the pond is very damp. Service contractor, D-Scapes, to inspect. Solar panels – the Community Association Committee will consider proposals from individual strata plans for installation of roof solar panels. If accepted, arrangement will be made to amend the Phillip's landing Community Association Management Statement and By-Laws. Air-conditioners – owners of 4 Lindsay to be requested to cover the external electrical conduit to the air-conditioning unit with metal ducting to match colour of the wall..
Community Act	The new Community Land Management and Community Land Development Acts 2021 had passed Parliament in August 2021. Commencement date is yet to be notified.
Parking	Residents can contact Burwood police station on 97458499 to report vehicles illegally parked along the common roadway areas.

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Maintenance of Community Property

Bridge repair/replacement	Based on the initial engineer's report, it was resolved to arrange: (i) removal of the existing bridge and subsoil; (ii) engineer to reinspect and provide a design for a new bridge; and (iii) quotes to be obtained for the engineer's designed bridge.
Creek Bridge Handrails	It was resolved to install double curved stainless-steel handrails on the creek bridge. Handrails will match the existing rails installed at the complex. Cost \$3,113 including gst.
CCTV System Installation	Three quotes were obtained. It was resolved not to proceed with installation of a CCTV system.
Architectural and Landscaping Standards and Building Codes	Second draft report was received from Giles Tribe Architects. The draft will be distributed to the individual strata plans for review and comment. The final report to be presented at the AGM for resolution.

Gardening

Report from the Gardening Sub-committee	Gardening expenditure for the current Community Association financial year will fall short of the budgeted figure due to COVID restrictions that had reduced gardener's attendance. Gardeners will resume full hours this month. Annual tree maintenance work has also been delayed due to COVID restrictions. Quote is yet to be received for approval by the committee. Planting along the Chisholm building foreshore area will not commence until the drainage problem is resolved. Quotes for landscaping and replanting along the Scarborough building foreshore area to be obtained for approval by the committee. Planting along the Barrington building gardens next to Governors Drive will commence shortly. Bridge repairs will impact in part. Replanting around the Captains club (west) has recommenced.
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General

Next Meeting	The next meeting will be held on Monday 15 November 2021, immediately after the Annual General Meeting (AGM).
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Closure

The meeting closed at 8.35pm.