

MINUTES OF AN EXECUTIVE COMMITTEE MEETING THE OWNERS - BODY CORPORATE 90202

ADDRESS OF THE BODY CORPORATE SCHEME:

Village Gardens, 16 Rototuna Road, Flagstaff, Hamilton, 3210

DATE, PLACE & TIME OF MEETING: A meeting of the Executive Committee of The Owners - Body Corporate Plan 90202 was held on 23 January 2024 at The Clubrooms, Village Gardens, 16 Rototuna Road, Hamilton.

PRESENT:

Lot #	Unit #	Attendance	Owner Name
9	9	Yes	Brian Dixon
11	11	Yes	Shirley Jurgens
32	32	Yes	Jill Flemming
45	46	Yes	Elizabeth Muir
59	54	Yes	Ian Turnbull
60	53	Yes	Noeline Head

CHAIRPERSON:

Ian Turnbull

BODY CORPORATE MANAGER:

Jane Kelly

Minutes of the meeting:

1 PREVIOUS MINUTES

Resolved that the minutes of the last Committee Meeting on 05/12/2023 be confirmed as a true record of the proceedings for that meeting.

Moved: I Turnbull

Seconded: L Muir

Carried

2 MATTERS ARISING

- Thoughts on trellis maintenance - this is owner responsibility but requires body corporate consent if you wish to replace it.
- Front fence bent batten now repaired.
- Lightweight leaf blower now purchased and kept in the shed.
- Roof spraying done - contractor reported that a lot of roof tiles need attention. This is something the body corporate need to start thinking about in the near future for budgeting purposes.
- Bug spray can now be booked in. Colliers to advise of date in advance

3 FINANCIALS

Statement of Financial Position as at 23/01/2024

Admin	\$86,522.54
Sinking	\$215,213.79
Social Club 18/01/2024 Balance	\$512.67

Moved: I Turnbull
Seconded: B Dixon
Carried

4 ACCOUNTS

Reimbursements

B Dixon:	Leaf Blower - \$134.00
J Flemming:	RUC for van - \$165.71
N Head:	Garden items - \$58.60
S Jurgens:	Garden items - \$67.37

Moved: I Turnbull
Seconded: L Muir
Carried

5 CORRESPONDENCE

- Unit 48 - Letter advising there is a crack in the exterior cladding that needs repairing. Brian will take a look.
- Neighbouring property on Canaandale Drive wrote to say there is privet growing over the fence from our side to theirs. Brian to sort removal of this.

6 GENERAL BUSINESS

The following general business was discussed:

- Confirmation of Thursday 21st March 2024 at 10 am for the annual general meeting. Notice of intention to go out 6 weeks before the meeting.
- Trees and shrubs in some units are growing out over the mowing areas and need trimming back.
- Hall chair repairs on hold until hall lintel repaired.
- Units 12 and 19 need gutter ends replaced but can't source the correct fitting. Need to ask around for someone holding old stock or a demolition yard.
- Road marking - paint can only be bought in 20 litre lots and we are told that it can only be sprayed on. Jane to check with her contractor to ask the type of paint they use that doesn't have to be sprayed on.
- Bad driving practices still happening in the village.
- Cat problem in the village - cats have been roaming around into other units which is against body corporate rules. Residents should keep their cats inside their own units to avoid this happening.
- Plaster/cladding cracks - Brian is taking care of those around the village as and when required.

CLOSURE: There being no further business, the chairperson declared the meeting closed at 06:05 PM.

Next Committee Meeting: Tuesday 27 February 2024 at 04:00 PM