



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 22/11/2022 at The Clubrooms Village Gardens 16 Rototuna Road, Hamilton.

PRESENT:

Lot #	Unit #	Attendance	Owner Name	Representative
1	1	Yes	M Hughes	
9	9	Yes	B Dixon	
17	17	Apology	C Walker	
32	32	Yes	J Flemming	
35	35	Yes	W Fellingham	
45	46	Apology	E Muir	
60	53	Yes	N Head	
59	54	Yes	I Turnbull	

CHAIRPERSON:

Ian Turnbull

BODY CORPORATE MANAGER:

Jane Kelly

Minutes of the meeting:

1 MINUTES

Resolved that the minutes of the last Committee Meeting on 25/10/2022 be confirmed as a true record of the proceedings for that meeting.

Moved: I Turnbull

Seconded: W Fellingham

Carried

2 MATTERS ARISING

Bait Stations - Brian has put 6 bait stations around the village and also spoke to the neighbour with the chickens who also has a bait station on the fence which has trapped rats in the last month so they are around. Brian has some bait left over to use in the future.

Update on request for the Church Services to continue in the hall.

Hall users to check that the water boiler is not turned off when leaving. New signage is to be installed on boiler to remind all of this rule.

3 FINANCIALS

Resolved that the financials presented on the year to date position be accepted.

Statement of Financial Position as at 22/11/2022:

Social Club as at 19/11/2022:

Admin:	\$61,048.13
Sinking:	\$157,041.18
Balance:	\$425.59
Petty Cash:	\$225.50

Brian to be reimbursed for Bait Stations as per receipt tabled & Laurie approved to purchase secateurs and be reimbursed.

Moved: I Turnbull

Seconded: W Fellingham

Carried

4 CORRESPONDENCE

Letter received from resident asking if the hand towel in the toilet could be changed to paper hand towels as a more hygienic option. The holder would need to be purchased for this option. Committee approved this proposal.

5 GENERAL BUSINESS

- Area where garden bins are now located - Stumps will need grinding down. Brian is hoping to have this tidied up by Christmas. The long term plan is to level all concrete to the same level so that all bins are not needing to be dragged up the curb etc.
- Ways to overcome speed in the Village - Village roads are not public roads & would have to be transformed to public road with council to enable infringements. Wayne visited a village in Papamoa which had converted the roads to a one way street type system which slowed their visitors down. Other option is to install speed bumps. Quote was sought for these at \$28 which would be fix to the road but are able to moved fairly easily.
- AGM date confirmed for Thursday the 23rd of March 2023 at 10am.
- Bird feeders within the Village are not advised and the Body Corporate Committee ask that all residents refrain from doing this.
- Dishwasher in hall - timer is not working as cycling is going for too long. The appliance guy is to take a look at this - Brian will arrange this.
- Jill is to update the emergency contacts list and give to Jane to update electronic version and reissue to Committee.
- Village trailer to be put on Trade Me as a \$1 auction. Brian to ask Gary to do this.
- Some gardens around the Village need tending too again. There are various units with very untidy gardens at present. This is a Body Corporate rule to keep your gardens in a tidy maintained state so if residents are not able do their own they will need to engage a gardener at their cost.
- Fence behind units 29 & 30 - A quote was sought from both Knowafence and Smart Fencing. Jane explained that Knowafence were proving difficult to obtain a quote from and that they indicated they were booked up till at least March 2023 now. Smart Fencing quote tabled of \$3840 including GST subject to all garden foliage up against fence be removed before work starts. Committee agreed to accept this quote. Jane is to approach neighbours with quote for their approval being responsible for 50% of that cost. Once neighbour approval is accepted and confirmation of all foliage being removed has been received, a work order will be sent to contractor by Jane.

Moved: B Dixon

Seconded: I Turnbull

Carried

CLOSURE: There being no further business, the chairperson declared the meeting closed at 05:43 PM.

Next Meeting - Tuesday the 24th of January 2023 at 4PM.