

**MINUTES OF AN EXECUTIVE COMMITTEE MEETING
THE OWNERS – DEPOSITED PLAN NO. 270427**

**ADDRESS OF THE COMMUNITY SCHEME: PRINCE HENRY AT LITTLE BAY
ANZAC PARADE, LITTLE BAY, NSW 2036**

DATE, PLACE &

TIME OF MEETING:

An Executive Committee Meeting of The Association, Deposited Plan No. 270427, Prince Henry Community Association was held on Tuesday, 11th February 2020 in the Hibiscus Room, Coast Centre for Seniors at Curie Avenue, Little Bay. The meeting commenced at 6:20pm.

PRESENT:

Ms. S Graham
Ms. H Nilsen
Ms. S Henderson
Mr. J Pearson
Mr. K Barker
Mr. P Wood

PROXIES:

Ms. L Silberman, Proxy to the Chairperson

APOLOGIES:

Ms. L Silberman

IN ATTENDANCE:

Mrs. M Strugarevic
Mr. G Thomas
Mr. B Carsburg
Mr. A Day
Mr. S Miller
Mrs. A Everest
Mr. M Domazetovski (Change Strata Management Pty Limited)
Ms. K Milne (Change Strata Management Pty Limited)

CHAIRPERSON:

Ms. S Graham

SECRETARY:

Ms. C Davison (absent)

TREASURER:

Mr. K Barker

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The agenda for the meeting is:

1. WELCOME & APOLOGIES:

- 1.1 RESOLVED that the Chairperson welcome all in attendance and that the Secretary record any apologies.

Please Note: - committee members present, those in attendance and apologies are nominated above.

2. CONFLICTS OF INTEREST:

- 2.1 RESOLVED that the Secretary record any conflicts of interest to be raised within the agenda below.

Meeting Note: Ms. S Graham declared a conflict in relation to Item 5.14 Upgrade to Website.

3. MINUTES:

- 3.1 RESOLVED that the minutes of the last executive committee meeting held on Tuesday, 10th December 2019 be confirmed as a true record of the proceedings at that meeting.

4. THE COAST GOLF CLUB:

- 4.1 That the Executive Committee reviews, discusses and resolves an action(s) (if required) on the following matter(s) nominated below:

THE COAST WEEKENDER 2020 CONSULTATION

The meeting noted that Coast Golf Club has withdrawn its application to Randwick City Council for the April 2020 event and will revisit this at a future date, possibly April 2021.

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Meeting Note: should a future application to Randwick City Council be made for such an event it was confirmed that the CA would remain neutral, that each and every owner would need to make their own submissions to Council.

The meeting noted that this item is now CLOSED.

5. OUTSTANDING MATTERS FROM PREVIOUS MEETING:

5.1 RESOLVED that the executive committee reviews, discusses and resolves actions on the outstanding matters from the previous meeting(s) nominated below:

5.1.1 LAP AND CAP FENCE AT LOT 102 (SP87551) 19 – 21 LISTER, AVENUE

The meeting noted that PHCA Managing Agent had provided the Lot 102 Managing Agent with PHCA approval. Lot 102 Managing Agent will advise PHCA Managing Agent when the works are scheduled.

The meeting noted that this item is on-going.

5.1.2 SUMMARY OF EASEMENTS

The meeting noted that PHCA Managing Agent is collating information and will provide draft summary in the coming week.

The meeting noted that this item is on-going.

5.1.3 BANNING SPEARFISHING IN LITTLE BAY

The meeting noted that signage has been installed and area is being monitored by Fisheries Officers.

The meeting noted that this item is on-going.

5.1.4 UPGRADE TO WEBSITE

The meeting noted that this will be included in the upcoming PHCA general meeting for determination.

The meeting noted that this item is on-going.

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5.1.5 LOT 36 – EMAIL RECEIVED 29.07.19 FROM DP285944 SECRETARY

The meeting noted that Mr. K Barker PHCA Treasurer confirmed the meeting took place on 3rd February 2020 and only 6 of the 17 owners attended.

The meeting noted that this item is now CLOSED.

5.1.6 LITTLE BAY COVE – MERITON’S PROPOSED DEVELOPMENT

Objection Letter to RCC – 29.10.19

Email to PH Community – 31.10.19

The meeting noted that Randwick City Council website to be monitored so that when the DA is submitted a formal objection can be lodged. In addition, each and every owner that objects to the DA should submit their own objection.

The meeting noted that this item is on-going.

5.1.7 YARRA BAY CRUISE SHIP TERMINAL

The meeting noted that SAVE YARRA BAY group is holding a flotilla & beach protest on Sunday 15th March 2020 at Yarra Bay.

The meeting noted that this item is on-going.

5.1.8 TELSTRA MOBILE PHONE TOWER, MARK MORAN AT LITTLE BAY

The meeting noted that Telstra has indicated the mobile phone tower is scheduled to be installed early 2020 but that Moran has not received a recent update on timing.

The meeting noted that this item is on-going.

5.1.9 LOT 81 (DP286146) – 18 JENNER STREET DA/598/2019

The meeting noted that Rob May provided a report on the DA submitted to Randwick City Council which resulted in a Letter of Objection sent to council on the 19th December 2019 which was also sent to the DP286146 Executive Committee via that Managing Agent on 6th January 2020.

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DP286146 NA Committee provided minutes of meeting 11.12.19 which only approved the works, in principal, subject to:

1. A favourable Geotechnical report;
2. Engineer's report and drawings;
3. Comprehensive Indemnity Insurance to protect the
4. Neighbourhood and Community Associations;
5. Providing a heritage impact statement is also required.

Note: Upon receipt of the above the NA would then apply to the Community Association for approval.

Meeting Note: the owners representative Mr. B Carsburg offered a sincere apology on behalf of the owners whose contractor Crystal Pools unwittingly did not following the process, that the owners do wish to adhere to Prince Henry Design guidelines and governances.

The meeting noted that this item is on-going.

5.1.10 HERITAGE MAINTENANCE PLAN (CROWN LANDS)

The meeting noted that PHCA Managing Agent is preparing a letter seeking a repairs & maintenance plan for 2020, verge regeneration and information on how to make a Heritage Funding Application as previously suggested by Crown Lands.

The meeting noted that this item is on-going.

6. FINANCIALS:

- 6.1 RESOLVED that the accounts for the period ending 31 January 2020 as circulated/tabled be adopted.
- 6.2 AMENDED & RESOLVED that the PHCA Treasurer in conjunction with PHCA Managing Agent determine the community association administrative and sinking funds budget for the period from 1st January 2020 to 31st December 2020 for consideration at the upcoming annual general meeting.

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7. RANDWICK CITY COUNCIL (RCC) MATTERS:

7.1 RESOLVED that the executive committee reviews, discusses and resolves any action(s) (if required) on the Randwick City Council matter(s) nominated below:

7.1.1 WRONG CONCRETE MIX USED

Note: to be rectified with other concrete works.

- Murra Murra footpath repairs
- Lister Avenue footpath repair
- 6 Lister Avenue driveway/footpath

The meeting noted that Randwick City Council are grouping the items together to make it more viable to do sooner than if ungrouped.

The meeting noted that this item is on-going.

8. SITE MONITORING:

8.1 RESOLVED that the executive committee reviews, discusses and resolves any action on the outstanding site monitoring matters from the previous meeting(s) nominated below:

8.1.1 LOT 75 (DP286017)

- Antennas on the Roof of 4 Meyler Close – Breach letter issued 13.01.20

The meeting noted that not rectified & PHCA Managing Agent to regularly follow-up with Lot 75 Managing Agent.

- Landscaping at 9 Meyler Close - Breach follow-up 08.10.19, reported rectified, however not rectified.

The meeting noted that as the landscaping issues were ongoing at Lot 75, PHCA Managing Agent to regularly follow-up with Lot 75 Managing Agent.

- Noxious Plants at 6 & 8 McMaster Place - Breach letter issued 13.01.20

The meeting noted that not rectified & PHCA Managing Agent to regularly follow-up with Lot 75 Managing Agent.

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8.1.2 LOT 52, 53, 57 & 58 (SP86466) FLOWERS WARD – VARIOUS BREACHES

- Laundry on balconies U7 & U8 of 8 Brodie Ave
- Bamboo screening
- Storage of items on balconies

Breach Letter issued 08.10.19

Strata Manager advised seeking Strata Committee instruction 28.10.19

Breach follow-up 02.12.19

The meeting noted that not rectified & PHCA Managing Agent to regularly follow-up with Lot 52, 53, 57 & 58 Managing Agent.

8.1.3 LOT 13 (SP84782) MANTA – VARIOUS BREACHES - CLOSED

- Footpath & Entry Broken Tiles – Notified 28.10.19
- Public TWH&S trip Hazards – Notified 28.10.19

The meeting noted that items have been rectified.

8.1.4 LOT 5 (DP285909)

- Antenna on the Roof of 41 Gubbuteh Rd – Breach Letter issued 28.11.19
DP285909 Managing Agent has advised the owner & awaiting confirmation rectified.

The meeting noted that not rectified & PHCA Managing Agent to regularly follow-up with Lot 5 Managing Agent.

8.1.5 LOT 79 (SP78510) COPERTURE

- Satellite Dish on Roof – Breach Letter issued 28.11.19 & follow-up email sent 07.02.20

The meeting noted that not rectified & PHCA Managing Agent to regularly follow-up with Lot 79 Managing Agent.

8.1.6 LOT 9 (SP90272) ROCKPOOL

- Telecom Equip/Dish on Roof – Breach Letter issued 28.11.19

The meeting noted that PHCA Managing Agent to follow-up with Ken Barker of the Executive Committee who raised the concern seeking confirmation rectified.

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8.1.7 LOT 48 – MORAN’S NURSING HOME

Unkept Nature Strips – Breach Letter issued 18.11.19
Grass encroaching on pathway, edging to be rectified

The meeting noted that PHCA Managing Agent to follow-up with Ken Barker of the Executive Committee who raised the concerns seeking confirmation rectified.

8.1.8 LOT 40 - PINE COTTAGE – APPEARANCE OF LOT

Breach Letter issued 06.01.20 & follow-up email 11.02.20

The meeting noted that PHCA Managing Agent to follow-up with the person who raised the concern seeking confirmation rectified.

8.1.9 LOT 102 (SP87551) SEASIDE PAVILIONS

Lot Bamboo & Screening – Breach issued 13.01.20 / follow-up 31.01.20
Lot 102 Managing Agent advised 03.02.20 that owner/SC member will respond directly.

The meeting noted that the owner of the lot had replied & PHCA Managing Agent to prepare a response which is to be sent to the Lot 102 Manager in accordance with the communication diagram/practice.

9. TELECOMMUNICATIONS:

9.1 RESOLVED that the executive committee reviews, discusses and resolves action on the outstanding telecommunications matters from the previous meeting(s) nominated below:

9.1.1 PRINCE HENRY TELECOMMUNICATIONS: - on-going
(Landcom/PIVIT/NBN/LBNC0)

9.1.2 PRINCE HENRY “ADEQUATELY SERVED” CLASSIFICATION: - in progress
- Process to Repeal Carrier Licence Conditions
The meeting noted that Landcom had not received a response from Paul Fletcher, Minister for Communications and that Matt Thistlethwaite had also written to Paul Fletcher supporting Landcom’s position.

The meeting noted that this item is on-going.

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10. OTHER MATTERS:

- 10.1 RESOLVED that the Executive Committee reviews, discusses and resolves an action on the following matters nominated below:

COMMUNITY SCHEMES LAWS CHANGES | PUBLIC CONSULTATION

- 10.1.1 NOT RESOLVED UNANIMOUSLY that the Executive Committee consider the changes proposed to the Act governing the operations of the Community Association; and decide if any formal response by 28 February from the CA is needed.

The meeting noted that individuals need to make their own submissions as this is part of the public consultation process.

LANDSCAPING

- 10.1.2 NOT RESOLVED UNANIMOUSLY that the Executive give notice to all strata's fronting Anzac Parade that from 1 May the CA will no longer fund the costs of mowing their verges, nor attending to any of their landscaping on their Anzac Parade frontage.
- 10.1.3 NOT RESOLVED UNANIMOUSLY that the Executive reconstitute a Landscaping sub-committee to review landscaping priorities and prepare a brief proposal and budget for the CA AGM
- 10.1.4 DEFERRED & AMENDED that the Executive Committee liaises with the Council to explore them taking over landscaping of the pedestrian accessways to Prince Henry which is currently also paid for out of CA levies.

The meeting noted that this matter had been raised some years ago with local MP Michael Daley and Ray Brownlee, Council's then Managing Director, but was abandoned at the time due to potential Council mergers. Susan Graham undertook to circulate correspondence relating to the matter.

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The Executive Committee determined that Ms. Susan Graham together with another/other interested Executive Committee member/s should liaise with Council at a future date when this matter has been fully explored by the committee.

10.1.5 OTHER MATTERS (if any) NONE RAISED.

10.1.6 NEXT MEETINGS confirmed being the Annual General Meeting & Executive Committee Meeting to be held on Tuesday, 14 April 2020 at 6:00pm

CLOSURE: There being no further business, the Chairperson declared the meeting closed at 8.15pm.

Chairperson

Date

SCHEDULE OF FUTURE MEETINGS & DEADLINES		
Meeting Date.	Items to be included in next meeting agenda Due Date.	Notice of Meeting Circulation Date.
AGM 14 April 2020, from 6pm	18 March 2020	24 March 2020
ECM 14 April 2020, immediately following the AGM	18 March 2020	24 March 2020
ECM 9 June 2020, from 6pm	26 May 2020	2 June 2020
ECM 11 August 2020, from 6pm	28-July 2020	4 August 2020
ECM 13 October 2020, from 6pm	29 September 2020	6 October 2020
ECM 8 December 2020, from 6pm	24 November 2020	1 December 2020