

Tuesday, 24 September 2019

The Owner(s)  
Deposited Plan No. 270427  
Prince Henry Community Association  
Anzac Parade  
Little Bay NSW 2036

**NOTICE OF AN EXECUTIVE COMMITTEE MEETING  
DP – 270427, PRINCE HENRY COMMUNITY ASSOCIATION, ANZAC PARADE, LITTLE BAY**

Dear Owner(s),

We write to you as the Managing Agent for Deposited Plan No. 270427, Prince Henry Community Association at Little Bay to advise of an upcoming Executive Committee Meeting and attached is a copy of the agenda for your perusal.

**We confirm the Executive Committee Meeting will be held on Tuesday, 8<sup>th</sup> October 2019  
in the Hibiscus Room, Coast Centre for Seniors at Curie Avenue, Little Bay.  
The meeting will commence at 6:00pm**

Should you have any questions or queries regarding this notice, please do not hesitate to contact myself on either (02) 8203 3111, 0439 757 222 or [kathryn@changestrata.com.au](mailto:kathryn@changestrata.com.au).

Yours faithfully,  
CHANGE STRATA MANAGEMENT



**kathryn milne**  
senior portfolio manager

**NOTICE 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**

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**DATE, PLACE &  
TIME OF MEETING:**

An Executive Committee Meeting of The Association, Deposited Plan No. 270427, Prince Henry Community Association will be held on Tuesday, 8<sup>th</sup> October 2019 in the Hibiscus Room, Coast Centre for Seniors at Curie Avenue, Little Bay. The meeting will commence at 6:00pm.

The agenda for the meeting is:

**1. WELCOME & APOLOGIES:**

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

**2. CONFLICTS OF INTEREST:**

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

**3. MINUTES:**

- 3.1 That the minutes of the last executive committee meeting held on Tuesday, 13<sup>th</sup> August 2019 be confirmed as a true record of the proceedings at that meeting.

***Refer Appendix "A"***

*Explanatory Note* – notice of an executive committee meeting must include or be accompanied by a motion confirming the minutes of the last executive committee meeting.

**4. OUTSTANDING MATTERS FROM PREVIOUS MEETING:**

- 4.1 That the executive committee reviews, discusses and resolves actions on the outstanding matters from the previous meeting(s) nominated below:
- 4.1.1 Lap and Cap Fence at SP – 87551, 19 – 21 Lister, Avenue

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- 4.1.2 Summary of Easements
- 4.1.3 Banning Spearfishing in Little Bay
- 4.1.5 Alaris Bin Issue
- 4.1.6 Upgrade to Website
- 4.1.7 Lot 36 – Email received 29.07.19 from DP285944 Secretary  
- Landscaping meeting with majority of owners - pending

*Explanatory Note* – it is recommended that the executive committee review and monitor outstanding matters from previous meetings until completion.

## **5. FINANCIALS:**

- 5.1 That the accounts for the period ending 24 September 2019 as circulated/tables be adopted.

***Refer Appendix “B”***

*Explanatory Note:* - this motion, if approved, adopts recent financial statements concerning the administrative and sinking funds of the community association.

## **6. RANDWICK CITY COUNCIL (RCC) MATTERS:**

- 6.1 That the executive committee reviews, discusses and resolves an action on the Randwick City Council matters nominated below:
  - 6.1.1 Handover of Electricity Accounts to RCC and Reimbursement of Electricity Charges by RCC, refund pending
  - 6.1.2 Objection Letters to Development Applications for 11 Jenner Street

*Explanatory Note* – it is recommended that the executive committee review and monitor outstanding matters with Randwick City Council until completion.

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**7. SITE MONITORING:**

7.1 That the executive committee reviews, discusses and resolves an action on the outstanding site monitoring matters from the previous meeting(s) nominated below:

7.1.1 Antenna on the Roof of 4 Meyler Close

7.1.2 Antenna on the Roof of 8 Meyler Close

7.1.3 Landscaping at 9 Meyler Close

7.1.4 Porch Collapsing at 9 Meyler Close

Note: some work has been done but appears not to be completed.

7.1.5 Maintenance of 6 and 8 McMaster Place

7.1.6 Harvey Street Parking Breaches

7.1.7 Flowers Ward Breaches

7.1.8 6 Lister Avenue Street Possible Wrong Concrete Mix

*Explanatory Note* – it is recommended that the executive committee review and attend to the outstanding site matters until completed.

**8. TELECOMMUNICATIONS:**

8.1 That the executive committee reviews, discusses and resolves an action on the outstanding telecommunications matters from the previous meeting(s) nominated below:

8.1.1 PIVIT Contract Review  
(Landcom/PIVIT/NBN/LBNCo matter)

*Explanatory Note* – it is recommended that the executive committee review and attend to the outstanding telecommunications matters raised above until completed.

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**9. OTHER MATTERS:**

9.1 That the Executive Committee reviews, discusses and resolves an action on the following matters nominated below:

9.1.1 Lot 75 (DP286017 – Lot 22) – 4 Meyler Close DA496/2019

Note: Application lodged by Mr. S Longhurst to RCC on 16.09.19 to subdivide the lot into two semi-detached residences for dual occupancy proposing No. 4 be 386.2m<sup>2</sup> & 4a be 228.3m<sup>2</sup>.

9.1.2 Vacancy on Executive Committee

Consider filling the vacancy with a valid nomination(s)

- Ms. S Henderson Proxy Lot 18 (SP86334) CA Representative.

9.1.3 Next Executive Committee Meeting to be held on Tuesday, 10 December 2019 at 6:00pm

*Explanatory Note:* - this motion, if passed, will allow the executive committee to consider the above other matters.

Date of Notice: Tuesday, 24 September 2019

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**EXPLANATORY NOTES TO THIS NOTICE:**

***Your Community Association Manager***

The name of your Community Association Manager is Ms. Kathryn Milne, who is located at Suite 412, Level 4, 350 George Street, Sydney.

Please do not hesitate to contact Ms Kathryn Milne on either 02 8203 3111 or [kathryn@changestrata.com.au](mailto:kathryn@changestrata.com.au) if you have any questions regarding this notice.

***Definitions***

Act – Community Land Management Act 1989

Regulations – Community Land Management Regulation 2007