

NOTICE OF ASSOCIATION COMMITTEE MEETING

Community Land Management Act 2021



ACUMEN STRATA

Members of Prince Henry at Little Bay

Community Association

DP 270427

Anzac Parade, Little Bay NSW 2036

The Meeting will be held on Monday, 24 July 2023

Located at Hibiscus Room in the Coast Centre for Seniors, Curie Ave, Little Bay NSW 2036

- Commencing at 6:00pm

AGENDA

- 1. Declaration of Interests**

That pursuant to Clause 16 of Schedule 2 of the Community Land Management Act 2021 the meeting notes any declaration by a member of the committee of any direct or indirect pecuniary interest and/or conflicts of interest in relation to a matter being considered at this meeting and resolve how that declaration shall be accommodated at the meeting.

Explanatory Note: Requirement under the Community Land Management Act 2021.
- 2. Acting Member**

That pursuant to Section 37 of the Community Land Management Act 2021, the Association Committee consent to any acting members.

Explanatory Note: Requirement under the Community Land Management Act 2021.
- 3. Minutes**

That the minutes of the Association Committee Meeting held on 29 May 2023 be confirmed as a true and accurate account of that meeting, subject to the amendments of the following:

Explanatory Note: The minutes are attached to this notice of meeting.
- 4. Financial**
 - (a) **Report:** That the financial accounts ending 30 June 2023 be tabled and received.
 - (b) **Aged Arrears:** That the arrears report be noted and received.

Explanatory Note: The financial report is prepared by Acumen Strata and attached to this notice of meeting.
- 5. Outstanding Matters from Previous Meeting**

That the Committee review, discuss and resolve actions on outstanding matters from the previous meeting(s) nominated below:

 - a) Heritage Maintenance Plan (Crown Lands) – Council has advised their register has not yet been completed.
 - b) Lot 75 (NA286017) - 4 Meyler Close Subdivision (Plan Registration) – NA has advised that an application for sub-division was lodged and rejected. NA recognises 4 and 4A Meyler Close as one lot.

Explanatory Note: Items are carried over from previous meetings
- 6. Council Request for Additional Car Share Spaces**

That the Association Committee consider the request from Council for three (3) additional car share parking spaces and resolve instructions accordingly.

Explanatory Note: Council has proposed to allocate three (3) additional car share spaces for the Committee to consider.

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- 7. Application** That the Association Committee be provided an update from the Architect review of the application for 1 Murra Murra Plan (Lot 36) and any response from the applicant.
- Explanatory Note: This motion is to discuss the proposed development at 1 Murra Murra Place, and if any further revisions to the application has been effected.*
- 8. Website** That the Association Committee provide an update on the ongoing management of the community website and note any relevant information for the members.
- Explanatory Note: This motion is to discuss and note that ongoing management and operation of the website.*
- 9. Membership Flyer** That the Association Committee resolve to adopt the new Website flyer for membership and determine how flyers will be distributed.
- Explanatory Note: This motion is to adopt the updated website flyer for sponsorship and determine how the committee would like to distribute the flyers.*
- 10. Website Sponsorship** That the Association Committee discuss and determine the ongoing management of sponsors for the website.
- Explanatory Note: This motion is to determine how the committee will manage the sponsorships.*
- 11. EV charging** That the Association Committee discuss the potential implementation of EV Charging in the Community Association following the information evening on 18 July 2023 and resolve instructions accordingly.
- Explanatory Note: This motion is to discuss the potential implementation of EV charging systems in the Community Association.*
- 12. Meeting with Council – Traffic and Parking** That the Association Committee provide an update on the meeting with Council and resolve instructions accordingly for the following items:
- a) Street Name Change – Gull Way
 - b) Traffic and Parking Issues
- Explanatory Note: This motion is to update the Association Committee on the discussions had with Council in respect of some Traffic and Parking changes being investigated by Council.*
- 13. Site Monitoring Breaches** That the Association Committee reviews the site monitoring breaches and determines any necessary action:
- a) Lot 75 (DP 286017) – 14 Ewing Ave – Unauthorised Building Works
 - Note that a new managing agent has been appointed, and update has been sought from the new managing agent.
- Explanatory Note: Motion carried over from previous meetings*
- 14. Telecommunications** That the Committee review the following telecommunications matters and determine any necessary action:
- a) Lot 1 – Telstra equipment and usage – Equipment has been turned off and Telstra due to remove items by 31 July 2023.
 - b) Lot 1 – Vacation and future rental
- Explanatory Note: Motion carried over from previous meetings*
- 15. Next Meeting Date** That the Association Committee to consider and confirm a schedule for the next Association Committee Meetings.
- Explanatory Note: The committee to determine the schedule for future meetings.*

Closure

Date of this Notice: Monday, 17 July 2023

An owner or the nominee of a corporate owner or owner of a Lot in a subsidiary scheme is entitled to attend Executive Committee meetings but can address the meeting only if invited to do so by the Executive Committee.