

Minutes of Association Committee Meeting
Held on Monday 23 May 2022 at 6.30pm

Present	P Sheldon, B Vespa, M Kennedy, J Robertson, G Patterson, S Johnson, J Olander
In Attendance	D May (Lindsay); S Attwooll (Elizabeth); L & A Thompson (Fitzroy); M Bird (Lindsay); A & L Malicki (Scarborough) D Tuskan (Premier Strata Management)
Apologies	
Chairman	P Sheldon
Quorum	It was noted that a quorum was present.
Minutes	It was RESOLVED that the Minutes of the Association Committee meeting held on 29 March 2022 be confirmed and adopted.
Financials	Current Funds: As at 11 May 2022 funds balance was \$350,970.94, comprising \$94,145.36 Administrative Fund and \$256,825.58 Capital Works Fund.

Correspondence

7 Wentworth – air conditioner	Approval was granted for installation of a split-system air-conditioning unit as per proposal.
Enclosure of upper water feature pump equipment	D-Scapes Landscaping Services quote was accepted (\$2,980 plus gst).
Wheelchair access to Community Areas	Quote from Affordable Handyman and Building Services was tabled. The committee has requested two additional quotes.
Parking on Community areas	Proposal from the City of Canada Bay Council has still not been received. Managing Agent is to follow this up with the Council.
Phillip’s Landing website	A costing proposal for upgrade/update of the Phillip’s Landing website is to be obtained.
Incident at the swimming pool	After the recent incident at the eastern swimming pool where the police attended, cost proposals are to be obtained for permanent and on-call patrol services for the Phillip’s Landing complex.

Maintenance of Community Property

Timber bridge repair/replacement	Proposal from Noviiion Engineering to formulate scope of works and to manage project work for duration of the project was accepted at the last committee meeting. Noviiion were not able to provide scope of works in time for this meeting.
Kerb repairs and drainage at Flinders building	Kerb to be modified for easy access from the road to the footpath and footpath pavers to be levelled to prevent water pooling.
Captain's Club room storage area	The cleaning contractor to be requested to remove any broken furniture/chairs from the storage area and to inspect the store room on a regular basis for dumped items. Fridge in the kitchenette is to be replaced.
Architectural and Landscaping Standards and Building Codes	Draft updated Architectural and Landscaping Standards and Building Codes were issued to all strata plans. To date, only one individual response was received. Strata representatives and strata committees to follow up with lot owners regarding receipt and responses to the draft proposal.
Frenchman's Walk fence gates	The two footpath gates do not close automatically. Springs are to be replaced.

Gardening

Report from the Gardening Sub-committee	Gardening committee report is attached to these minutes.
Leaf blowers	Gardening contractor and committee to investigate an option to replace electric blowers with hand operated/push street sweepers.
Tree planting	Planting to commence in spring.

General

Next Meeting	Next meeting is scheduled to be held on Monday 1 August 2022, commencing at 6.30pm.
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Closure

The meeting closed at 8.20pm.