

MINUTE OF ASSOCIATION COMMITTEE MEETING

Community Land Management Act 1989



ACUMEN STRATA

Members of Prince Henry at Little Bay Community Association

DP 270427

Anzac Parade, Little Bay NSW 2036

The Meeting was held on Monday, 15 July 2024

Located at Frangipani Room in the Coast Centre of Seniors, Curie Ave, Little Bay

Commenced at 6:05pm

Present	Apologies	In Attendance
Chris Hanson Lesley Wood Steve McDermott		Raymond Rez (Acumen Strata) Fiona Yeum (Acumen Strata) Robyn Alexander (Lot 82) John Pearson (Lot 57) Ian Williams (iWILL Building Management) Len Ryan (Lots 52, 53, 57, 58, 59)
Chairperson: Raymond Rez (by invitation)		

- 1. Declaration of Interests** **Noted** that pursuant to Clause 16 of Schedule 2 of the Community Land Management Act 2021 the meeting noted no declarations by a member of the committee.
- 2. Acting Member** **Noted** that pursuant to Section 37 of the Community Land Management Act 2021, the Association Committee received no nominations for acting members.
- 3. Minutes** **Resolved** that the minutes of the Association Committee Meeting held 18 March 2024 was confirmed as a true and accurate account of that meeting.
- 4. Financial**
 - (a) Report: Resolved** that the financial accounts ending 30 June 2024 was tabled and received.
 - The Strata Manager to follow up on payments for rental of the community shed.
 - (b) Aged Arrears:** That the arrears report be noted and received.
 - The Community Manager to issue a reminder notice to Lot 88 and revert to the Association Committee for further instructions if payment is not made.
 - The Community Manager to continue pursuing Lot 31 for debt collection.
- 5. Application** **Resolved** that the Association Committee was notified of any proposed renovations and provide instructions relating to the colour scheme for the exterior of a property being renovated.
 - 14 Ewing Ave: Painting – The matter has been referred to the Association Architect for advice on compliance with the Architectural and Landscaping Standards (ALS).
 - 1 Meyler Close: Renovations – The Committee approved the application on the basis that no TV antennas, satellite dishes, weather stations etc. are to be installed on the roof.

Note: The Prince Henry Design Guidelines prohibit the installation of TV antennas, satellite dishes, weather stations etc. on roofs.

- 6. Correspondence** **Resolved** that the Association Committee provided an update on the following:
- a) Community Association involvement and the lodgement on behalf of Community Residents to authorities relating to Council related development applications (DA).
 - i. The Committee declined the request for matters outside of the Community boundary. It was agreed that the next newsletter to encourage residents to lodge objections to Council directly.
 - b) Email correspondence received on proposed traffic changes at Prince Henry Community Association.
 - i. Steve McDermott to invite Council's traffic engineer to attend a site meeting with the Community Association to discuss Council's proposed traffic changes and inform further amendments to be issued by Council for further comment by Association members. The discussion to include traffic controls, legal and illegal parking, and parking of trailers and caravans.
 - c) Lot 91 Sub-division – The meeting was informed that, following an application to the Land and Environment Court by the La Perouse Aboriginal Land Council, lot 91 containing the Surf Life Saving Branch has been subdivided into three new lots. Steve McDermott is discussing with Council and awaiting further information of redevelopment or secession from PHCA. The Community Manager to write to Crown Lands to confirm what other lots may be claimed by Aboriginal Land Council.
- 7. Proposed Traffic Changes** **Resolved** that the Association Committee discussed the consultation meeting between Randwick City Council and Prince Henry Community Association residents and stakeholders in relation to the traffic changes and provide instructions accordingly.
- Refer to the minutes for motion 6(b), above.
- 8. Site Monitoring Breaches** **Resolved** that the Association Committee reviewed site monitoring breaches and determined any necessary action. Per motion 9.
- Refer to the minutes for motion 9, below.
- 9. Enforcement of Parking Rules** **Resolved** that the Association Committee review the new templates and confirm the updated process for dealing with parking breaches.
- The Community Manager to send a draft breach notice to the Committee for review and approval.
- Once the draft is approved, breach notices to be issued to:
- Strata Plan 86466 (Lots 52, 53, 57, 58, 59) for
 - Curtin Enclosed balcony, corner of Ewing Avenue and Gull Street,
 - Caravan parked on Ewing Avenue,
 - Boat parked on Curie Avenue,
 - 2 Newton Street – Jet ski parked on Newton Street.
- 10. Next Meeting Date** **Resolved** that the Strata Committee determined the date, time and location of the next meeting be Monday, 16 September 2024 at 6:00pm at The Frangipani Room in the Coast Centre of Seniors, Curie Ave, Little Bay.

Closure

There being no further business the meeting closed at 7:02pm.