

AVEO PEREGIAN SPRINGS COUNTRY CLUB RESIDENTS' ASSOCIATION.

Minutes of Committee Meeting held Thursday 11th August 2022 at 9am.

1. Attendance & apologies:

Present at the meeting were Chair Jan Corlett, Treasurer Sue Day, Committee Members John Davies, John Parsons, Wayne Collard & Kerry Jewell.
Community Manager Cosimo Ronconi.

Chair Jan Corlett opened the meeting at 9:00am. The Chair thanked Kerry for kindly taking the minutes.

2. Minutes of the previous meeting:

Moved John Davies, 2nd Wayne Collard that 'the minutes of the previous meeting are a true & accurate record'. Carried.

3. Business arising from the previous minutes:

3.1 Shade Cloth over the pool. Refer to CM Report.

3.2 Rectification of Pool Area. Refer to CM report.

3.3 Window Blinds for Bar & Stage Area. Refer to CM Report

3.4 Maintenance on Buggy. Refer to CM Report.

3.5 Residents Vehicle Permanently Parked in Visitors Car Parks. Refer to CM Report.

4. Community Managers' Report: Cosi Ronconi.

4.1 Shade Cloth for Pool Area. (Refer 3.1)

A quote has been for (2) new sails to replace the existing single sail.

Cost to be listed in proposed Village Capital Budget for CY2023.

4.2 Rectification of Pool Area. Refer to CM report.

Excavated area has been backfilled, edged, and filled with rocks. Additional pots to be Purchased by Aveo for further beautification. Shower, toilet, and sail have been thoroughly cleaned. Replacement slings for the sunlounges on order.

4.3 Window Blinds for Bar & Stage Area.

Still Pending. CM to Obtain Quotes.

4.4 Maintenance on Buggy.

Maintenance Service undertaken. Aveo contemplating leasing a new buggy to replace the old one.

Village Manager-New Items.

EEVI System Upgrade.

The installation of the new personal emergency response system is now complete in all apartments and villas. Monthly testing of units is still required.

As part of the upgrade residents have been requested to complete a form updating their emergency information and contacts.

Smoke Alarms

Batteries are currently being replaced by the maintenance team.

Restaurant Casual Meals.

Price List has been updated with small increases reflecting current kitchen costs. The new price list included in the Residents newsletter.

Email Notifications.

To reduce Community costs and lessen the environmental impact, all residents have been encouraged to receive all notifications, including monthly levies, by email rather than by printed copies. To set up this service, a form was included in the Residents monthly newsletter.

Only 25 forms returned at this time, however we continue to encourage you to sign up and keep costs down.

CM left the meeting at 10.15am.

5. Outward Correspondence:

5.1 Letter to Nole Beardwood 14/7/2022: Requesting advice on funding of Shade Cloth over the pool.

5.2 Letter to Alison Whitaker 14/7/2022: Explanation of reasons behind decisions made regarding the pool shade cloth.

5.3 Email to Bron Kennedy 20/7/2022 re: State of Pool Area. (Refer item 4.2)

Moved Sue Day, 2nd John Parsons ‘that the outward correspondence be adopted. Carried.

6. Inward Correspondence:

6.1 Email from Bron Kennedy 19/7/2022 re: State of Pool Area. (Refer Item 5.3)

6.2 Email from Nole Beardwood 2/8/2022 re: Late payment of Rates & Levies
Any penalties to be met by AVEO.

6.3 Email from John Parsons 3/8/2022 re: Rates & Levies.

Processing of accounts does not appear to have improved over the years.

Letter to be forwarded to COO requesting an explanation.

Moved Kerry Jewell, 2nd Wayne Collard ‘that the inward correspondence be accepted’. Carried.

7. Treasurer’s Report: Sue Day.

Residents Association Report for July 2022										
Date	Pay Req No	Detail	Main Account	Imprest Account	Bar Takings	Tap & Go POS	Sundry	Bar Expenses	Bar Supplies	Library
		Balance C/F	\$9,491.69	\$3,000.00	Cash					
DEPOSITS										
11.07.22		Bar Takings	\$685.00		\$540.00	\$145.00				
18.07.22		Bar Takings	\$693.65		\$515.65	\$178.00				
25.07.22		Bar Takings	\$795.20		\$515.20	\$279.00				
26.07.22		Bar Takings	\$200.00		\$200.00	\$0.00				
29.07.22		Bar Takings	\$535.00		\$405.00	\$130.00				
		Total Receipts	\$2,908.85		\$2,176.85	\$732.00	\$0.00	\$0.00		\$0.00
PAYMENTS										
15.07.22	370	Aveo Outstanding Inv's	\$1,815.00				\$1,815.00			
15.07.22	371	Liquor License	\$753.70				\$753.70			
24.07.22	372	Karaoke 22nd July 22	\$300.00				\$300.00			
25.07.22	373	Imprest A/c	\$1,597.96	\$1,597.96						
		Gatsby Decorations		-\$100.47			\$100.47			
		Dans and Coles		-\$1,497.49					\$1,497.49	
25.07.22	374	Copy Paper	\$5.62				\$5.62			
25.07.22	375	Library Books July	\$98.00							\$98.00
27.07.22	376	Imprest a/c	\$152.96	\$152.96						
		Tape for RAC Library m/c		-\$54.45			\$54.45			
		Gatsby Decorations		-\$98.51			\$98.51			
27.07.22	377	Chips for Bar	\$25.50							\$25.50
29.07.22	378	Stationery - cartridges	\$112.00				\$112.00			
03.08.22	379	Chips for Bar	\$27.00							\$27.00
04.08.22	380	Chips for Bar	\$18.00							\$18.00
04.08.22	381	Imprest A/c	\$525.95	\$525.95						
		Dan Murphys		-\$485.99						\$485.99
		Decorations		-\$39.96			\$39.96			
04.08.22	382	Merchant fee	\$8.62				\$8.62			
		Total Payments	\$5,440.31	\$3,000.00			\$0.00	\$3,288.33	\$0.00	\$2,053.98

Cash Book Bal. F/Ward	\$9,491.69
Plus Receipts	\$2,908.85
	\$12,400.54
Less Expenditure	-\$5,440.31
Cash Balance	\$6,960.23

Bar report at end of July 2022		
Bar Takings		\$2,908.85
Opening Stock	\$3,235.61	
Plus Purchases	\$2,053.98	
Less Closing Stock	-\$3,426.52	-\$1,863.07
Cost of Sales	\$1,863.07	
Operating Profit		\$1,045.78

ASSETS	
Bank	\$6,960.23
Imprest AC	\$3,000.00
Bar Float	\$500.00
Bar Stock	\$3,426.52
Total	\$13,886.75

Treasurer Note: Chips for the bar have been hard to source, hence a few ad lib "Bar Chips" purchases as noted above

Sue expressed her appreciation of the way the Bar staff have embraced the implementation of the EFTPOS facility and we all believe as usage continues to grow it will take some pressure off the Treasurer's position.

Moved: Sue Day, Second: Wayne Collard that the "Treasurer's Report be accepted" Carried.

8. Sub-committees & working group reports:

8.1 Bar Managers Report:

Submitted Verbally by Wayne Collard.

Business is as usual with approximately 30 attending the happy hour on Tuesday nights, and around 60 on Friday nights. It is noted the Tuesday night "30", on most occasions also attend on the Friday, so in essence there is a small contingent

of residents doing the "heavy lifting". That is contributing most of the Bar profits!

The Bar roster appears to be working well, and the Bar volunteers sort themselves out if they require to change shifts.

It is becoming increasingly difficult to source liquor at bargain prices and a review of prices may not be far away.

8.2 Social Events Report: Sue and Geoff Barden

This month we brought back Paul from Go Pro for another Karaoke Night on Friday, 22nd July 2022 at a cost of \$300 for 3 hours. This was another extended Happy Hour event and was enjoyed by all. Unfortunately, the weather was very bad on that night so only the brave attended but it was still a very successful night.

The Noosa Concert Band was booked for 6th August but unfortunately had to cancel at the last minute as a third of the band had contracted Covid. We will now try and reschedule them for October 2022.

We would also like to hold the Doggie Day on Tuesday, 11th October and follow with the HH. The event to commence at approximately 2pm.

Geoff is interested in bringing back the Events Newsletter. We suggest that this will only be emailed out to residents to save money on printing costs. This way advertising of future events will go out to all the residents in a timely manner. Residents will be given the opportunity to add items of interest plus, new books bought by the RAC can be advertised. Your thoughts please.

We confirm that we will now offer tap and go for any future events and will take payment in the Manor near the bar at advertised times. Cash payments will still, of course, be accepted. We will require a receipt book for all payments.

We will now advertise Tap and Go for the Bar. We will put a flyer on the bar and details will be put on the TV. We can email out the info as well, if required.

We have experienced delays with the Aveo staff printing and emailing out our flyers on time. We suggest that we become completely independent from the office and purchase a printer for the advertising the events. If we can be given the full resident email list, we can send out flyers and reminders on time. We can also print out flyers for the residents without emails.

After much discussion it was agreed that we would request Geoff & Sue to investigate purchasing a printer online to achieve the most advantageous price.

9. General Business

9.1 Insurance for Volunteers: CM considers volunteers covered if working under

the direction of the Community Manager. Requested full clarification be sought covering all volunteers within the village.

9.2 Garage Door Maintenance: CM to request Noosa Garage Doors put forward a proposal to offer residents bulk servicing & pricing.

9.3 Update the Residents' Association Constitution as cheque issuing facility will shortly be obsolete in the Australian banking system.

A Special Resolution will be put to the October QGM to amend the Constitution to change the word "**Cheques**" as per the following:

6.3.1 Payment Requisition for Internet banking Transactions followed by current wording. This will now, once changed, be:

6.3.2 Payment requisition for Internet Banking Transactions must be signed by the Treasurer and countersigned by one other RAC Executive member.

9.4 Additional Ordinary Committee Member for RAC.

As we don't have a Secretary, it was discussed if an additional committee member would be of assistance. If this was to proceed the constitution would need to be amended. It was agreed to leave this matter in abeyance.

9.5 Endorse the Finance Sub Committee.

The committee for the year to 30/6/2023 will comprise: Jan Corlett, Sue Day, John Davies, John Parsons, & Kerry Jewell.

9.6 Update Residents' Handbook.

Kerry Jewell to check if amendments required.

9.7 Printed Version of Retirement Living Expenditure Guideline QLD Edition at

\$6.00 per copy to Insert into ARQRV Manuals.

Six copies to be ordered for insertion into ARQRV manuals held by Committee members

9.8 Emailing out of Monthly Levies. (Refer to CM Report-New Items)

Response to date is disappointing. Reducing costs is beneficial to all Residents.

9.9 Launch of Tap and Go.

A success to date. Geoff & Sue Barden will be advertising the availability of the facility for payment of charges for Special Functions.

9.10 Update on Response to Residents email addresses and Blue Dots on Residents Letter Boxes.

Recently introduced, however in line with previous comments office staff to continue to encourage residents to embrace the email system for communication to enable cost reduction.

9.11 Approval of up to \$250 for a Raffle to be Drawn on the Gatsby Night.

Moved John Davies, 2nd Jan Corlett, that \$250 be allocated for Raffle Prizes. Carried.

9.12 Dates of RAC and QGM meetings 2022/2023.

Agreed RAC meetings to be held in September & November, (2023 to be confirmed) and QGM to be held in October, February, & May. No specific dates allocated at this time

9.13 Price of Casual Meals in the Restaurant.

Refer to CM's Report.

The Meeting closed at 11:35am.

Date & time of the next Committee Meeting: 8th September 2022 at 9am.