

**NOTICE OF STRATA COMMITTEE MEETING  
OF THE OWNERS CORPORATION**

A meeting of the Strata Committee of the Owners Strata Plan No 67851 will be held on Thursday  
the 23<sup>rd</sup> of February 2023 commencing at 6:30 PM

AGENDA

- 1) THAT the minutes of the previous Strata Committee meeting be confirmed as a true and accurate account of the proceedings at that meeting.
- 2) Business arise from previous meeting.
- 3) THAT the Strata Committee RESOLVES that Mr Brook Beves (LOT )has vacated his position on the Strata Committee and his position as Committee chair on selling his lots and that the position become vacant.
- 4) THAT the Strata Committee RESOLVES to offer the vacant position and roll of chair to Mr Paul Mooney (LOT )
- 5) THAT the Strata Committee RESOLVES to elect Mr Paul Mooney (LOT ) to the vacant position on the Strata Committee and the roll of chair.
- 6) THAT the Strata Committee RESOLVES that they are in agreement and believe that STM have resigned their position as Strata management agency for SP67851 and have been unresponsive to correspondence.
- 7) THAT the Strata Committee RESOLVES to hold an EGM at 6:30pm on Thursday the 9<sup>th</sup> of March 2023 to propose that STM be formally notified that the owners corporation wish to change strata companies and that Ascend corp be formally engaged as the new Strata management agency.
- 8) That the Strata Committee RESOLVES to authorise Matt Perkins (LOT 21) as BMC representative to vote to endorse Ascend corp as the BMC managing agency at an upcoming BMC meeting.
- 9) General Business

Matt Perkins  
Secretary  
SP68851

## NOTICE OF STRATA COMMITTEE MEETING (SCHEDULE 2) OF THE OWNERS CORPORATION

A meeting of the Strata Committee of the Owners Strata Plan No 67851 will be held  
on 13 September 2022 commencing 10:00 AM

### AGENDA

1)	<p><b>THAT</b> the minutes of the previous Strata Committee meeting be confirmed as a true and accurate account of the proceedings at that meeting.</p> <p>Explanatory Note: This motion refers to accepting the minutes of the last strata committee meeting, a copy of which is included in the meeting notice.</p>	<input type="checkbox"/> FOR <input type="checkbox"/> AGAINST <input type="checkbox"/> ABSTAIN
2)	<p><b>THAT</b> the Owners Corporation <b>RESOLVES</b> that the following person/s be authorised to represent the owners corporation at NCAT Directions Hearing as per attached invitation for File No: SC 22/37435 at 3:15pm Thursday, 15th September 2022.</p> <p>Matthew Guy - Lot 31</p> <p>Explanatory Note: The Owners Corporation received NCAT Notice for directions hearing on 15th September 2022 in relation to the dispute on investigating radiation in unit 601. Attached the notice for reference. The Owners Corporation will select the representative to attend the NCAT directions hearing.</p> <p>Since the strata committee member - Craig Laforest is the applicant, he will not be able to present the Owners Corporation. The rest of the strata committee has reviewed the request and propose the committee member - Matthew Guy to attend the directions hearing.</p>	<input type="checkbox"/> FOR <input type="checkbox"/> AGAINST <input type="checkbox"/> ABSTAIN

#### STRATA COMMITTEE VOTING ONLY

Print Name .....

Signature .....

M Me <matt@perkins.id.au>  
matt@perkins.id.au

Reply Reply All Forward Archive Junk Delete More

To Jay Marshall <jaymarshall@stratatitle.com.au>

24/12/2022, 4:35 pm

SP67851 Previous unanswered requests.

"Dear Jay,

The representatives of the Residential, Commercial and BMC at 200 William St, Woolloomooloo have made numerous requests for specific documentation as well as updates for critical works currently in progress within these schemes, yet we have received little to no response from your organisation.

This lack of response and action has been a common occurrence from your organisation, which we now view as a serious breach of your Management Agency Agreement, and as such the combined Owners Corporations wish to seek alternate management as soon as possible.

As previously requested, please forward all relevant current Strata Management contracts in place, as well as the relevant Strata rolls for each scheme.

Failure to comply with this request within 14 days of receipt of this email will be considered as a resignation from duties as manager at all schemes, and a subsequent cessation of contractual obligations on behalf of the relevant Owners Corporations."

Matt Perkins  
Secretary SP67851

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\*\* DO NOT SEND PRIVATE OR CONFIDENTIAL MATERIAL VIA EMAIL

Matt Perkins  
0483571333