

MINUTES - Extraordinary general meeting

The Owners Corporation SP68751

9th March 2023

In Attendance Lot(s): 6,12,14,21,28,31,36,36,39,43,45,48,49,53,55,56,57,58

Proxy Received Lots(s): 1,4,9,37,61,62

There being a quorum declared on entitlement units the meeting declared open at 6:30pm

Chair: Matt Perkins.

1. Minutes

That the minutes of the last General Meeting of the Owners Corporation, be confirmed as a true record of the proceedings at that meeting.

Proposed: Lot 34

Second: Lot 36

In favour: 11 obtained: 1 Against: 0

Motion Carried.

Motion to terminate Strata Title Management

*The Owners – Strata Plan No. 67851 RESOLVES by ordinary resolution that, the Owners Corporation having an existing strata management agency agreement with **Strata Title Management (ABN78 001 768 761) (Former Agent)**:*

- 1. (a) the Owners Corporation terminate the appointment of the Former Agent as strata managing agent of the Owners Corporation; and*
- 2. (b) the Owners Corporation revoke the delegation of functions of the Owners Corporation, its Strata committee, chairperson, secretary and treasurer to the Former Agent,*

with effect from the date determined for that purpose by the Strata Committee.

(c) the strata committee be directed to demand, that the Former Agent deliver all property (including records) of the Owners Corporation in the possession or control of the Former Agent to a strata committee member nominated for that purpose by the strata committee.

Unanimously carried.

Motion to appoint AscendCorp Strata Pty Ltd

The Owners – Strata Plan No. **67851** RESOLVES by ordinary resolution to appoint **AscendCorp Strata Pty Ltd (Agent)** as strata managing agent on the terms and conditions set out in the proposed strata

management agency agreement (**Agreement**), a copy attached to the notice for this meeting, that the following be delegated to the Agent:

1. (a) All of the functions of the Owners Corporation (other than its power to make a delegation, to make a decision on a matter that is required to be decided by the Owners Corporation or to make a determination relating to the levying or payment of contributions); and
2. (b) The functions of chairperson, secretary and treasurer necessary to enable the Agent to carry out the 'Primary Services/Agreed Services' and the 'Further Services/Additional Services' as defined in the Agreement

with effect from the date determined for that purpose by the Strata Committee, provided that:

(c) the delegation to the Agent is subject to the conditions and limitations listed in the Agreement;

4. (d) the Owners Corporation is to execute the Agreement to give effect to this appointment and delegation;
5. (e) authority is given to two members of the Strata Committee to affix the common seal of the Owners Corporation to the Agreement; and
6. (f) the address for service of notices on the owners corporation be changed to:

**The Owners of SP 67851 C/- AscendCorp Strata
PO Box 419
NORTH SYDNEY NSW 2059**

and to authorise the Strata Managing Agent to complete, execute under common seal and lodge the appropriate notices under Section 265 of the Act for registration at the Land and Property Information Agency.

Unanimously carried.

Meeting closed: 6:42pm