

**Minutes of the Annual General Meeting of Residents Association 196HRRRA
held on Wednesday 06 August 2025 at 5:00pm held by way of a virtual site using Microsoft
Teams**

PRESENT:

Yvette Boaz & Mace Reid	Lot 2
Shreyali Ganvir & Sanket Pagare	Lot 7
Naomi Tafea & Lisa Morrison (Crockers Body Corporate Management Limited)	

APOLOGIES

Helen & Jamie Garnett of Garnay Lifestyle Ltd	Lot 4
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PROXIES

Helen & Jamie Garnett of Garnay Lifestyle Ltd of	Lot 4	in favour of Naomi Tafea
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POSTAL VOTES:

Nil.

QUORUM:

The Meeting Chairperson confirmed that the meeting was quorate as at least three (3) of the Lot Owners entitled to exercise a power of voting were represented.

1. ELECTION OF MEETING CHAIRPERSON:

Resolved by ordinary resolution **That** Naomi Tafea be elected chairperson for the meeting.

[M Reid / S Pagare Carried]

2. APOLOGIES, PROXIES AND POSTAL VOTES:

Resolved by ordinary resolution **That** the apologies, proxies and postal votes be received.

[M Reid / S Pagare Carried]

3. INTRODUCTION TO 196 HILLS ROAD RESIDENTS ASSOCIATION:

Land Covenant: The meeting was briefed on the Land Covenant of the Residents Association which was provided to all owners upon settlement. Owners were reminded to adhere to the rules stipulated in the covenant and to reach out to the Manager if they have any questions or concerns relating to the document.

Introduction to and Role of Manager: The meeting was provided a summary of the role of the Residents Association Manager which includes administrative, financial and support services as per the documentation circulated prior to the meeting. It was further noted that that the Service Level Agreement with Crockers is made available to the Committee upon request.

Annual Budget: The Meeting Chairperson provided a summary on the annual budget for the Residents Association. The next budget will be drafted by the Society Manager and tabled for approval at the next Annual General Meeting. There was a query regarding the annual budget and whether there are any potential significant increases in the future. The meeting chairperson noted that the items in the budget will be the only ongoing expenses for the Association, however if the owners wish to add further expenses to the budget, they can do so.

4. ESTABLISHMENT OF COMMITTEE:

Resolved by ordinary resolution **That** the Residents Association establishes a Committee to undertake the duties and functions of the Residents Associations prescribed in the Land Covenant. The Committee shall comprise of a minimum of 3 to a maximum of 5 general Committee members. Quorum is majority of appointed Committee members.

[M Reid / S Pagare Carried]

5. COMMITTEE NOMINATIONS:

Resolved by ordinary resolution **That** the following members be declared elected to the committee for the forthcoming year:

- i) Helen Garnett - Lot 4
- ii) Mace Reid - Lot 2
- iii) Sanket Pagare - Lot 7

[M Reid / S Pagare

Carried]

6. GENERAL BUSINESS:

Residents Association Manager: The meeting was advised that Lisa Morrison will be the future dedicated Manager for the Residents Association. Contact details for Lisa will be sent out to all owners following the meeting.

There being no further business, the meeting closed at 5:32 pm.

For and on behalf of
Crookers Body Corporate Management Limited
Manager for Residents Association 196HRRRA



Naomi Tafea
Business Development Manager

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