

## Community / Director's Meeting - Machinery Shed - 6th September 2014

**Commenced:** 9.15am

**Minute Taker:** Mairead & Anne

**Chair/Facilitator:** Craig

**Attendance:** Ralph Erthel, Mairead Shorten, Craig Singleman, Anne Wilson, Wayne Ellis, Bronwyn Little, Callum Lawson, Dave Launt, Isbhel Keenan, Lexie Gonzalez, Mohini Browngedge, Kevin Harper, Roger and Belinda Ball, Russell Childs

(People who attended August meeting please check if you picked up meeting attendance book in error)

**Visitors:** Callum's son in law, James (prospective member)

**Apologies:** Issac Ryan, Louise Watter and Tony Roberts, Denise Coburn

### Approval of Minutes:

Moved by Mairead, seconded by Craig that August Community/Directors meeting minutes be approved and June Community/Directors meeting minutes be approved with the following amendment "membership ratification of Tarrik Morssi and Mohini Browngedge and the transfer of two shares from John Harkins to them was passed unanimously". Passed unanimously.

### Business arising from Last meeting:

1. Bronwyn to advise Sue Loudon of rule change – done
2. Bronwyn to advise Fair Trading of Goolawah Cooperative's new lot number – Bron will do so once we have sorted our new address. See general business.
3. Response to Justin & Leah re dam water – reviewed and sent, see general business
4. Letter to National Parks - Frank & Ralph. Not done yet. Revisit when a draft is complete.
5. Code of Conduct, Dispute Resolution Officer/s, Meeting Protocols – feedback from meeting held on 23.8.14 (Lexi, Mairead, Tony, Louise, Bronwyn & Denise attended) - see General Business
6. Extra key for shipping container (Michael). Issac arranged to be new signatory. Currently two keys held by Roger and Mark. **One additional key to be cut and held by Issac.** Anyone else who needs a key let meeting know. Key access restricted to protect community assets in container and manage diesel paid for by the community
7. Draft By-Laws still requiring action – **Review and workshopping to be arranged**

### Secretary's Report:

Council rates paid.

Notification from Council that we have an approved waste management system (dry composting toilet and grey water) on our property and the annual charge arising from that is included in our rates. Charge \$61 for single dwelling, other rates given for commercial premises – not specified what was levied or location of system, just our overall lot number given – presumed to be camp kitchen or a general ratepayers notification sent per property.

Notification from Department of Fair Trading recent rule change has been ratified (annual levies now per share rather than per membership).

Share number error for Michael Moey sorted out.

### Treasurer's Report:

Treasurer's report tabled.

Available funds – \$138,026 (\$98,102.54 in Cheque A/c and \$39,923.66 in Investment A/c)

Request that **treasury report be circulated to directors in advance of meeting** when possible to give a chance to digest contents.

Jackie Rada will be "inactive" before October AGM. Repeated promises to pay have not eventuated. **Treasurer will send final notices.**

Discussion of system for budget allocations and monitoring proposed by Treasurer. Allocate budgets for major expenditure areas (current major areas: DA Road Requirements, Camp Kitchen up-grade, Building on Red Hill), budget expenditure reported regularly by treasurer, budget allocations reviewed at general meetings to ensure they are still appropriate/possible, contact treasurer to get a purchase order number for any purchases over \$1000 to ensure funds are available and purchase is within current allocated budget. Moved by Anne and Seconded by Chair, **recommendations made by treasurer be adopted** – passed unanimously.

*Anne takes over Minute Taking*

#### **DA Report:**

DA Report Tabled.

Bron, Dave and Mairead met with lawyer Warwick Smith. The following options were identified:

Option A: Appeal current Section 96 Modification through a Land Environment Court, Conciliatory Conference, Section 34. \$10,000 - \$15,000, may have to pay Council costs if we loose

Option B: Lodge a new Section 96 application to modify and appeal through a conciliatory conference if not happy with determination.

Option C: Back to negotiations with Council with lawyer on board. If we cannot come to a reasonable agreement then revert to Option A or B. Negotiations with Council on an hourly basis and will need some time to prepare, \$350 an hour+GST, office overheads to be covered, but is not in it for the money.

Following discussion of options and negotiation positions, moved by Chair, seconded by Mairead: **to proceed with Option C:** passed unanimously.

Moved by Chair, seconded by Mairead: to **approve up to \$6600 for Graeme Sawyer (or competitor if cheaper) to survey Nevertire Rd:** passed unanimously.

Moved by Chair, seconded by Mairead: to approve **proposal for October AGM:** "We reserve a budget of \$4200 from our general funds to build a structure on the Fire Retreat / Evacuation Area on Red Hill." Passed unanimously. **Meeting next Sat morning 9am at Ishbel and Luke's to discuss options for building.**

Council treat each site as separate entity, discussion of possibility of merging sites when adjoining sites are held by one member – **affected members to investigate if interested.**

#### **Road Report:**

Illa Langi looking great after 6" of rain! Graders working on Maria River Rd, Port end.

**Will hold off further road works until decision reached re Nevertire.**

Big thanks to Mark for quality pot-holing work.

#### **Membership Report:**

Moved by Mairead, seconded by Chair: to **transfer share from Peter Neilson to Callum Lawson.** Passed unanimously. This is a second share for Callum, so no joining fee applies. Peter wishes us well and is gifting \$1000 from share capital towards community building development. Moved by Anne, seconded by Chair: to **spend \$500 on camp kitchen and \$500 on building on Red Hill fire shelter / evacuation area.** Passed unanimously.

Crow Tribe has submitted a membership application; he is currently away, but when he returns will commence conversations with council and site search.

Shares available: Cindy, Brian Hardy, Bill Hardy and Lexie and Mark's 2<sup>nd</sup> site.

## **Machinery Reports:**

Community chainsaw is being kept with Mark – see him if you want it for community use.

***Let the treasurer know how many hours you use the tractor for private use*** so it can be levied to you (excludes slashing).

Mechanic came out to check tractor - still leaking oil but not as much. Working fine, but battery on the way out. ***Hook the solar charger up when you're done with it.***

***John to include tractor budget in overall budget.***

***Keep eyes out for a tandem trailer for the steel water tank*** – men's shed to pursue?

## **Work Claims / Expenses:**

Bronwyn passed around sample levy claim form layout.

Claim Bronwyn – 6 Hours DA, 3 hours Code of Conduct workshop, \$30 Petrol expenses driving members to solicitor appointment in Urunga. Approved unanimously.

Claim Mairead/Peter – 6 hours Working bees, 3 hours Membership committee, 20 hours DA. \$30.96 Expenses (Camp kitchen: First Flush Diverter; Rainwater Sign, Gas Lighter). Approved unanimously.

***Mairead to contact Vivienne regarding making her site slashable.***

Updated approved community jobs list:

- Slashing agreed community areas (e.g. fire breaks, fire trails, fence-lines, road sides, evacuation/sports field areas)
- Clearing fallen branches/trees to facilitate slashing of approved community areas
- Weed eradication
- Repairs to toilet at camp kitchen – URGENT

\*\*\* 11.00am. Break for morning tea \*\*\*

## **General Business:**

**Visitors:** Callum Lawson introduced his son-in-law James who is interested in a share.

**Code of Conduct:** Draft passed around. Discussion regarding final sentence and consequences for breaches. Altered 'will' to 'may'. Moved by Mairead, seconded by Chair: ***to adopt altered Code of Conduct, with a review in 6 months.*** Passed unanimously.

**Director's Roles and Responsibilities:** Passed around draft, open for comment (send to Mairead), ***to be voted on at AGM.***

**Coloured card system for meeting participation:** Passed around card examples, different colours to non-verbally represent member's positions during a meeting. Moved by Lexie, seconded by Chair: ***to print and laminate a set of 30 to trial at the next three community meetings.*** Passed unanimously.

**Gratitude Round.** Moved by Anne, seconded by Chair, ***to include a gratitude round at the end of meeting.*** Passed unanimously.

**Rentals and visitors:** Problems with renters in Bundagen. Reminder that renting is not permitted under SEPP 15. Reminder that members are responsible for their visitors, especially when you have visitors and you are not present. Lexie to remind Deb to go through the relevant visitor process.

**Our address:** Distance of Illa Langi from Crescent Head Road junction is 1291m. Straw vote on postal systems: a) 1 box on Maria/Illa Langi, with an informal box on Red Hill and West gate; b) Individual street addresses (eg 3 Red Hill Rd). Voted in favour of option a).

**Griff can you make another beautiful box for Red Hill please? Will adopt address 1293 Maria River Rd** (to avoid any confusion with 1297).

*Minute taking resumed by Mairead.*

**Clarification of community owned machinery** – tractor and implements (2 slashers, pipe ripper, auger), chainsaw, cement mixer, fire truck.

**North Gate Works.** Budget up to \$400 approved next time George is here with suitable ***machinery to sort through large burn piles at North Gate with a view to clearing, getting rid of weeds and making slashing easier.***

**Animal Habitat.** When clearing / tidying up dead wood, please be mindful that logs / piles that seem a nuisance may be homes for native animals. ***Request logs that could provide hollows / nesting be moved outside of slashable areas*** where possible.

**Justin/Leah's Complaint about Dam Water.** Justin contacted Mairead after last meeting to follow-up on community response to their complaint and provided clarification of issues from their point of view. They consider Toilet/Greywater systems on adjoining sites to be impacting dam water, they want those sites to use Council-approved systems and intend making another complaint to Council to this effect. Mediation options was proposed to/by parties. Parties have different views on the issues and how to proceed. Adjoining sites use the dam water without issue and don't believe their systems impact dam water quality. Craig advised they are submitting details of their existing and planned systems to Council for approval. Anne advised their systems are not in the catchment area for the dam shared with Justin/Leah which appears to be accepted by Justin/Leah. Discussion on: whether it is a private or community issue; standards and best practice of systems; dam water testing; impact of members' actions on the community; detrimental consequences and costs for the community arising from complaints made by members to Council.

**Community Toilet Structure *needs urgent repairs*** – working bee, men's shed, volunteers.

**Permission granted for James/Alicia to store materials in Machinery shed** for 6 months. Will remove if space is required for community purposes. Thanks given for asking first.

**Kitchen Upgrade:** Deck on Camp Kitchen progressing well. Clarification this is a community project and anyone can participate in work sessions.

**Men's Shed:** Just received notice of incorporation. Completing paperwork for membership of Men's Shed Association and Centrelink "work for dole" accreditation. Aim is to benefit Goolawah and members and get access to resources. To have discussions on how it is all going to work and will revert to the community for consultation, e.g. managing projects and participation of community members.

**Wildlife spotting report for NPWS.** Two spotted quolls at Red Hill, dead raven at Machinery shed, two echidnas on road-side at north gate and Goldmine Hill.

**Bindi Weeds / Burrs.** Some at camp kitchen - ***address next working bee.*** Soft burrs forming now, important time to check sites and community areas, dig out before burrs mature into sharp spikes and spread to areas of Goolawah that are burr free.

**Final Gratitude Round.** People offered thanks for what is going on in the community. Thanks given for members and visitors who helped out with: decking, pizza oven, Men's shed, transforming camp kitchen, DA and Council, treasury, new letter box, slashing, meeting facilitation, pizza cooking, newsletter, craft morning attendance, morning tea for meeting, respectful conduct at meetings, helping new members, helping members with grey water systems, attended working bees, donation of money and time to the community.

Meeting Closed: 1.00pm