

Goolawah Cooperative General Meeting 14 December 2024

Chair: Nick Reid

Minutes: Julica Jungehülsing

Commenced: 9 am

Acknowledgement of Country

Housekeeping: Reminder regarding meeting etiquette (Rule 50 Standing Orders at GMs)

Voting: Inactive members are not permitted to vote at a GM either in person or via a proxy (Rule 41 Voting).

Attendance: John Tennock, Craig Singleman, Larry Knight, Mark Doonan (D), Peter O'Hara, Elizabeth Locke, Alicia Fox, Peter Wells, Bruce Hore (until 9.30am), Mog Leech, Sue Loudon, Ralph van Hulst, Lee Albert, Tania Magennis, Mim Fluhrer, Marty Cole, Clint Campisi, Ben Adams, Rose Mahar, Narelle Allison, Belinda Ball, Wayne Skinner (D), Kevin Harper (D), Sam Odermatt, Denise Cobourn (until 9.45am), Natalie Lawler, Jenny Skinner, Nick Reid, Julica Jungehülsing (D), Dan Rose,

Visitors: Tor Branton, Claire Miller, Mohini Browngedge, Emma Fluhrer

Apologies: Bronwyn Little, Wayne Ellis, Jac Larsen, Ric Marie, Alby Hunter, Anne Tennock, Steve Hall, Anna Du Chesne, Mairead Shorten, James Galletly

Proxies: Wayne Ellis

Tabled:

Previous meeting minutes, Treasurer's report, Work claims, Noticeboard proposal

Ordinary Business

PROPOSAL: To accept the October GM minutes (to be signed by Chairperson)

Proposed: Wayne Skinner Seconded: Kevin Harper

Approved Unanimously, 1 abstention

Treasurer's report and Work Claims

Discussion about levy payments and respect for due dates

John had prepared 2 proposals to improve more regular payments of levies, but withdraw them before the meeting to allow for discussion first.

The original idea was to change rule 26b with an addition to clarify that members have to bring their balance above zero within a two year period, the The second proposal was to alter the payment date for the Work Levy to avoid confusion about long term debts.

John explained the payment system, which works reasonably well, a small number of people though drag payments out as long as they can. This prompted him to write the resolution 'in the interest of fairness towards the majority of members who pay on time'.

Another way to achieve the same goal (avoid members owing money for too long) could be to adjust the Finance Policy and add a sentence saying: Members have to bring

accounts to zero at least once in a 2-year-period.

Straw vote: the majority for would like to see Finance Committee and/or board and/or Secretary to find ways to avoid members getting overdue for too long.

Are invoices easy enough to understand? According to John, they are a bit complicated because of the variety of payments (Infrastructure, levies, work claims)
Could a line be added explaining the abbreviations?

PROPOSAL: To accept Work Claims and Treasurer's report

Proposed: Wayne Skinner Seconded: John Tennock

James & Alicia had 2 claims for \$375 each, to be clarified, in this vote 1 claim for \$375 is included

Approved unanimously

Red Hill letterbox expense

Directors had approved \$300 for materials at DM on 9 Dec 2024 for the new Red Hill letterbox and notice board. Despite many donations by members the material costs went \$85.82 over. The budget for the Project needs to be increased to include additional Work Claim hours.

Proposal: To approve the additional cost of \$85.82 for the noticeboard

Proposed: Denise Cobourn

Seconded: Peter O'Hara

Approved unanimously

Additionally to the \$85.82 in extra material costs it was approved to add \$150 to the project budget to allow for a Work Claim.

Dennis will prepare a Work claim (10 hours à \$15) for the February GM

Privacy Policy

Our Privacy Policy has not been updated for 5 years, but by now, all issues mentioned in the policy are covered in other rules, bylaws or policies. Denise suggested to let go of the Privacy Policy.

Action: To include a motion to abolish the Privacy Policy at February GM (Special Resolution with 21 days notice)

Secretary's Report

Nomination for Board member

Mairead Shorten has resigned as director, she is absent from Goolawah for an unknown time.

Lee Albert nominated to fill the vacancy.

Proposal: To approve Lee Albert as director

Proposed: Nick Reid

Seconded: Wayne Skinner

Vote was approved unanimously

Welcome to our new director!

Action: Secretary to change the office holder details with DoFT

Secretary replied to and filed a variety of correspondence.

GECO/Land Care Report (Tanja)

Applause for the new postbox and notice board at Red Hill. Thank you Dennis.

Boomerang Garden: for the future of the garden there are 2 sets of thoughts

- keep it fenced and house art work in this lower traffic area
- remove fencing to let plants establish further towards a wildlife corridor for koalas

Jac had asked to leave the fence a little longer to allow for some plants to keep growing less disturbed. This gives Coop as well more time for thoughts towards future of the area.

Thank you to neighbour Jason for the donation of a truck load of tea tree mulch.

Fire Trails and APZ

Geco and Land Care members are working on a 5-10 year plan to improve and maintain our Fire Trails and areas of concern. Steve and Craig defined several areas around Goolawah as fire hot spots to prioritise and are planning clearing and mulching work with the support of Dekka machinery:

- the trail behind Aaron's towards Frog Hollow
- an area behind Lexie and Mark's lot
- along the road from Gold Mine towards Frog Hollow

Steve H. has been looking at different machines that could support the work for us.

Dekka agreed to come when they do other work in the area (probably in a few months time).

Rogue Kangaroos

Steve H. is still trying to identify somebody to advise on a proposed, long-term, roo management plan.

Nevertire Road Stage 2 update (Wayne)

Work has commenced, thanks to Craig for keeping us all informed. Sealing is scheduled for Dec 17th but KSCouncil must inspect and approve first. If approval before 17th, work continues as planned, otherwise sealing will be completed in early 2025. Invoices are coming in, amongst them \$ 58,000 for the drain, an additional cost for the work on the drainage is expected owing to the material (logs) under the road. This is covered by contingency and we are staying within the budget.

Road Maintenance Report: (Kev/Craig)

At the moment Clint's income from his roadwork does not match his expenses (tractor and truck), he had to upgrade and repair. Members are very happy with Clint's work, as well because he can react and fix roads when conditions require and weather permits it. So members hope he will be able to keep doing the job. The biggest items in the road budget are not Clint's work hours but the gravel costs; with improved roads we will need less gravel in the future. Clint improved his equipment for about \$4000 this year (maintenance, repairs). Even with a higher hourly rate we are still within our road budget.

PROPOSAL: To increase Clint's rate for Road work from \$65 to \$85 per hour.

Proposed: Mark Doonan Seconded: Kevin Harper

Approved unanimously

The trees damaged by lightning in the Outback have been felled (thanks Ethan, Aaron), having Clint and his truck to support the clean-up made the work fast and easy. Thank you, team.

Goolawah Budgeting document: (Wayne)

The document is now renamed *Budgeting Handbook* and will be filed with the Secretary and Director of Finance. It will be a *living* document with regular reviews and updates and trialed when the Budget process begins in Feb for the 2025/26 financial year.

Machinery Report (Sam)

All equipment is working, new slasher works really well, it needs a new battery

Action: Sam and team to buy and replace battery

The wheels are back on the tractor, more trail slashing will be happening in the next weeks.

Orange striker was driven out of shed on 2 occasions, possibly by kids, Ralph bought a new key-safe lock box, the code will be shared.

Suggestion to build an enclosure/doors for the machinery shed to better secure our valuable equipment.

Action: Machinery team to work on a proposal for an enclosure.

Fire and Flood Report (Craig)

No fire and flood atm, forecasts are leaning towards moderate La Niña, but not confirmed. With a slightly wetter summer bushfire predictions say we're not in a high danger zone this season. Biggest problem: grass growing aplenty, when it dries out the risk of grass fires rises. Action: please keep mowing.

Social Committee Report (Larry)

G-Year is rolling along

November event at Marty's was a happy gathering, nice entertainment, good food

25 December - Bah humbug day community dinner 25 Dec, from 4pm at Camp Kitchen.

Food: any humbug will do.

NYE: since half the Band is not here, there will be no live music that night but everyone is invited to suggest/organise other ways to party (Doof, DJ)

NYD: Tarrik & Laura are having a party (with children) on their lot, details tba via PhoneTree

January 18: Community Dinner

February 23: Griff's 70th birthday celebratory lunch with acoustic music

March 15 - Goolawah poster exhibition & possible T-shirt design

TEDex Invitation: Write 700 words and give a 5 minute talk at Goolawah's first ever TEDex event (date and details to follow). About a dozen talks can be held;

Natalie's TEDex will be about preventing dementia. Date to be announced.

Great Goolawah Good Friday Movie Night, Ben received the first short film entry from Shanti, Theme: 'Play', the number 25 has to appear in your movie.
Narelle suggested a Market/Cafe day where people can sell their produce, bake bread, condiments and get together.
Further G events will follow until G-Year ends Sep/Oct with 'Goolawah, this is your life!'

Project updates

Camp kitchen upgrade has been completed

Red Hill Last Resort (Alicia)

Paving was done in about 5 days, thanks to Tanja for picking up a stainless steel bench, a new addition is a little burner, so soon the first cuppas can be prepared at LR.
A toilet is the next priority, team keeps looking out for a 2nd hand solar system. Please get in touch with Alicia if you want to help and get involved, there's a Signal Group LR improvement Crew.

Marty had earlier discussed the idea to extend the existing building with a 6x8m rectangle lean-to shed incl. toilet to provide storage and make the place more functional, but said: for now the improvement team agreed to focus on finish what remains to do at existing LR.
A challenge of further additions would be to move the old tank,
Kev suggested to cut a door in it and use it as space/storage.

Membership Report: (Marty)

Ongoing discussion: how long should eligible members without site, who haven't been in touch for a long time remain eligible. (MC committee to keep thinking)

Mohini Browngedge would like to return to Goolawah and has filled out a membership application that was published Friday evening before GM.
Mohini has been a member for more than 8 years before her joint membership with Tarrik ended a year ago when she sold her parts of the 2 shares to him. Could she be voted as eligible with a reduced process?

Proposal to approve Mohini Browngedge as eligible for membership on the proviso that a current police check is supplied in the next 3 weeks.

Proposed: Peter O'Hara Seconded: Mark Doonan

Carried unanimously 2 abstentions

Updates on other applicants:

- Emma (guides: Lexie & Elizabeth) is progressing with application, she is staying at Luke & Ish's place for the next 3 or 4 weeks and would like to meet more members.
 - Tor and Clare (guide: Elizabeth) are very close to finishing their process
 - Amy Riddle is off to India and will pick up again on return
- No progress atm: Jay Fluhrer, Janet Hope, Laura Manerowski

MC Meeting Minutes (available online) mention the question of rentals for prospective members. Should we think about accepting more official ways of renting empty places?
- house sitting has already been happening when members were absent for a while (eg Stuart/Cindee & Jim, Shantell-Lea & Adam at Anne's) with more unofficial agreements that benefited everyone

- in Bundagen's experience long term rentals for people who are not prospective members result in less people doing work and participating in community activities.
- who would be responsible for renters and ensuring that they follow the Code of Conduct, Rules and bylaws?

Action: everyone is encouraged to think about pro & cons and support the Membership Committee. Please prepare for a bigger discussion at Feb GM

The Membership Committee would welcome another member in the team as more requests are coming through.

Joining Fee for Mohini

MC raised the question if the Joining Fee (\$10,000) could be waived for Mohini if she buys a new share. Pros & cons were discussed.

General Business:

Proposal to approve Mim's ISMP for a rabbit under provision that a proof of this rabbit's desexing is presented in the next month

Proposed: Mim Fluhrer Seconded: Kevin Harper

For: 11 Against 5 Abstain 5

Approved.

Proposal: To construct a shower at CK

Proposed: Wayne Skinner Seconded: Kevin Harper

Several prospective members have suggested that it would be good to build a shower near the CK for camping guests at G. Kevin has sketched a (very pretty) plan. The suggested shower will sit on old toilet slab, fits in with existing buildings, is easily accessed and will create no costs to the community, other than donations from members. Some material has been gathered, construction will progress depending upon material availability and if necessary in stages. (no work claims allowed, just volunteer work)
Approved unanimously

Discussion: New solar system for Camp Kitchen - (Keith Leech)

Rationale: The solar installed at the camp kitchen is old and in Keef's opinion inadequate. For a budget of less than \$5K a system that would provide ample power to run electric kettle and everyday appliances and to run night-time events without the need for running a generator. Also to provide reliable power for toilet and shower. Plan & details were published with agenda.

Discussion:

- Ideas and upgrades are always welcome
- Could a smaller solution with lithium batteries and adding a few more panels do the job?
- Costs might then not be more than maybe \$500

To be discussed further in the future.

GM Agendas

How long before a GM would members like to see the Agenda online, 1 or 2 weeks before a GM?

Straw vote: Majority of members think 1 week is enough, Agenda can then be posted together with Treasurer's Report and Work Claims as in the past. Wayne will ask the community 2 weeks before the GM for Agenda items with a cut-off date on Wednesday.

Active Membership: (Julica)

How do we want to define this in the future? Should 'active' member just - as it is now - be defined as paying your levies on time? Or should we include other ingredients, for example - attend at least one meeting per year - participate in one/two working bees per year, etc.

Discussion: In some Communities work and active contributing are compulsory, it would bring people together, members need to understand they are responsible for the place, it could spread work load in a fairer way.

Active membership must relate directly to the Primary objective of the Cooperative and prior to presenting for GM approval must be approved by the DoFT.

Discussion to be continued.

Working Bees

No Working Bee in January (holidays), next Monthly working bee on February 1st, 2025

Septic/Compost Treatment

Craig found a new product - 'For Earth Bio Plus' he is trialing to reduce odours in compost, toilet and grey water beds. Available in PMQ, he thinks it works well so far.

Savannah Fishel, a British research fellow working on Communities and Coops is visiting Goolawah. On Tuesday 17th a Q&A/Afternoon Tea is planned for 4.30pm at Camp Kitchen

Next General Meeting: 8 Feb 2025 at Camp Kitchen.

Meeting Closed: 12.08pm