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MEMBERS OF COMMUNITY ASSOCIATION DP NO: 270336

ADDRESS: BRIDGEWATER, NEWINGTON PRECINCT 1 SOUTH

Community Land Management Act 1989

NOTICE OF AN EXECUTIVE COMMITTEE MEETING

The Executive Committee of Community Association DP No 270336 will hold a meeting on Tuesday 29 October 2013 in the Main Hall at the Newington Community Centre located on the corner of the Avenue of Europe and the Avenue of Asia at Newington Village. The meeting will commence at 6.30pm.

AGENDA

Attendance, Proxies, Voting Rights and Apologies

1. Minutes
That the minutes of the last Executive Committee meeting held 24 September 2013 be confirmed as a true record and account of the proceedings at that meeting.
2. CMS Project
That the Executive Committee review the legal advice in relation to the CMS Changes and resolve to place the amendments either on the annual general meeting agenda, or to call an extraordinary general meeting.
3. Treasurer's Report
 - 3.1 That the Treasurer's report be tabled and discussed.
 - 3.2 That the financial statements as presented by the Managing Agent dated 30 September 2013 be adopted.
 - 3.3 That an update on outstanding levy arrears be provided.
 - 3.4 That the sinking fund forecast be tabled and considered.
4. Sub-Committee Reports
That the following Sub-Committee reports be tabled and discussed;
 - 4.1 CMS Approvals

New Motions

- 4.1.1 That pursuant to By-laws 3 and 4 of the Community Management Statement that consent be granted to the owner of Lot 28 (18 Wing Parade) for the installation security screen doors to the front and back entrance doors at the Lot as per their application dated 24 October 2013.

- 4.1.2 That pursuant to By-laws 3 and 4 of the Community Management Statement that consent be granted to the owner of Lot 28 (18 Wing Parade) for the undertaking of landscaping works to the front courtyard and front yard at the Lot as per their application dated 24 October 2013.
- 4.1.3 That pursuant to By-law 27 of the Community Management Statement that consent be granted to the occupant of Lot 42 (2 Wing Parade) for keeping of one (1) x additional dog at the Lot as per their application dated 30 September 2013.
- 4.1.4 That pursuant to By-law 27 of the Community Management Statement that consent be granted to the occupant of Lot 98 (6 Theile Avenue) for keeping of one (1) x additional dog at the Lot as per their application dated 11 October 2013.
- 4.1.5 That pursuant to By-laws 3 and 4 of the Community Management Statement that consent be granted to the owner of Lot 243 (12 Joyner Avenue) for the keeping of one (1) x air conditioning unit installed along the left hand side of the Lot as per their application dated 17 October 2013.
- 4.1.6 That pursuant to By-laws 3 and 4 of the Community Management Statement that consent be granted to the occupant of Lot 389 (21 Lane Avenue) for the installation of one (1) x foxtel satellite dish at the rear of the house, on the lower section of the roof at the Lot as per their application dated 9 October 2013.

Other Matters

- 4.1.7 That pursuant to by-law 27 of the Community Management Statement and further to the committee meeting held 26 March 2013, the Executive Committee resolve to rescind the decision to grant consent to the owner of Lot 260 (34 Roycroft Avenue) for the keeping of two (2) x dogs at the Lot.
- 4.2 CMS Compliance
 - 4.2.1 That an update on CMS Compliance matters be provided.
 - 4.2.2 That the committee discuss a possible new by law for barking dogs.
- 4.3 Combined Newington Working Group (CNWG)
That an update on the Combined Newington Working Group matters be provided.
- 4.4 Traffic Management
That an update on the Traffic Management be provided.
- 4.5 Waste Management
That an update on Waste Management be provided.
- 4.6 Newington Neighbourhood Association (NNA)
That an update on the Newington Neighbourhood Association be provided.
- 4.7 Landscaping
 - 4.7.1 That an update on the landscaping be provided.
- 4.8 Security
That an update on the security be provided.
- 4.9 MATV
That an update on the MATV be provided, and further that the Executive Committee resolve to enter into the agreement for maintenance with Pacific Satellite Networks Pty Ltd dated 11 September 2013.

5. Solar Lighting
That an update be provided regarding the installation of a solar panel light pole in the park area at the end of Charlton Avenue.
6. Correspondence
That the correspondence be received and tabled.
 - 6.1 That the Executive Committee table the correspondence received from an owner in relation to barking dogs at 2 Wing Pde, Newington.
 - 6.2 That the Executive Committee table the correspondence received from an owner in relation to barking dogs at 34 Roycroft Avenue, Newington.
 - 6.3 That the Executive Committee table the correspondence received from the owner of Lot 260 regarding the dogs within 34 Roycroft Avenue, Newington and provide the Managing Agent with instructions on how to respond.
7. Next Meeting
That the date and time for the next Executive Committee Meeting be confirmed for Monday 25 November 2013 immediately following the annual general meeting.

Date of this Notice: Thursday 24 October 2013

The name of your Dynamic Property Services manager is Lani Zaubzer.
Please contact your Manager if you have any questions about this Notice.
An owner or the nominee of a corporate owner or owner of a Lot in a subsidiary scheme can attend Executive Committee meetings but cannot address the meeting unless the Executive Committee agrees.