



MINUTES OF EXECUTIVE COMMITTEE MEETING
for Sanctuary Cove Primary Thoroughfare Body Corporate GTP 201

Location of meeting: Meeting Room 1, Sanctuary Cove Body Corporate Services, Shop 1A,
Building 1, Masthead Way, Sanctuary Cove, QLD, 4212
Date and time of meeting: Thursday 28 November 2024 at 12:00 PM
Meeting time: **12:39pm – 1:19pm**
Chairperson: Mr Stephen Anderson

ATTENDANCE

The following members were Present in Person at the meeting:

Lot 6,10,24,31,32,34,38,40	Mr S Anderson
Lot 10,58	Mr Barry Teeling (Departed @ 1pm)
Lot 1,16,20,51,52,52,53,54	Mr Paul Sanders
Lot 278	Mr Stuart Shakespeare

The following members present by Voting Paper and In Person:

Lot 53	Mr Paul Sanders	(pre-voted)
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The following members present by Voting Paper:

The following members were present by Proxy:

The following members were present by Proxy however unable to vote:

Present by Invitation:

Apologies:

A Quorum was present
Nil Conflict of Interest
The Meeting was recorded.

Motions

1 Approval of Previous PTBC EC Minutes held on 15th October 2024 (Agenda Item 6.1)

Statutory Motion Submitted by Chairperson

Motion **CARRIED.**

RESOLVED that the Minutes of the PTBC Executive Committee Meeting held on 15th October 2024 be accepted as a true and correct record of the proceedings of the meeting.

Yes	4
No	0
Abstain	0

Members Name	Yes	No	Abstain
Stephen Anderson	X		
Paul Sanders	X		
Barry Teeling	X		
Stuart Shakespeare	X		

2 Approval of CSC Minutes held on 11th October 2024 (Agenda Item 6.2)

Submitted by Chairperson

Motion **CARRIED.**

RESOLVED that the PTBC EC notes and accepts the CSC Minutes dated 11th October 2024 as tabled.

Yes	4
No	0
Abstain	0

Members Name	Yes	No	Abstain
Stephen Anderson	X		
Paul Sanders	X		
Barry Teeling	X		
Stuart Shakespeare	X		

3 Approval of FSC Minutes held on 18th October 2024 (Agenda Item 6.3)

Submitted by Chairperson

Motion CARRIED.

RESOLVED that the PTBC EC notes and accepts the FSC Minutes dated 18th October 2024 as tabled.

Yes	4
No	0
Abstain	0

NOTE: The Chairperson (SA) reported that the financial year ended better than anticipated. He requested Mika (Finance Manager) and Shanyn (Facilities Manager) to discuss budget and sinking fund recommendations at the February 2025 PTBC Meeting. Mika to provide an updated forecast at the meeting.

Members Name	Yes	No	Abstain
Stephen Anderson	X		
Paul Sanders	X		
Barry Teeling	X		
Stuart Shakespeare	X		

4 Matters In Progress Nov 2024 (Agenda Item 6.4)

Submitted by Chairperson

Motion CARRIED.

RESOLVED that the PTBC EC notes the Matters in Progress Report November 2024 as tabled and provides an instruction to the Body Corporate Manager to remove items (as detailed at the meeting)

Yes	3
No	0
Abstain	0

NOTE:

95 Village Gates – Barry advised they have not reopened; the old gates are operational. They still require access behind Harbour One.

97 Fig Tree – Still on hold

101 A Class Water – Still in legal dispute with HydroVision.

102 Safety Concerns Boulevard – The Chair requested an update from Shanyn as this requires immediate action due to safety concerns.

104 Site Wide Review – Needs further discussion at next meeting in February 2025. Jodie (MBC) to distribute all work, minutes and reports to PTBC Members.

Members Name	Yes	No	Abstain
Stephen Anderson	X		
Paul Sanders	X		
Barry Teeling			
Stuart Shakespeare	X		

5 Operations Report October 2024 (Agenda Item 6.5)

Submitted by Chairperson

Motion CARRIED.

RESOLVED that the PTBC EC notes Operations Report October 2024 as tabled.

Yes	3
No	0
Abstain	0

Members Name	Yes	No	Abstain
Stephen Anderson	X		
Paul Sanders	X		
Barry Teeling			
Stuart Shakespeare	X		

6 Date of the PTBC Annual General Meeting (Agenda Item 6.6)

Submitted by Chairperson

Motion CARRIED.

RESOLVED that the date of the PTBC Annual General Meeting will be Thursday 9th December 2024 at 9:00am.

Yes	3
No	0
Abstain	0

NOTE: Amendment of Thursday to Monday.

Members Name	Yes	No	Abstain
Stephen Anderson	X		
Paul Sanders	X		
Barry Teeling			
Stuart Shakespeare	X		

7 Correspondence for Information (Agenda Item 7)

Submitted by Chairperson

Motion CARRIED.

RESOLVED that the PTBC EC notes and accepts the Correspondence for Information, October 2024 as tabled.

Yes	3
No	0
Abstain	0

Members Name	Yes	No	Abstain
Stephen Anderson	X		
Paul Sanders	X		
Barry Teeling			
Stuart Shakespeare	X		

General Business:

PTBC Meeting times:

- Amend to after PBC meeting at 12:30pm

Golf Club Agreement:

- Paul (PS) enquired to where the Golf Club Agreement is at.
- Stuart (SS) advised Grace has been engaged to provide legal advice on the agreement due to liability. Stuart advised with the PBC & PTBC agreement they have reduced to one (1) year to prevent having to go to RBC's prior to approve 3-year contract. Paul advised he was happy to reduce the Golf Club Agreement to one (1) year also with a deed agreement attached.

There being no further business the chairperson declared the meeting closed.

MEETING CLOSED at 1:19 PM

Chairperson: X.....