

TARRAGAL GLEN RESIDENTS' ASSOCIATION

COMMITTEE

INC. 1600825 ABN:30 883 098 761

MINUTES 12 May 2026

<p><u>Present:</u> Bob Howe- Chairperson, Rob Blackadder – Vice Chairperson, Helen Davis – Treasurer, Nerida Ware Minutes Secretary, Margaret Ducote, and Dianne Janes - General Members</p> <p><u>Apologies: Nil</u></p> <p>Meeting opened at 10.25 am</p> <p><u>Minutes of last meeting</u> held on 14 April 2026 were accepted by the committee.</p> <p><u>Treasurer's Report</u></p> <p>Approval was given from RA for the purchase of the 2 TVs for the Country Club to be taken out of our Friendship Rewards funds.</p> <p>Treasurer's report was accepted by the committee.</p>	<p>ACTION</p>
<p><u>Correspondence</u></p> <ol style="list-style-type: none"> 1. Emails dated 16 Apr 2026 from Jim Skenes to Jodie re heating of their nearby gazebo. Request to use nearby gas line for heating was denied by Jodie. The issue seems to stem from not enough electricity to heat all of the gazebo. A quote has been provided but further investigation will be done as to the rules for installing gas heaters as well as the health and safety issues. 2. Emails dated 17 Apr 2026 to our Website guy re future use to meet PO and Fair Trading requirements - in process 3. Email and letter from Peter Thomson/Rosie McLeod re Anzac Day 25 Apr 2026 re ceremony and Cost. - Agreed. 4. Email to all residents re Fair Trading additional requirements and use of our exclusive Website Delivered 21/22 April 2026. Training for residents on how to use website will be forthcoming 5. Email dated 22 Apr 2026 from Sue Kemp re Crestani Function on 21 May 2026 for sale of tickets - Noted 6. Dated 25 April 2026 re Anzac Day Welcome Speech by Chair TGRC. - Noted. 7. Proposal re Coffee Machine dated 23 April 2026 from Sam Benson Crema Coffee Garage reviewed by Secretary for TGRC – getting more quotes. Approval will be sought at upcoming Quarterly Meeting for this 8. Minutes from Bar Committee dated 21 Apr 2026 received from Secretary and specific reference to TGRC made in 9.1 and 9.2 on page 4. Required a letter to Bar Committee to clarify matters – Secretary replied in the positive. 	<p>VM</p> <p>Secretary</p> <p>Secretary</p> <p>Secretary</p>
<ol style="list-style-type: none"> 9. Email from Peter & Judy Klatt (V527) re heating of their gazebo. Supported by committee but asked them to get a quote from electrician Mick Neil but cost for additional electricity too much. Committee suggested using gas?? This will be looked at along with item 1 in correspondence 	<p>VM</p>

<p>10. Email dated 26 Apr 2026 from Paula Benbow (V58) who wrote the minutes for the General Meeting of 3 Feb 2026 suggesting possible legal action if changes are made to these minutes. Reply was attached email. Refer to statement suggested in Item 15 to add to signing of Minutes from 3 Feb 2026:</p>	<p>Secretary</p>
<p><i>The Chair of TGRC is prepared to sign the minutes of the Quarterly Meeting held on 3 Feb 2026, as they are an accurate record of what was said on that day.</i></p>	<p>Secretary</p>
<p><i>However, since that meeting, we learned that the VM's intention was that she would only meet with MW in the presence of a third party.</i> The TGRC Minutes of 10 Feb 2026 have been adjusted to recognise the above.</p>	
<p>11. Email dated 26 Apr 2026 from Trevor Hall re that an incorrect Notice given of Quarterly General Meeting. - Reply from Secretary</p>	<p>Treasurer</p>
<p>12. 2nd email dated 26 Apr 2026 also from Trevor Hall re Document retention system and GST. Reply from Secretary that we are trialling the website.</p>	
<p>13. In the 2nd email dated 26 April 2026 (#12) also from Trevor Hall Committee is aware of the GST implications but the Bar sub-committee minutes were misleading and that our gross earnings are nowhere close to \$150,000. We were attempting to pass the AED's onto Retire Australia but they were only prepared to take on the maintenance. The AED assets remain with the TGRC.</p>	<p>Secretary</p>
<p>14. Email dated 29 Jan 2026 from Village Manager to Margaret Williams with the intent of only meeting Margaret with another person present in the future incorrectly stated as a letter not an email by Secretary.</p>	<p>Secretary</p>
<p>15. Email dated 27 Apr 2026 from Jodie to Paula Benbow re statement by Jodie in email to MW dated 29 Jan 2026. This email was misinterpreted by MW as not prepared to meet with her. This was enlarged on by Jodie to MD & BH to clarify it as not meeting with MW without another person present. Noted but led to change in TGRC Minutes of 10 Feb 2026 .</p>	<p>QGM</p>
<p>16. Dated 28 Apr 2026 email from Rosie McLeod and Peter Thomson re TGRC participation in Anzac Day Service. - Reply from Secretary acknowledging the email and thanking them for their work.</p>	<p>RB</p>
<p>17. Email dated 28 Apr 2026 from John Anderson re Auditor. Replied suggesting we will consider it. - Committee support the current auditor but we will need to take a vote at the Quarterly General Meeting on 19 May 2026</p>	<p>QGM</p>
<p>18. Phone call 1 May 2026 from Sheila McClure (V89) that she has got permission to start a Vege and Flower Garden.</p>	<p>COMPLETE</p>
<p>19. Email from Paula Benbow dated 8 May 2026 (1:19pm and another email from her on 10 May 2026 to VM and Secretary asking that at the General Meeting on 19 May 2026 re the Auditor for TG what the key components of the financial audit are. To be discussed at the 19 May meeting.</p>	
<p>20. Email from Gordon Crawford dated 11 May 2026 confirming a discussion with VM re chairs in Snooker room. Suggesting some need to be replaced. After a walk through with a committee member, it was established that the chairs have in fact been replaced</p>	<p>VM</p>
<p><u>Village Manager Attendance at 11:30</u></p>	
<ul style="list-style-type: none"> • Gates for Tarragal Glen Ave are still on track for 2 June 2026. Once these are in place the remainder of the fencing in that area can be complete. • Almond Bridge Pedestrian walkway on bridge has been completed with the signage still to be completed. Pedestrians still have the right of way as the signage will indicate as per Safety guidelines 	

<ul style="list-style-type: none"> • Maintenance guys commenced full employment with RA today. They will have their own van and uniforms. • The dedicated email address for all maintenance work is working well • Budget Meeting is as advertised 20 May 2026 at 2.00 pm • Friendship Reward money for our account to be followed up • A new BBQ is planned and presently reviewing what is required • Still waiting on a response from Council re park • We (TGRC) will Need our own asset register 	RB	
<p><u>General Business</u></p>		
<p>Item 1. Park Report from Rob Blackadder including replacement/refurbishment of park benches.</p> <ul style="list-style-type: none"> • Council/ RA No further progress at this stage. • The light near the rose garden has been replaced. • A bin has been added to the gazebo near rose garden which is emptied regularly by RB. 	RB	
<p>Item 2. New Residents Report - It was decided to not include Resident Numbers in our monthly Minutes as it has proved to be a lot of work with no guarantees as to the accuracy from one month to another.</p>	Treasurer	
<p>Item 3. Constitution suggests a review yearly. - The committee decided to defer this project until a later date.</p>	VM	
<p>Item 4. AED Ownership and Maintenance costs Memo from RA advising that defibrillators will in fact remain an asset of the TGRA and that ongoing maintenance costs will be borne by village residents through village funds. However, we will not be liable to pay any GST as we will not exceed the threshold of \$150,000.</p>	Treasurer	
<p>Item 5. Replacement BBQ Referred to in VM talk</p>	VM	
<p>Item 6. Reviewing possible purchase of Blu-Ray to enhance films. Committee agreed to go ahead with the quoted \$299.</p>	Secretary	
<p>Item 7. Financial Authority Document Treasurer in process of reviewing</p>	VM	
<p>Item 8. Selection of TG Auditor will be voted on at upcoming Quarterly General Meeting 19 May 2026</p>	VM	
<p>Item 9. Quarterly General Meeting that was postponed is now going ahead as discussed earlier. Agenda has been forwarded to all residents</p>	RB	
<p>Item 10. Re Lowering of the Flag The customary procedure at TG when someone dies. It has been brought into question the length of time that the flag stays lowered. VM has agreed to organize a survey to all residents asking them their opinion on this matter.</p>	VM	
<p>Item 11. Calendar to advertise TGRC meetings. RB has agreed to organize.</p>	RB	
<p>Meeting closed at 12.40 pm</p>		
<p><u>Date</u></p>	<p><u>Signed</u></p>	<p><u>Chair</u></p>