

# Wainui Residents Association

## AGM January 2nd, 2018

Held at Wainui Community Centre at 6pm.

President Natalie Edwards welcomed about 100 attendees. Pam Richardson who is our local Community Board representative was also in attendance.

Natalie introduced herself as the chair but welcomed any new nominations.

Introduced the secretary Carol Sloss and the treasurer Kathy Guidi.

### Apologies

Bill and Rosemary Patterson

Warwick Joy

Ray Denham

Dave Grant

Graeme Knowles

Erika White

Moved Linda Hennessey and seconded Roger France.

### Previous minutes

Accepted as true and correct: Neil Smith and Seconded by Tineka Johnstone. Agreed by participants of AGM and passed.

### President's report

As emailed to everyone

### Treasurer's report

As reported by Kathy Guidi. It was her 6th report and she reminded us she was keen to hand over this job to someone else. She summarised where we received our money from such as subs/tennis courts/hall rental/boat parking fees. Generally, it has been \$4000 per year but due to the fact we increased the subs and the hall was being utilized more we are able to bring in about \$6500 per year. Typically, most of this money was used for hall insurance (\$4500) so we had about \$2000 left over. Over the last 3 years we have done a bit of work on the hall and we have spent about \$25,000 - most of this on the roof/head pump/kitchen/painting the hall and purchasing the defibrillator. We have been lucky to receive 2 x \$10,000 grants to assist in the paying of these bills.

We have about 140 families in our database. 90% are on email but if you have a clear net email address please let Kathy know as now these addresses do not work.

80% have paid their subs and Kathy will remind the rest who are outstanding. Thanks to Tineka Johnstone for auditing of the accounts and helping with the website.

If there is any historical information about Wainui that you can pass onto Kathy and Tineka it would be greatly received.

Kathy reminded the assembled group that she would like to step down from the treasurer's role and hopes someone will take over the responsibility.

The financials were accepted by Lewis Griffiths and Seconded by Carol Sloss. All agreed by persons attending.

A question was asked about the boat ramp fees. It has nothing to do with the WRA but the Christchurch City Council. You can get a yearly pass for about \$54 from the Christchurch City Council offices. Natalie suggested that hopefully in the future, if you designate Wainui as the boat ramp you use the most, that some of this money could come back to improving our boat ramp.

#### **Committee member elections.**

Natalie was re-elected as Chair, Carol Sloss as Secretary. Phillipa Linton was nominated as Treasurer and seconded by Natalie Edwards. The existing committee remains: Neil Smith, Dave Evans, Carl Sloss, Kathy Guidi, Dave Denham with co-opted committee members: Warren Walker, Neville Dowie, Martin Heal.

All agreed by persons attending.

#### **General business**

Issue regarding assets of the Residents Association and the constitution. Last AGM it was discussed how the WRA assets could be disposed of if that situation was ever to arise. We decided to add an amendment to the constitution.

Lindsay Lloyd was asked to draft something up which was put in the newsletter which was circulated to the community. Natalie reminded the person's attending that if there were to be purchasing or depositing of real estate property it required 60% agreement of the members of the Wainui Residents Association. You could either vote in person or by proxy in a special meeting or the AGM.

The proposed amendment reads:

#### **11A. Acquisition or Disposal of Real Property**

- a) A special resolution for the specific purpose of the Association purchasing or disposing of real property shall be required and it may be passed at a general or special meeting in accordance with Rules 4(g) and 10 of this constitution, subject to the following provision which prevails over any other rules:

- i) Voting

For a special resolution to pass for the purpose contemplated by rule 11A (a) noted above, 60% of all Ordinary Members (whether voting in person at the meeting or by proxy) must vote in favour of the resolution.

Question by Ros Service:

How many votes does her membership give her as she and her husband have one membership? What about a family: how many votes does that give them? Natalie referred the question to Lindsay Lloyd who responded saying one person per subscription. Ros asked how many people were paid up currently and Kathy Guidi responded by saying that about 80% of the 140 residents were paid up. Ros was informed that it required 60% of paid up members to say yes to any real estate issue.

Question by Warren Walker:

About 15 years ago the AGM voted to sell the buildings to the council so is that null and void now? Ros said we were going to gift the building to the council which at the time was the Banks Peninsula Council not the Christchurch City Council. The plan was to gift it to the council and we would pay a peppercorn rent but apparently the council said no, we could not do this. We have discussed this in the past according to Natalie and it was found that the council did not want to take over the building and she is happy with the current model. Natalie has gone through the paperwork and there is a lot of grey areas. This change to the constitution ensures we protect our assets and that it is not a committee decision but a membership decision.

Pam Richardson Deputy Chair Banks Peninsula Community Board commended the decision to amend the constitution. The community then has ownership. Pam was a member of the Canterbury Community Trust that awarded \$30,000 towards the purchase of the hall so is pleased to see that that money has been wisely spent and that the hall is being looked after.

Thanks to Lindsay Lloyd for all his input and help.

A vote was held and all attending said yes, nil against.

Other topics raised by Pam Richardson

**(1) Slipway**

Time to think of the long-term plan. The next submission is in March. The slipway and the seawalls are important to the whole area.

(2) **Wainui waste water issue.** It is the cost, so it gets continuously bumped off the to-do list. The cost of \$11m dollars for such a small community is the reason it keeps getting pushed back. There has been some low-level thought of how to sort out this sewage issue compared to what they were looking at in the past. No further decision, in and out of the plan, the community board is still supporting it. In the 2018/19 plan but Pam is not 100% sure. If the community wants it then the community needs to put in some submissions to support the long-term plan. Look out in March for the opportunity to do this. Kathy will no doubt put something in the newsletter when the time comes.

Natalie said we did make a submission to the long-term district plan with regards to the infrastructure and sewerage scheme but fell on deaf ears. We need to keep on pushing. Clarity on time frames would be most helpful.

**Questions**

(a) Tineka and Kathy were wondering how the community felt about a Wainui Facebook page? Would people be keen? About 1/5<sup>th</sup> of the assembled people said yes, they would use it. Kathy suggested it would allow everyone to connect with one another and if you needed an electrician or plumber this forum might help you find one locally. Kathy asked if anyone knew of a specific app that could do this job if the Facebook page wasn't what people wanted? Warren wondered about the Akaroa Facebook page. He uses this. A member of the audience lives in Prestons and they have a Facebook page which she accesses regularly, says it is successful and finds it most helpful. Natalie suggested to Kathy just to set it up and see what happens.

(b) Mrs Norris about water at the cemetery (there is no tap): Natalie will investigate.

(c) There is a sycamore on the waterfront with runners all through the Reserve across the road. Natalie will talk to the Christchurch City Council arborist.

(d) Question about Stairs at the jetty. Natalie said there is about to be some maintenance coming up shortly. Rick (Akaroa Salmon) said the repairs were meant to happen in August but now apparently it is January 2018.

(e) There is a problem with the tennis net at the top tennis court, it keeps dipping down. Neil will investigate. It is a council owned facility so getting assistance there at times is not easy. Pam Richardson said that these things might not be on the asset list so they might not know they are there but Natalie said we did have contractors coming to mow the lawn, so they must know it is there. But we did get a picnic table without asking!

Finally, thanks to the chef (Steve) out cooking the BBQ, Carl for the prizes, Kathy and Bruce for the wood and Martin for the gates which are both going to be auctioned.

Lindsay Lloyd gave thanks to the committee and reminded us that we were the first place in the world to give woman the vote and the 3 people in the top jobs currently in New Zealand were women: Governor General, Prime Minister and Chief Justice and of course our own Chairwoman Natalie.

Meeting closed at 1850hrs. Followed by Defibrillator training (Carol Sloss) and a BBQ.