

**Minutes of Meeting of the HOC GemLife Pacific Paradise**  
**Held in the Tennis Room**  
**On the 13<sup>th</sup> of August 2024**

Chairperson Shane Storer welcomed Committee Members, thanked everyone for their attendance and opened the meeting at 9.57am.

As this was the first Meeting of the 2024 HOC Committee, the chairperson outlined his vision.

*Welcome to our first HOC meeting for 2024. We have a lot of business to cover, so we will work through the items diligently, professionally and in an orderly manner.*

*Our committee motto is that we will base all our decisions on **informative information, facts and without prejudice, personal agendas and personality differences.***

*It is quite easy to get involved in emotion driven issues in a close knit community such as ours however if we stick to our motto, we will represent our residents to the best of our abilities.*

*We are a unique community in the fact that we all have an input into the way we live. We as the elected homeowner's representatives are their voice and decision making team. We will all do the best possible job we can to make the up and coming phases of our lives fun, enjoyable and to live in peace....we all deserve that.*

*Some decisions may not please all, and some things may not be as we wish. With our exciting new clubhouse being delivered in September we may have to, as the famous quote goes, **"Improvise Adapt and Overcome"**.*

*There needs to be a more structured, inward looking approach to how we all conduct business in our resort. I hope we can be a committee for initiatives and change to the betterment of our residents.*

**Present:** Shane Storer (Chairperson), Mary Earnshaw (Secretary), Tanneke Booth (Treasurer), John Harvey, Ian Nichol and Amanda McDowell

**Apologies:** Gary Savill

**Committee Reports accepted:** Disseminated prior to meeting. Moved: Ian Nichols.  
 Seconded Amanda McDowell

**Social Committee Report Discussion.**

Discussion	Action	Who	Status
Request for a cash float.	HOC has voted and denied request.	N/A	<b>Closed</b>

**Bar Managers Report Discussion.**

Discussion	Action	Who	Status
<b>Continued use of Villa Cards</b> Some residents have chosen to continue using their Villa Cards. Treasurer happy with this but ask residents to approach her with the handheld till to top up their cards, not the Bar staff.	Advise residents accordingly.	Secretary in Owners Update	<b>Closed</b>
<b>Cost Review</b>	HOC to continue monitoring Bar Profits.	HOC	<b>Ongoing</b>
<b>Purchase of Stubby Holders Follow up</b> Logo Approved	Bar Manager to be asked to go ahead with the purchase. Bar Manager to provide Treasurer an invoice for payment and a copy to Secretary to seek reimbursement from GemLife.	Bar Manager  Secretary	<b>Closed</b>

### Previous Meeting Minutes:

The Chairperson called for discussion on the Minutes of the previous meeting.

There being no amendments to the Minutes, the Chairperson asked for the Minutes to be adopted.

Accepted: Minutes of HOC Meeting 8 <sup>th</sup> July 2024.	Moved: John Harvey Seconded: Tanneke Booth
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### Treasurer Report.

Discussion	Action	Who	Status
Figures indicate a slight loss last month in part due to liquor licensing costs.	Monitor monthly figures.	Treasurer	<b>Ongoing</b>
Accepted: Treasurers Report		Moved: John Harvey Seconded: Amanda McDowell	

**Secretary's report.** There was no Secretary Report for this month.

### Agenda Items

Discussion	Action	Who	Status
<b>Motion from AGM re Karaoke Sound System</b> "That the original appointed operators of the Karaoke machine are reinstated and that the writing of an instruction manual on its operation be compiled". All in Favour CARRIED	Dee Beath be asked to compile updated instruction manual.  Secretary to advise Gary Savill and Dee Beath.	Secretary	<b>Closed</b>
<b>Changeover to New Committee</b> There will be some documentation that will need to be handed to the new Committee, such as change of banking details and Fair Trading.	Secretary to liaise with previous Secretary to set a time for hand over. Form 10a – OFT to be completed.	Secretary	<b>Closed</b>
<b>Liquor Licensing Update</b> Liquor Licence: Advise of new Committee.  Temporary liquor licence application has been submitted. Should be approved by the 6 <sup>th</sup> September.	Forms to be completed and signed and submitted to Liquor Licensing.  Follow up to ensure we have the licence in time for the Clubhouse opening.	John Harvey  John Harvey	<b>Closed</b>  <b>Closed</b>
<b>Home Insurance – Solar Panel queries</b> Point raised: As the solar panels are owned by GemLife, who is responsible if there is an incident such as fire that is attributed to solar panels? Do residents need to insure solar panels?	Seek clarification from GemLife at Park Managers Meeting.	Secretary	<b>Ongoing</b>

Discussion	Action	Who	Status
<b>Electricity Rebates</b> Some misunderstandings and concerns from residents seeking HOC advice and assistance.	Secretary to send out HOC advice to all residents outlining actions taken on behalf of residents.	Secretary	<b>Closed</b>
<b>Review all MOTIONS from 2023/24 AGM</b>	Review at next Meeting.	Committee	<b>Ongoing</b>
<b>Resort Orientations</b>	Secretary to send a thank you to Glen Hall for his work to date and ask that he consider continuing to conduct the inductions moving forward if he wishes to do so. Awaiting Glen's response for the next Meeting.	Secretary	<b>Ongoing</b>
<b>Food Handling Licence</b> Requirements for a food handling licence?	Liaise with Maroochy Quays as to how they were set up and the requirements. Report to next Meeting.	John Harvey	<b>Ongoing</b>
<b>Resort Buggy Roster</b> 8 residents have responded to request for drivers.	John Harvey to compile and manage the drivers roster.	John Harvey	<b>Closed</b>
<b>Training on Clubhouse Equipment</b> GemLife will have comprehensive instructions and residents will be given training by GemLife as required.	Follow up with GemLife as required when Clubhouse is open.	Secretary	<b>Ongoing</b>
<b>Removal of GemLife temporary building in Crystal Circuit</b> Once Clubhouse is open there will not be a need for the temporary building. Can GemLife advise residents of the move date, if possible, to minimise disruption to homeowners in the area.	To be discussed at Park Managers Meeting.	Secretary	<b>Ongoing</b>
<b>Sunday Monthly BBQ</b> Cancelled at this stage.	Revisit after the Clubhouse is operational.	Committee	<b>Ongoing</b>
<b>Workshop Set Up</b> Shane has asked for a meeting with GemLife to discuss the positioning of the Workshop and the set up. Secretary has sent letter to Jacinta seeking clarification as to GemLife's intention in regard to the workshop set up.	Follow up on written and verbal requests to GemLife and report to next meeting.	Chairperson & Secretary	<b>Ongoing</b>

Discussion	Action	Who	Status
<b>No Cash handling for events at the Resort</b> Motion put forward: That no cash run events be held within the Resort. The auditor is against any cash transactions for events. The Social Sub Committee be asked to submit any monies held to the Treasurer as soon as practicable. <b>ALL IN FAVOUR CARRIED</b>	Secretary to advise Social Committee coordinator accordingly.	Secretary	<b>Closed</b>
<b>Appointment of additional Social Committee members.</b> What is the process and is there a need for a breakdown of responsibilities with the Clubhouse opening?	Revisit next Meeting	Committee	<b>Ongoing</b>
<b>Need for kitchen volunteers</b>	Revisit next Meeting	Committee	<b>Ongoing</b>
<b>Bar T shirts</b> Motion put forward: That the HOC does not purchase any further T shirts for the Bar. <b>ALL IN FAVOUR. CARRIED</b>	Logo has been approved.  Secretary to advise Bar Manager	Secretary	<b>Closed</b>

#### GENERAL BUSINESS

Discussion	Action	Who	Status
<b>Agreed Committee Member Roles</b>	Liquor, Bar, Buggy & Food Handling – John Harvey Assistant Secretary – Amanda McDowell Assistant Treasurer – Ian Nicholson Electronics Administrator – Gary Savill.	N/A	<b>Closed</b>

Meeting closed at 11.00am.

Next meeting: Tuesday 10<sup>th</sup> September at 10am in the Tennis Room OR maybe the Clubhouse. To be advised.

Minutes approved: Date

Signed:  
*Shane Storer*  
 Chairperson