



TRURO AND DISTRICT COMMUNITY ASSOCIATION INC.

MINUTES

Meeting held at the Oval, TRURO Tuesday 11th June, at 7.30pm 2013

- 1. Welcome:** The Chairman R Dawkins welcomed members M. Anderson, K Falkenberg, I Bormann, N Voorendt, R Sherwood.
GUESTS: Russell Peate (MMC CEO), Caroline Thomas (MMC), Mike Meachan (CWMS), Mike Stephenson, Robert Sherwood
- 2. Apologies:** R Munchenberg, J Schrapel, C Fox, B Slow, J & P Holmes
Moved: M Anderson **Seconded:** N Voorendt The apologies received. **Carried.**
- 3. Minutes:** **Moved:** M Anderson **Seconded:** I Bormann The minutes of meeting of 14th May 2013 be accepted with two alterations as indicated (T Avery – works consultant in 7.1 & J Schrapel to write letter in 6.1.) **Carried.**
- 4. CWMS Presentation:** Members of the Committee who have been preparing plans for a CWMS for Truro have been invited to attend the meeting and make a Power point presentation.
 - M Stephenson presented brief overview of how the project came to be, problems, etc.
 - Report highlighted that approx. 80% of households within Truro had septic tank systems that were not working
 - Options are: 1. Install full sewer system 2. Install STEDS system
 - Various options for disposal of waste were – council depot lagoon then reuse on oval, ABC lagoon system then reuse on oval, take sewage to Stockwell.
 - Several properties may require private pump chambers as they are too low to gravitate
 - Map of gravity and pumping lines was displayed, as were options for disposal sites/storage lagoons.
 - Stockwell has sufficient capacity if this was the option – discussions to be held with Barossa Council etc.
 - Various costs of schemes were indicated – all approximate (over \$2M). Council Depot, then ABC, then Stockwell.
 - Landowners pay for plumber to connect to either sewer or STEDS scheme.
 - Due to fibre optic cable being located across the council depot, the depot site is not possible as a lagoon cannot be built over the fibre optic cable.
 - Because of this, the Stockwell option is the most cost efficient. Discussions with Barossa Council etc to continue within the next two weeks, providing the owners of the railway corridor agree for the land to be used for this purpose.
 - Providing all goes well with discussions, full report to then be prepared for the MMC. Exact costs per connection and public consultation to follow, in due course.
 - C Thomas from MMC to provide a report on tonight's discussions.

J. Schrapel arrived at 9.05pm.

R. Peate & I. Borman left meeting at 9.10pm.

5. Business Arising from Minutes:

5.1 – Notice Board – M. Anderson to follow up A Schilling re this matter.

5.2 – BMX track – email received from Geoff Parsons. More details need to be provided to MMC. C. Fox to provide to MMC this.

5.3 – Dr Sergi – Reg & Dr Sergi both doing presentation on this day. K. Falkenberg & R. Sherwood to prepare flyer to go out into each letter box ASAP. 2pm start at the Truro Oval Complex. R. Sherwood to organise afternoon tea for this day. RSVP for this day to go to Rosie.

5.4 – Auction – Planning and sub-committee to be discussed at next meeting. 19th October 2013 confirmed.

5.5 – Hall Toilets – See 8.5 below

5.6 – Solar Quotes – See 8.5 below

5.7 – Insurance – See 8.2.2 below

5.8 – Lavender Trail Sign – erected in Pioneer Park.

5.9 – News Letter – J. Schrapel finalising for distribution via letterbox drop ASAP. K. Falkenberg & R. Sherwood to do Nick's "Let's make a difference" letter into a flyer and distribute to all letterboxes ASAP, plus include in the next newsletter.

6. Correspondence:

6.1 Correspondence: - In

6.1.1- MMC CEO - Consideration of Possible Development of Council Land - Truro

6.1.2 – Lavender Federation Trail Newsletter ‘Footsteps’.

6.1.3 – Quotations for Solar Power installation at the Hall and Oval.

6.1.4 – KESAB, May 2013 edition

6.1.5 – MMC – Draft 2013/14 budget and annual business plan

6.2 Correspondence: - Out

6.2.1 – nil

7. Business Arising from Correspondence

7.1 - Consideration of Possible Development of Council Land – Truro.

Moved: R Sherwood, **Seconded,** R Dawkins. TDCALnc. propose that one block should be maintained for the standpipe water plus off street car parking for adjoining businesses and the other block be offered for sale, with the funds generated to be used for current projects within the Truro Township. **CARRIED.** J Schrapel to write to council re this motion.

7.2 – Solar proposal information forwarded onto Russell Peate, MMC.

Moved: M Anderson **Seconded:** J Schrapel That the Correspondence be received. **Carried.**

8. Reports:

8.1 Council Report: - Cr. I Bormann. Standard code of practice being adopted for all LGA members from 1 September 2013.

Draft Budget – no funding is for Streetscape in current budget but will go ahead if grant funding received.

8.2 Treasurer: -

8.2.1 - Financial statements.

ACCOUNT BALANCES: (as at 11 June 2013)

| | | |
|--------------------------------|--------------------|--|
| Society Cheque | \$1,258.95 | 0.20% interest - at call |
| Power Saver | \$2,439.68 | 0.65% interest - at call |
| Term Deposit #055 4037 126 660 | \$10,449.18 | MATURED - FOR RENEWAL |
| Term Deposit #055 4037 295 960 | \$9,000.00 | 4.20% matures 14 June 2013 FOR RENEWAL |
| Term Deposit #055 4036 917 960 | <u>\$20,000.00</u> | 4.15% matures 5 Sept 2013 |
| | \$43,147.81 | |

Moved: K Falkenberg **Seconded:** N Voorendt That the Financial Statements be received. **Carried.**

8.2.2. – Accounts for Payment.

BV Lawn mowing \$310.75 (May 2013 mowing)

MMC (3rd loan instalment) \$1800.00

K. Falkenberg proposed that we accept the quote from Ruralco Insurance through CRT for Hall and Oval contents belonging to the Association.

Ruralco Insurance \$584.28

Moved: K Falkenberg **Seconded:** M Anderson That the accounts be paid. **Carried.**

8.2.3 – Term Deposit Reinvestment

Moved: M Anderson **Seconded:** R Sherwood We reinvest \$14,500.00 for 3-4 month at 4% to mature 5 September 2013. All other funds (interest etc) to be transferred into Power Saver account. **Carried.**

8.2.4 – 13/14 Maintenance Budget

Maintenance Budget discussed - inclusions made for cleaning/windows. K Falkenberg to send information to MMC as per the lease agreement.

Moved: K Falkenberg **Seconded:** M Anderson That the Maintenance Budget for 2013/2014 be adopted and the request be made to the Mid Murray Council for the annual maintenance grant, as per the conditions of the Lease Agreement. **Carried.**

8.3 Chairman:

8.3.1 Pioneer Park Further work has been done at Pioneer Park with the installation of a further concrete pad adjacent to the path and the car parking area for the installation of another park bench to complement the two already installed under the gazebo.

Trenching work has been done to enable the installation of a water supply and electricity to be installed. Other minor earthworks and the removal of the shrubbery on the Winery fence has taken place. A row of Pittosporum is envisaged to provide some screening between the winery and the park

8.3.2 Board Membership Refer 5.9 above. The call to arms letter to be distributed to all Truro & District residents via letterbox drop and information be put in the next newsletter.

8.4 Secretary:-

Annual General Meeting:- As indicated at the 2012 AGM two members viz:- R Dawkins and R Munchenberg will be retiring from the Board. The AGM is normally held in August and nominations of Board Members according to the rules of the Association require the three longest serving members to be re-nominated. If they wish to stand then the nomination is automatic. Further nominations need to be sought from the Community to fill these vacancies – hope to receive some new interest from letterbox drop.

8.5 Oval & Hall Sub-committee: M Anderson reported that the MMC has put bird netting etc on the Hall toilets. Appears to be working well.

8.6 Solar Power Generation System proposal.

Proposal for a Solar Power Generation System for the Town Hall and Oval Complex

Following enquiries made to three of suppliers of Solar Systems we have received two quotations for the proposal to install a 3Kw system and from each supplier and a 2.5 Kw system on each premises from one supplier.

Whilst it is important to try and compare 'apples for apples' it was highlighted that we would be better off with two systems than only one at the hall partly due to the usage at the hall which has a Time of Use meter installed.

The quotation from Venergy gives two options each 3Kw but with different inverters. The second one being the Rolls Royce of German inverters which are thoroughly reliable as opposed to other cheaper imported inverters with unknown reliability.

Setup 2 will see an overall cost of \$5,000 for the installation at the Hall and \$4,400 at the Oval giving a total of \$9,400. An updated figure now is \$200 less at the Hall of \$4800 with a total of \$9,200. This does not include the cost of changing to an import export meter at an approximate cost of \$470 for a single phase meter and somewhat more for a three phase meter.

The quotation from Livewire Solar and Electrical and M M Electrical Merchandising includes an option for a 2.5 Kw system as well as a 3 Kw system. Whilst it is acknowledged that a 2.5 system might cover our current requirements there is no latitude to cover the increases in the cost of power in the future. The total cost of the 3Kw system from this supplier is \$9,778, \$578 more than VENERGY. As described above it is difficult to compare 'apples with apples' and on further investigation the method of attachment at the Oval has been quoted differently with Venergy quoting to place the panels on the top of the western facing roof of the new building as opposed to installation of tilted panels on the BBQ area which would look far less appealing and cost more and have to have Council approval for installation which will be required for the Hall in any case.

It is therefore recommended that subject to an agreement with Council that the VENERGY 3 Kw systems be installed at both the Oval and the Hall for a total cost of \$9,200 plus the cost of replacement import/export meters by SA Power Networks (Approximately \$1000). It is acknowledged that the installation of these systems will become the property of Council. Accordingly it is recommended that Council install the system as they can claim the GST and the Association pay up to a maximum of \$5,000 over and above the current remaining loan repayments of \$5,400 which upon agreement with Council will be used to pay for a half share of the installation minus GST. The accounts for both properties be put in the name of Council and council debit the Association for the consumption or in the case of a Credit return the credit once a year to the Association. This would be best covered in a MoU.

Moved: M Anderson **Seconded:** J Schrapel That the Chairman discuss the above proposal with the Mid Murray Council CEO Mr Russell Peate **Carried.**

8.7 Web Site: C Fox reports no additions or changes, working normally.

Moved: R Dawkins **Seconded:** N Voorendt That the reports be received. **Carried.**

9. General Business:

9.1– TDCA AGM in August 2013 – Guest Speaker for this night to be discussed at next meeting.

10. Next Meeting: Tuesday 9th July at 8.00 p.m. at the Oval Complex

11. Close: Meeting closed at 10.19p.m