

# **Edelweiss Ski Club of Australia**

**Registration No 17955 S**

**Club Meeting**

**Wednesday April 26, 2017**

**Bluff Road, Sandringham**

## **Minutes**

**Attendees:** Peri Macdonald – President (4 Proxies)  
Joanna Smith (1 Proxy)  
Chris Mitton

By Skype:  
Caroline Ryan  
George McCowan  
Peter Twomey  
Dashiel Gantner

**Apologies** All others

The meeting was declared open at 19:15hrs.

### **1. Opening and welcome**

The President welcomed everyone to the meeting and thanked all attendees for their attendance.

### **2. Matters arising from last Meeting**

Accept the Minutes of last meeting: Caroline first, Peri second.

Items from last meeting:

Action 1 – Letter sent to RMB and response received

Action 2 – TBC

### **3. Cabin Managers Report:**

Chris outlined outstanding works required for the cabin:

- 3 bedroom doors are to be replaced with solid core doors

- replacement of deck joists

The RMB building surveyor would like an update. (Safety standards Audit)

John Guise comments from his recent Easter visit:

- moths were in the basement and had set off smoke detectors
- Heater starting was problematic ...
- Rat smell in double bunk room and the back vent is blocked.

Chris Mitton to 'bait' the lodge.

In relation to concern over the suitability of the double bunk bedroom for occupancy, Chris will report back.

It is resolved that the **Cabin Manger** to email a Cabin update (repairs and works underway) to Bill Mitton – with dates of what is to happen. **Bill Mitton** to upload to website.

The onus is then on those attending the Cabin to refer to the website for update of any works or maintenance being carried out.

#### **4. Financial Report**

Standard bills coming through.

Some money is coming in for bookings this season.

Subs letter is to go out later this year.

At the moment, same rate of subs as last year, pro rata until Nov 2017.

The 9 members who committed to the 11K payment by November should still be working on the assumption that this will be due at that point. \*(Subject to change at late notice)

#### **5. Re-development**

A letter was sent to the RMB with a request to reconsider the requirement to connect to the main sewerage. We stated there was a likelihood that it was too greater financial burden for the Club.

This prospect was put to the Board of the RMB in March 2017, and following that a letter dated 4 April 2017, was received stating that the Board will work with us to find an acceptable way forward. RMB are seeking DELWP advice on 2 options for septic tanks.

Further improvements would also be part of a new lease – but it is not clear the quantum of expenditure required. These matters would be considered at the RMB meeting in July 2017.

Chris and Peri spoke to CEO of the RMB, and others, at the Stakeholders Meeting in March 2017, and they reinforced their support of the Club.

If either option for a septic tank are acceptable, we need to review what this means for the Club.

Comments:

Query the RMB on November 2017 deadline for lease expiry and short term future of the Club. “secure our status” or extension of our occupation (**Peri to Action**)

Structural Integrity Report is part of the lease renewal. (7K for that report) If a poor outcome is received, we need to be in an informed position.

Option 1 – RMB will not help us (up to 200K)

Option 2 – RMB will help us with connection (80-100K)

Option 3 – Septic Tank (20-30K)

The requirement for a Business Plan will most likely still be part of the new lease.

Peter T – Fantastic the RMB say they will want to help us! Sounds positive. We have already considered worse case scenarios. Peri is correct to say they any changed should go back to the members.

Caroline – Positive as it buys us some time, but at some point the structural issues will need to be addressed.

Peter T – Does the class of building type have any bearing on what we are intending on undertaking.

## **6. General Business**

New members drive – Chris has a potential member willing to join

## **7. Actions**

<b>Minute #</b>	<b>Action</b>	<b>Owner</b>
1	Cabin Manager to Email Bill Mitton with works to be undertaken to the lodge	Chris Mitton
2	Bill Farrow to upload this information to the website	Bill Farrow
3	Query the RMB on November 2017 deadline for lease expiry and short term future of the Club	Peri Macdonald
4	Investigate rat smell in double bunk room	Chris Mitton

XC

**8. Next meeting**

To be held at Peri's house **August, date to be confirmed.**

**9. Close**

The meeting was closed at 20:10hrs.