

MINUTES OF THE 26th. ANNUAL GENERAL MEETING OF
PATSCHERKOFEL LODGE (MT. BULLER) LTD
AT ROYAL SOUTH YARRA TENNIS CLUB
ON TUESDAY MAY 3rd. at 7.30pm

PRESENT:

COMMITTEE MEMBERS:

Brahm Goethals(Chairman), Danusia Zayler(Secretary/Treasurer), Boo Soust, Libby McCann, Damian Moloney, Michael Monester

GENERAL MEMBERS: As per attendance list

APOLOGIES: As per attached

PROXIES: As per attached

REPORTS:

The Financial Statements of the club for the period ended 31st. December 2010 were tabled.

Chairman's Report and the Treasurer's Report were presented at the meeting.

The Chairman elaborated on his report that Patscherkofel had a good season with regards to bookings and finances. We currently have 283 members and 15 memberships for sale. He asked the members to let family and friends know that we have available memberships. He outlined the planned improvements for the lodge, which will start in November 2011. Members were reminded to use the website to access information about the lodge and any upcoming events and to download booking sheets etc.

The Treasurer reported on our strong financial position. We recorded an operating cash profit of \$48,841. Cash and term deposits stand at \$422,136.

The audited Financial Statements were discussed and explanations given to questions raised.

Jenny Leigh asked about where our accounts are banked and if a higher interest rate could be achieved. **Brahm** replied that Patscherkofel used Westpac Bank with money deposited in cash & term deposits. The revenue generated last season indicated the club is in a healthy position. The increase in sellers reflects the age of the current skiing population.

It was moved that the Chairman's Report, Treasurer's Report and audited Financial Statements for the year ended 31st. December 2010 as tabled, be received and adopted.

Moved: Martin Soust

Seconded : Dennis McCullough

Motion: carried

ENTRANCE FEE & ANNUAL SUBSCRIPTIONS:

The Treasurer moved that the annual subscription fee for 2011/2012 be set at \$253 GST inclusive, with usual limit of a maximum of 3 per family. The entrance fee for new members was set at \$3,300 GST inclusive.

Moved: Jenny Leigh

Seconded: Martin Soust

Motion: Carried

ELECTION OF DIRECTORS:

All the existing Directors have nominated for the ensuing year, they were all re-elected.

The Directors for the coming year are:

Brahm Goethals

Danusia Zayler

Damian Moloney

Libby McCann

Michael Monester

Anne Louise Soust

Arash Harandian

There were no questions for any of the existing Directors.

It was resolved that the existing directors be re-elected for the coming year.

Moved: Martin Soust

Seconded: Jenny Leigh

Motion: Carried

GENERAL BUSINESS

Peter Bowes asked about the anticipated costs for the planned refurbishment. **Brahm** and **Damian** explained that there are adequate funds and that the costs will probably be around \$200,000.

Danusia said that the renovations in 2003 cost \$211,723 and our current reserves are \$422,136.

Damian put forward a proposal for the sale of the old furniture. This will be put on the website and also on the notice board at the lodge.

Peter Rudd asked about the budget for the 2011 season. **Brahm** replied that we know our operating expenses which are around \$140,000 per year. If we spend more we dip into our reserves. **Damian** elaborated on some of the work being done around the lodge in preparation for the coming season.

Alan Long said that the bookings are very light for the season. He felt that the high Australian dollar combined with unpredictable snowfalls have lead to people skiing overseas. **Brahm** replied that once the snow falls, bookings will increase as they did in 2010.

Jenny Leigh asked about the membership process and how the fees are set. She felt that the cost was a possible deterrent to new members. **Brahm** explained how fees are set and the value of memberships which are currently selling at \$10,300 of which \$3,300 goes to the club as membership fees. **Michael Monester** explained that cost is not the issue – it is a lack of demand. Generally we have 2-4 new members per year. In 2010 we had 4 and in 2009 we had 3 new members. Family transfers are set at \$250.

Christina MacIntosh asked about the length of time it takes to sell a Debenture. **Michael** replied that it generally takes 3 years to sell a membership and that sales are processed in the chronological order that they are received by the club.

Christina MacIntosh asked if we could relax the rules for small children staying at the lodge during the off season. **Brahm** said that during the season the rules will stay the same but that the committee will consider every request for the off season.

Damian explained the current carparking proposals for the season. Michael, Arash and Damian have all spoken to the RMB and we have been allowed 2 extra spaces, which brings our roadside parking allocation to 6 cars. This is not a formal arrangement and will be reviewed next year, as the long term plan for Mt. Buller is to remove all roadside parking with a multistorey car park is being proposed.

Martin Soust asked for a timeline for the renovations. **Damian** said that we hope to start in November/December – a schedule will be planned soon but we anticipate that we will require 2-3 months for completion. All the furniture needs to be moved out and then the carpenters and electricians can start on “infloor” electrical connections /cabling etc. Next we have painting, carpets, blinds, curtains & other furnishings. A trophy cupboard is being planned. **Martin** asked for plans to be put on the website. **Damian** said that this is can be arranged.

Peter Rudd asked about Occupational Health & Safety Issues. **Damian** replied that Patscherkofel complies with OH&S. Fire Services /Alarms/Exit signs have all been checked.

A vote of thanks was given to the committee by the members.

There being no further business the meeting was declared closed at 8.40pm

Confirmed

Chairman