

21 July 2025

**MINUTES OF THE EXTRAORDINARY GENERAL MEETING
OF Strata Plan NO: 52948
1-15 FONTENOY ROAD MACQUARIE PARK**

Meeting Date	21 July 2025																																																																																															
Meeting Location	Online Meeting, Via Electronic Vote Only																																																																																															
Time	10:00 AM	Opened: 10:30 AM	Closed: 10:50 AM.																																																																																													
Lots Represented	<table><tr><td>Lot 3</td><td>Lorna Zelunzuk</td><td>Electronic vote</td></tr><tr><td>Lot 5</td><td>Kent Wong</td><td>Electronic vote</td></tr><tr><td>Lot 7</td><td>James Zachary Zuravle</td><td>Electronic vote</td></tr><tr><td>Lot 21</td><td>Thomas Karolewski</td><td>Electronic vote</td></tr><tr><td>Lot 34</td><td>Jeffery Wang</td><td>Electronic vote</td></tr><tr><td>Lot 64</td><td>Rose and Dennis Yeung</td><td>Electronic vote</td></tr><tr><td>Lot 65</td><td>Ben Flack</td><td>Electronic vote</td></tr><tr><td>Lot 68</td><td>Simon Sheen</td><td>Electronic vote</td></tr><tr><td>Lot 83</td><td>Stephen Craven</td><td>Electronic vote</td></tr><tr><td>Lot 87</td><td>MEI YI PUN</td><td>Electronic vote</td></tr><tr><td>Lot 98</td><td>Michael Brincat</td><td>Electronic vote</td></tr><tr><td>Lot 106</td><td>Ronny marks</td><td>Electronic vote</td></tr><tr><td>Lot 112</td><td>Carlos Fornieles Montoya</td><td>Electronic vote</td></tr><tr><td>Lot 134</td><td>Philip Wong</td><td>Electronic vote</td></tr><tr><td>Lot 135</td><td>Genelle Godbee</td><td>Proxy present</td></tr><tr><td>Lot 136</td><td>Timothy & Susan Kemsley</td><td>Electronic vote</td></tr><tr><td>Lot 137</td><td>Timothy Kemsley</td><td>Electronic vote</td></tr><tr><td>Lot 142</td><td>Genelle Godbee</td><td>Electronic vote</td></tr><tr><td>Lot 144</td><td>Pui Lam Erica Wong</td><td>Electronic vote</td></tr><tr><td>Lot 148</td><td>Rumiko Saito Yongjun Lee</td><td>Electronic vote</td></tr><tr><td>Lot 153</td><td>RYAN CHANG-HO KIM</td><td>Electronic vote</td></tr><tr><td>Lot 159</td><td>Ramesh Desai</td><td>Electronic vote</td></tr><tr><td>Lot 160</td><td>HARRY GEORGE POULOS</td><td>Electronic vote</td></tr><tr><td>Lot 175</td><td>Robert Lev</td><td>Electronic vote</td></tr><tr><td>Lot 181</td><td>Stan & Tessa Pogorelsky</td><td>Electronic vote</td></tr><tr><td>Lot 182</td><td>Francis Chow</td><td>Electronic vote</td></tr><tr><td>Lot 193</td><td>Mr Lech Wieczorek</td><td>Electronic vote</td></tr><tr><td>Lot 200</td><td>G A Spatola</td><td>Electronic vote</td></tr><tr><td>Lot 209</td><td>robert brown</td><td>Electronic vote</td></tr><tr><td>Lot 210</td><td>Alex Tomasko (Waratah Strata Management)</td><td>Proxy present</td></tr><tr><td>Lot 218</td><td>Jeffery Wang</td><td>Electronic vote</td></tr></table>			Lot 3	Lorna Zelunzuk	Electronic vote	Lot 5	Kent Wong	Electronic vote	Lot 7	James Zachary Zuravle	Electronic vote	Lot 21	Thomas Karolewski	Electronic vote	Lot 34	Jeffery Wang	Electronic vote	Lot 64	Rose and Dennis Yeung	Electronic vote	Lot 65	Ben Flack	Electronic vote	Lot 68	Simon Sheen	Electronic vote	Lot 83	Stephen Craven	Electronic vote	Lot 87	MEI YI PUN	Electronic vote	Lot 98	Michael Brincat	Electronic vote	Lot 106	Ronny marks	Electronic vote	Lot 112	Carlos Fornieles Montoya	Electronic vote	Lot 134	Philip Wong	Electronic vote	Lot 135	Genelle Godbee	Proxy present	Lot 136	Timothy & Susan Kemsley	Electronic vote	Lot 137	Timothy Kemsley	Electronic vote	Lot 142	Genelle Godbee	Electronic vote	Lot 144	Pui Lam Erica Wong	Electronic vote	Lot 148	Rumiko Saito Yongjun Lee	Electronic vote	Lot 153	RYAN CHANG-HO KIM	Electronic vote	Lot 159	Ramesh Desai	Electronic vote	Lot 160	HARRY GEORGE POULOS	Electronic vote	Lot 175	Robert Lev	Electronic vote	Lot 181	Stan & Tessa Pogorelsky	Electronic vote	Lot 182	Francis Chow	Electronic vote	Lot 193	Mr Lech Wieczorek	Electronic vote	Lot 200	G A Spatola	Electronic vote	Lot 209	robert brown	Electronic vote	Lot 210	Alex Tomasko (Waratah Strata Management)	Proxy present	Lot 218	Jeffery Wang	Electronic vote
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Chairperson	Alex Tomasko																																																																																															
Additional Attendees	Nil																																																																																															
Proxies	<table><tr><td>Lot 135</td><td>Julie Francis Bonello</td><td>Proxy Name: Genelle Godbee</td></tr><tr><td>Lot 210</td><td>Huimin Rong & John Lee</td><td>Proxy Name: Alex Tomasko (Waratah Strata Management)</td></tr></table>			Lot 135	Julie Francis Bonello	Proxy Name: Genelle Godbee	Lot 210	Huimin Rong & John Lee	Proxy Name: Alex Tomasko (Waratah Strata Management)																																																																																							
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Apologies	
Quorum	A quorum was declared by the Chairperson at 10:30am, 30 minutes after the scheduled start of the meeting

Motion 1	
Minutes	Ordinary Resolution
THAT the minutes of the last general meeting 27 May 2025 be confirmed as a true record and account of the proceedings of that meeting.	
Motion CARRIED.	

Motion 2	
Quotation Approval - Storage Cage	Special Resolution Submitted by Strata Manager By Poll
<p>That the Owners – Strata Plan No. 52948, SPECIALLY RESOLVE pursuant to Section 108 of the Strata Schemes Management Act 2015 (NSW) to approve the installation of a wire mesh storage cage within the common property car park area for the purpose of securely housing the building managers equipment and items, on the following terms:</p> <ol style="list-style-type: none"> Purpose of the Cage The storage cage is intended to: <ul style="list-style-type: none"> Consolidate and securely store various items currently located in individual garages and used for the maintenance and management of the scheme; Store gardening tools and equipment used for routine property upkeep by the Building Manager; Eliminate the use of private garages for storage. Specifications of the Enclosure <ul style="list-style-type: none"> Dimensions: 5.6 metres (length) x 1.9 metres (depth); Location: Positioned along the wall where the hydrant hose is located, maintaining a 1.3-metre clearance from the hydrant to ensure adequate access; Access: The front of the cage will feature double access gates for ease of use and will be secured, with the Building Manager afforded access; Design: Constructed using wire mesh to match the existing mesh design of the garages to ensure visual consistency. All associated costs for the construction and installation of the cage are to be met by the Owners Corporation - as detailed in quotation #MG338 provided by Handyman Electrics P/L. 	
Motion CARRIED. VOTES (entitlement)	
Yes : 1374 No: 44 Abs: 0 Inv: 0	