

**MINUTES OF THE 2nd COUNCIL MEETING OF THE 16th MANAGEMENT
COUNCIL OF THE MANAGEMENT CORPORATION STRATA TITLE PLAN NO.
2934 VIA ELECTRONIC MEANS ON 22nd JUNE 2022 AT 8:00PM**

Council Members Present:

Mr. Pang Yoke Ting Eugene	Chairman
Mr. Koh Nghee Kwang	Secretary
Mr. Sivakumar Rajendera	Member

Absent with Apologise:

Ms. Sheila Lin GaiJun	Treasurer
Ms. Fatima Shabbir	Member

MA In Attendance:

Ms. Emily Lee Yoke Fen - Senior Associate Director	} Savills Property Management
Ms. Nur Azura - Strata Manager	} Pte Ltd
Mr. Chan Kok Kiong - Condo Manager	}

S/No.	ITEMS	ACTION
1.0	Opening of Meeting	
	The meeting was called to order at 8.02pm when there was a quorum.	Info
2.0	Confirmation of 1st Council Meeting Minutes of the 16th Management Council	
	The minutes of the 1 st Council Meeting on 19/05/2022 were confirmed. Proposed by Mr. Eugene and seconded by Mr. Siva	Info
3.0	Matters Arising	
3.1	Term Contract	
	MA updated that the pest control contract had been renewed. The following contracts will be due for renewal by August 2022; <ul style="list-style-type: none"> - Insurance policy (expires 31/8/2022) - Swimming pool and water feature maintenance (expires 31/8/2022) - Fire protection equipment maintenance (expires 31/8/2022) MA will source for quotations and submit to council for decision making.	Closed MA
3.2	Fixed Deposit (FD) Placement	
	MA updated that the FD account amounting to \$252,883.25 with Standard Chartered Bank that matured on 20/05/22 had been uplifted.	Closed
	It had been approved by council for new placement of the FD of \$252,883.25 to be placed with Sing Investment at the given rate of 1.3% for 12 months tenure. MA updated that all documents and cheque have already been submitted to the bank for processing and pending opening of the account.	Closed

3.3	Conditions of Facilities	
	<p>MA updated that some part of the tiles for BBQ pit 2 had been dislodged and is currently closed for booking in view of safety. MA to source for quotation for the repair.</p> <p>Council asked for MA to source and study the feasibility to replace the existing BBQ pits to outdoor electrical BBQ grill type. MA further advised that this proposed improvement work will require to have a special resolution approval at an AGM before proceeding with the works.</p>	<p>MA</p> <p>MA</p>
3.4	Landscape Matters	
	<p>MA updated that the 2 trees that were found dead at block 2 perimeter will be replaced by TTK landscape (term contractor).</p> <p>MA to get TTK to propose other areas where landscape area may require some improvement.</p>	<p>Info</p> <p>MA</p>
3.5	Solar Panel System	
	MA to initiate discussions with the relevant specialist and to submit proposals to council in due course.	Info
4.0	To review and adopt the Financial Report for April and May 2022	
	<p>MA presented the April and May 2022 financial statements and updated the major expenses incurred for the respective months.</p> <p>There being no further comments, the financial reports for April and May 2022 were adopted. Proposed by Mr. Siva and seconded by Mr. Koh</p>	Info
5.0	Any Other Business	
5.1	Resident request for swimming lesson for non-resident	
	<p>MA informed that there were requests from residents to allow swimming lesson for non-resident together with the resident on a case-by-case basis. The house rules had indicated that coaching was meant for residents only. MA advised to prudently adhere to the house rules as this had gone through detailed reviewing a year ago. Also, such arrangement may impact residents' enjoyment of the common facilities.</p> <p>Council discussed their views and it was decided by majority that the request to allow coaching for non-residents to be tabled for AGM and approved by the general body instead. For now, the current status for coaching as per the house rules shall remain.</p>	Info

5.2	Tennis court usage	
	<p>MA informed Council that there had been feedback of a particular resident using the tennis court more than the allowed period of 2 hours per week and there being alleged feedback that this resident is giving coaching lessons to non residents.</p> <p>MA explained the current procedure of tennis court booking allow an official advanced booking of 2 hours a week and/ or walk-in on adhoc basis where resident could use tennis court if not booked on that session.</p> <p>Council had no objection with the walk-in booking of the facilities as it does not take up any peak hour session and users had adhered to the booking procedure.</p> <p>As to the alleged claim of coaching given to outsiders, the resident had clarified that they only invite their visitor/relative and no such coaching lessons were given to any outsiders.</p>	Info
6.0	Next Council Meeting	
	MA shall propose the dates to Council in due course.	MA

There being no other business, the meeting ended at 8.45 p.m.

CONFIRMED BY

DATE



1/7/2022

CHAIRMAN
Mr Eugene Pang