

MANAGEMENT CORPORATION STRATA TITLE PLAN NO. 4463

GST No: M90371352Y

MINUTES OF THE 1st COUNCIL MEETING OF THE 6th MANAGEMENT COUNCIL HELD VIA VIDEO CONFERENCE AT ZOOM MEETING (ID: 846 4014 3934) ON THURSDAY, 5th MAY 2022 AT 7.30PM

Present: -

Mr. Daniel Goh Chuen Wee	- Chairman
Mr. Arnold Tan Sia Chye	- Secretary
Mr. John Tan Kay Soon	- Treasurer
Mr. Melvin Ong Chew Siang	- Council Member
Ms. Tay Huiling Sabrina	- Council Member
Mr. Simon Tan Seng Leong	- Council Member
Mr. Farrell Ng Kian Giap	- Council Member
Mr. Chua Teng Soon	- Council Member
Mr. Arumugam Sriganeshkantha	- Council Member

Observer: -

Mr. Andrew Jonathan Cox	- Subsidiary Proprietor of 56 #03-13
-------------------------	--------------------------------------

In Attendance: -

Ms. Annie Ooi	}
Mr. Victor Ho	}
Mr. Jason Yeow	}
Mr. Robert John	} Wisely 98 Pte Ltd (MA)
Mr. Alvin Tan	}
Ms. Varsha Devi	}
Ms. Ong Yiting	}

There being a quorum, the meeting was called to order at 7.30pm.

At the start of the meeting the MA informed members that as this is the 1st council meeting of the 6th Management Council and there was no Chairperson at the start of the meeting, the MA to assist the 6th Management Council to conduct the meeting till the Chairperson of the meeting had been elected.

S/N	Description	Action By
1.0	Declaration of Interest of Council Members	
	All Council Members present were briefed that they have a statutory duty under Section 60 of the Building Maintenance and Strata Management Act to make declaration whenever there was any matter that might give rise to any conflict of interest and to abstain from the decision of that matter.	Info
	All Council Members present did not express any conflict of interest and would confirm this via the term contract list before signing the Declaration Form and this	Info

MANAGEMENT CORPORATION STRATA TITLE PLAN NO. 4463

GST No: M90371352Y

	would be kept in the Management Office.							
2.0	<p>Appointment of Office Bearers</p> <p>The Council was briefed on the duties and responsibilities of the Chairperson, Secretary and Treasurer (collectively known as the Office Bearers) and the following members were elected as office bearers of the 6th Management Council of MCST 4463</p> <table border="1"> <tr> <td>Chairperson</td> <td>Mr. Daniel Goh Chuen Wee</td> </tr> <tr> <td>Secretary</td> <td>Mr. Arnold Tan Sia Chye</td> </tr> <tr> <td>Treasurer</td> <td>Mr. John Tan Kay Soon</td> </tr> </table> <p>With the election of the Chairperson, the Council was informed that Mr Daniel Goh is the Chairperson of the meeting and with his permission, the MA continue to assist to convene the meeting.</p>	Chairperson	Mr. Daniel Goh Chuen Wee	Secretary	Mr. Arnold Tan Sia Chye	Treasurer	Mr. John Tan Kay Soon	<p>Info</p> <p>Info</p>
Chairperson	Mr. Daniel Goh Chuen Wee							
Secretary	Mr. Arnold Tan Sia Chye							
Treasurer	Mr. John Tan Kay Soon							
3.0	<p>Appointment of Authorized Bank Signatories</p> <p>The meeting resolved that the following members be appointed as Authorized Signatories for the operation of the Management Corporation's bank account(s) and any two (2) of the four (4) to sign/effect all payments and bank related document on behalf of the MCST Plan No. 4463</p> <ol style="list-style-type: none"> 1. Mr. Daniel Goh Chuen Wee - Chairperson 2. Mr. Arnold Tan Sia Chye - Secretary 3. Mr. John Tan Kay Soon - Treasurer 4. Mr. Melvin Ong Chew Siang - Council Member <p>The Chairman and Treasurer would sign/effect all payments and bank related documents, and in the absence of either or both the Chairperson and Treasurer, the Secretary to sign and followed by Mr Melvin Ong where necessary.</p> <p>The Council queried about the possibility of having three (3) signatories to effect payments beyond a certain amount as a further safeguard. The MA to update members once they get more information from the MCST's Banks and until a decision had been made on the matter, the above signing protocol to apply.</p>	<p>Info</p> <p>Info</p> <p>MA</p>						
4.0	<p>Appointment of Auditor</p> <p>The Managing Agent presented four (4) quotations from different accounting firms and inform the Council that the MCST has up to 90 days to appoint and inform the Building & Construction Authority (BCA) of the appointment. The Council could choose to appoint the auditor at this meeting or to appoint the auditor after appointing and consulting the new managing agent so long as the appointment is done within 90 days.</p> <p>The Council request the MA to seek a validity extension of 60 days or more from the</p>	<p>Info</p> <p>MA</p>						

MANAGEMENT CORPORATION STRATA TITLE PLAN NO. 4463

GST No: M90371352Y

	4 accounting firms and would make a decision of the auditor's appointment at a later date.	
5.0	Appointment of Managing Agent	
	The Council requested the MA to extend their service for another month but the MA apologized that they have to decline due to shortage of manpower.	Info
	The Council was informed that at the close of tender submission on 28 April 2022, there were sixteen (16) quotations received but a seventeenth quotation was submitted on 5 May 2022, and this submission was subsequently collected by the 6 th Management Council.	Info
	The 6 th Management Council thanks the 5 th Management Council for kickstarting the MA tender process leading to the 17 quotations received.	Info
	The Council had open the quotations to assess on 2 May 2022 and evaluated the quotations. Discussion is ongoing and the Council would provide further updates at the next council meeting. The Council queried what would happen if the new managing agent cannot come onboard by 4 June and the MA replied that the hand over would be to the management council.	Info
	Wisely 98 Pte Ltd advised the Council that it was advisable for the new Managing Agent to start the taking over process at least two (2) weeks before 4 June 2022 for the briefing, familiarization and hand over/take over processes to be completed smoothly.	Info

The date of the next council meeting will be decided at a later date.

As discussion of the agenda items were completed, the meeting ended at 8:50pm with a note of thanks to all present.

Minutes recorded by: Wisely 98 Pte Ltd

Confirmed By

Daniel Goh Chuen Wee (Mr)
Chairperson
6th Management Council

Date:

028-6CMMIN01(05052022).V2