

NOTICE OF AN EXTRAORDINARY GENERAL MEETING OF THE BODY CORPORATE S.90272 UNDER SECTION 90 OF THE UNIT TITLES ACT (2010)

Notice is hereby given that an Extraordinary General Meeting of the Body Corporate 90272 (Seacrest Resort) under Section 90 of the Unit Titles Act (2010)

Date: Tuesday 12th March 2024
Time: 6.00pm
Place: The Pool Room, Seacrest Resort, 200 Papamoa Beach Road, Tauranga.
Voting: All Levies due must be paid in full to 29th February 2024 to be eligible to vote.

1. QUORUM

Ordinary Resolution Proposed: that a quorum of no less than 25% of owners are confirmed present or represented.

2. APOLOGIES

Ordinary Resolution Proposed: Apologies shall be accepted

3. PROXIES

Ordinary Resolution Proposed: Proxies shall be received.

4. POSTAL VOTING FORMS

Ordinary Resolution Proposed: Postal Voting Forms shall be accepted.

5. PAINTING

Painting of the barge boards, front door and garage doors is due to be carried out this year. The committee has obtained several quotes for this work ranging from \$35,000 to \$100,000.00 and have agreed to support Programmed Property Services proposal. The proposal is at the lower end of the quotes and therefore the scope of works has been investigated and the committee is satisfied that the scope of work is as required. Programmed Property Services are currently upgrading the paint work at Orange Grove Village (22 Pyes Pa Road, Pyes Pa, Tauranga) and committee members have visited the site and are impressed with the colour scheme and quality of work. Programmed has been providing services to Orange Grove for 20 years.

The Committee worked with Dulux Colour experts and now recommend the updated colour scheme as set out below. As the repaint of the units is not yet due, it is not imperative that the body corporate confirm the "walls" colour at this meeting, however the committee recommends that the colour scheme at this meeting.

The updated scheme certainly presents a brighter more modern appearance to the complex.

6. RESOLUTIONS

Resolution Proposed: The Body Corporate agrees update the Seacrest Resort colour scheme using Dulux paints as follows.

Fascia	- Dulux Cossack Rock
Front doors	- Dulux Cossack Rock
Garage doors	- Dulux Cossack Rock

Resolution Proposed: The Body Corporate agrees update the Seacrest Resort colour scheme using Dulux paints as follows.

Walls	- Dulux Foveaux Strait Half
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Resolution Proposed: That the quote dated 12th February 2024 from Programmed Property Services in the sum of \$34,650.00 Excluding GST is accepted.

Note: Any barge boards that are found to be in need of replacement or repair will be replaced or repaired by Programmed Property Services and the costs passed on to the owner of that unit.



Important Information

1. **Resolution**
Majority of persons present and eligible to vote
2. **Special Resolution**
75% of persons present and eligible to vote
3. **Procedure if No Quorum**
No Business may be transacted unless a Quorum
The persons entitled to exercise the voting power in respect of at least 25% of the Principal Units or their proxies constitute a quorum
4. **Voting by Proxy**
Voting by Proxy is permitted.
A proxy form is attached. This proxy will expire at the completion of this Extraordinary General Meeting. A proxy form must be delivered prior to the commencement of the Extraordinary General Meeting, or at the latest prior to the first vote for which that proxy is appointed.
5. **Voting by Postal Vote**
An eligible voter or his or her proxy may exercise the right to vote at a body corporate meeting by casting a postal vote on the attached form. This postal vote must be sent to the Chairperson of the Body Corporate or other person authorised by the Chairperson to receive and count postal votes.