

Strata Plan SP52948 committee meeting dated 23 September 2021, as organised by Waratah Strata Management, did not satisfy requirements of Strata Schemes Management Act 2015 (SSMA), Schedule 2, Section 4 (1) and (2), and section 7, and Interpretation Act 1987 (NSW).

Agenda was created on 17 September 2021 and scheduled for 23 September 2021. Excluding date of creation, meeting date, and weekend, ONLY three days were allowed for delivery of notice to all owners. As per Strata Roll dated 31 January 2017, more than 32% of owners had requested postal delivery of notices – that figure is hidden from owners by Waratah Strata Management in subsequent years.



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**NOTICE OF A STRATA COMMITTEE MEETING
THE OWNERS - STRATA PLAN 52948**

ADDRESS OF THE STRATA SCHEME:

Macquarie Gardens, 1-15 Fontenoy Road, Macquarie Park NSW 2113

DATE, PLACE & TIME OF MEETING: A meeting of the Strata Committee of The Owners - Strata Plan 52948 will be held on 23/09/2021 by Zoom video/audio conference. The meeting will commence at 06:00 PM.

Join Zoom Meeting

<https://us06web.zoom.us/j/87391888723?pwd=RXhBTitYTGcxQk5LUnhScUNuWVVLUT09>

Meeting ID: 873 9188 8723

Passcode: 637271

One tap mobile

+61280156011,,87391888723# Australia

Dial by your location

+61 2 8015 6011 Australia

Meeting ID: 873 9188 8723

Find your local number: <https://us06web.zoom.us/j/87391888723>

The Agenda for the meeting is:

1 MINUTES

That the minutes of the previous strata committee meeting be confirmed as a true record of the proceedings of that meeting.

2 FINANCIAL REPORT

That the financial reports for the current financial year be tabled and discussed.

That the budget to be present at the 2021 AGM be discussed.

3 MATTERS ARISING FROM PREVIOUS MEETING

That any matters arising from the previous meeting be discussed, including the following:

- NCAT Application by Lot 158
- COVID-19 restrictions on use of common facilities
- Council Fire Order
- Ryde Council regarding driveway damage

4 GENERAL BUSINESS

That any general business items be raised and discussed.

5 NEXT MEETING

That the date, time and location of the Annual General Meeting be decided.

Date of this notice: 17 September 2021
