

These files were submitted by Bannermans Lawyers, Waratah Strata Management, and Mr. Stan Pogorelsky to NCAT case 2024/00454780 on 20 March 2025, showing to what extent strata managers went to ensure non-compliance with strata laws and regulations in regards to organising meetings - instead of proving their quality of work, these files prove their persistent misconduct (also, meetings were not sent to all owners, did not have detailed agenda, did not present massive negative balances in Admin Fund, and hid long-term fire safety non-compliance orders by City of Ryde).

Attachment 16 Notice of strata committee meeting held on 1 December 2021, Page 807

25 November 2021, Day of Notice, postage date not included

26 November 2021, First Working Day

27 November 2021, Saturday

28 November 2021, Sunday

29 November 2021, Second Working Day

30 November 2021, Third Working Day

Four Working Days missing!

Three Notice Days missing!

1 December 2021, Date of Meeting, not counted

11/07/2021, Sunday

Attachment 18 Notice of strata committee meeting held on 15 July 2022 (real date is 2021), Page 813

12 July 2021, Day of Notice, postage date not included

13 July 2021, First Working Day

14 July 2021, Second Working Day

Five Working Days missing!

Three Notice Days missing!

15 July 2021, Date of Meeting, not counted

Attachment 20 Notice of strata committee meeting held on 9 February 2023, Page 827

6 February 2023, Day of Notice, postage date not included

7 February 2023, First Working Day

8 February 2023, Second Working Day

Five Working Days missing!

Three Notice Days missing!

9 February 2023, Date of Meeting, not counted

Attachment 24 Notice of strata committee meeting (actually EGM) held on 22 February 2024, Page 835

31 January 2024, Undefined status - lack of evidence from strata agency

1 February 2024, Day of Notice, postage date not included

2 February 2024, First Working Day

3 February 2024, Saturday

4 February 2024, Sunday

5 February 2024, Second Working Day

6 February 2024, Third Working Day

7 February 2024, Fourth Working Day

8 February 2024, Fifth Working Day

9 February 2024, Sixth Working Day

10 February 2024, Saturday

11 February 2024, Sunday

12 February 2024, Seventh Working Day, notice effective

13 February 2024, First Notice Day

14 February 2024, Second Notice Day

15 February 2024, Third Notice Day

16 February 2024, Fourth Notice Day

17 February 2024, Fifth Notice Day

18 February 2025, Sixth Notice Day

19 February 2025, Seventh Notice Day

20 February 2025, Eighth Notice Day

21 February 2025, Ninth Notice Day

Five Notice Days missing!

22 February 2025, Date of Meeting, not counted

Attachment 26 Minutes of strata committee meeting held on 17 May 2024, Page 838

17 May 2024, Day of Notice, postage date not included

18 May 2024, Saturday

19 May 2024, Sunday

20 May 2024, First Working Day

21 May 2024, Second Working Day

22 May 2024, Third Working Day

Four Working Days missing!

Three Notice Days missing!

23 May 2024, Date of Meeting, not counted

Committee meeting on 6 January 2025 not even listed

24 December 2024, Day of notice put on notice boards and published, Postage date not included

25 December 2024, Christmas Day

26 December 2024, Boxing Day

27 December 2024, First Working Day

28 December 2024, Saturday

29 December 2024, Sunday

30 December 2024, Second Working Day

31 December 2024, Third Working Day

1 January 2025, New Year's Day

2 January 2025, Fourth Working Day

3 January 2025, Fifth Working Day

4 January 2025, Sixth Working Day

5 January 2025, Seventh Working Day

Three Notice Days Missing!

6 January 2025, Date of Meeting, not counted

Attachment 27 Notice of strata committee meeting held on 6 February 2025, Page 842

24 January 2025, Day of notice put on notice boards and published, Postage date not included

25 January 2025, Saturday

26 January 2025, Sunday

27 January 2025, Australia Day

28 January 2025, First Working Day

29 January 2025, Second Working Day

30 January 2025, Third Working Day

31 January 2025, Fourth Working Day

1 February 2025, Saturday

2 February 2025, Sunday

3 February 2025, Fifth Working Day

4 February 2025, Sixth Working Day

5 February 2025, Seventh Working Day

Three Notice Days Missing!

6 February 2025, Date of Meeting, not counted