

2021 Notice of Annual General Meeting

Wednesday 24th November 2021 4:30pm - 5:30pm

The Hyatt Regency, 161 Sussex St, Sydney, 2000



strata
community
association®
NSW

NOTICE IS HEREBY GIVEN

That the Annual General Meeting of Strata Community Association (NSW) Limited (the Company) will be held on Wednesday 24th November 2021 at 4:30 pm (registrations open at 4.00 pm), in person and via Strata Vote Anywhere. All members who are eligible to vote will receive an email from noreply@stratavote.com with your unique link to the meeting. Alternatively you can attend the physical meeting or provide a completed proxy or pre-poll vote form.

AGENDA

1. Meeting open and welcome by the Chairman
2. Motions 1 to 8 are as follows:

Motion 1: The meeting resolves that the Minutes of the previous Annual General Meeting held on the 19th of November 2020 be adopted as a true and accurate record of the proceedings of that meeting.

Motion 2: The meeting considers the financial report, Directors Report and Audit Report provided to all members in the 2020/2021 Annual report.

Motion 3: The SCA (NSW) board is directed to ensure that the company accounts are audited and that an auditor is selected to carry out this role.

Motion 4: Pursuant to the company's constitution (3) Director positions from the Strata Manager (Licenced) Chapter are vacant, and an election is to be held where there are more nominees than positions.

Motion 5: Pursuant to the company's constitution (1) Director positions from the Strata Manager (Associate) Chapter is vacant, and an election will be held where there are more nominees than positions.

Motion 6: Pursuant to the company's constitution (1) Director positions from the Strata Services Chapter is vacant, and an election is to be held where there are more nominees than positions.

Motion 7: That it be resolved, as a special resolution to amend the "owners chapter" as defined within the Constitution Clause 15.D to "Subscribers".

Motion 8: That it be resolved, as a special resolution to amend the Strata Community Association (NSW) limited constitution to remove the voting rights of the "owners chapter" as defined within Clause 16.B.

Note: That as per the Corporations Act any changes to a constitution which will affect members rights should be determined by a special resolution. It is proposed to amend the SCA (NSW) Constitution to remove the voting rights of the owners.

3. Meeting close

Chris Duggan
Director

Tony Irvine
Director

Secretariat's Note to Members:

Pursuant to the Company's Constitution, nominations for election to the Board have closed as of 4 pm 9th November 2021. Proxy and Pre-Poll vote forms will be received and will be received up until 11 am, Monday 22nd November.

Board nominations are listed on the SCA (NSW) [website](#). A list of candidates and the person who nominated them shall also be displayed at the registered office of the Company for the three (3) business days immediately preceding the AGM (25 November – 30 November).

The registered office of SCA (NSW) is Suite 102, Level 1, 845 Pacific Highway, Chatswood.

Proxy and Pre-meeting votes will be counted and a ballot will be conducted at the AGM, the candidate(s) with the most votes will be declared elected in the meeting minutes.

PROXIES

In accordance with the SCA (NSW) Constitution, a Voting member has the right to appoint another Voting member as a proxy. Proxies will only be valid if received by the registered office of SCA (NSW) not less than 48 hours before the time of the commencement of the meeting, that is by 11 am Monday 22nd November. If a proxy voting form is required, please go to nsw.strata.community/2021-board-nominations to download the form or contact SCA (NSW) on 9492 8200.