

## **MINUTES COMMITTEE MEETING OF THE GENERAL COMMUNITY OF HACIENDA RIQUELME**

The meeting started at 10:00am with the attendance of the following members of the Committee:

### **ATTENDEES:**

<b>Name</b>	<b>Post</b>
Nigel Bradbury	Resort President
Thomas Coppens	Phase 1 President
Gordon Hutchinson	Phase 3 President
Stuart Billingham	Phase 4 President
Ron Locke (Skype)	Phase 5A President
Vivian Church	Phase 5B President
Colin Archer	Phase 6 President
Hilary Quinlan	Phase 7 President
Isaac Abad	Resortalia
Pepa Pérez	Resortalia

### **AGENDA**

1. Minutes & matters arising from the last Committee Meeting.
2. Reconciliation General Community Budget from 1-1-14 to 31-3-14.
3. Debtors. Quarterly report produced by Resortalia and sent on Monday 21-4-14.
4. Gardening.
5. Pools.
6. Maintenance strategy for the next 5 years.
7. Dogs.
8. Web site.
9. Cats Fund.
10. AOB.

## **DISCUSSIONS & AGREEMENTS**

### **1. Minutes & Matters Arisen from the last Committee Meeting.**

All matters arising are part of the normal agenda and were discussed at the appropriate point in the meeting.

### **2. Reconciliation General Community Budget from 1-1-2014 to 31-3-2014.**

The reconciliation of the General Community Budget from 1-1-2014 to 31-03-2014 is attached to this document. There are no major concerns at the moment with regards to keeping to the budget.

### **3. Debtors. Quarterly report produced by Resortalia.**

Hilary Quinlan, President of Phase 7, has proposed a recovery agency from the Republic of Ireland to improve debt collection in that country. It was agreed to send a few debt cases to this new agency to see how they perform. The cases to be sent will be decided by the General Community President.

Attached to this document is the quarterly debtors report produced by Resortalia.

### **4. Gardening.**

The gardening modification work agreed at the recent EGM and AGM continues to make progress.

### **5. Pools.**

The works started on 20-03-2014. Since then the progress has been as below:

- Pool 3-1 (close to Adriático 24) is already repaired and working.
- Pool 3-2 (close to Adriático 12) is already repaired and working.
- Pool 5-2 (close to Atlántico 182) is already repaired and working.

- Pool 1-1 (close to Atlántico 140), is currently being worked on. They have removed the handrails as they were broken at the bottom. They will be fitted back before filling the pool. This pool will be filled with the water of pool 1-2.
- Pool 1-2 (close to Atlántico 108), will be done as soon as the water is moved to pool 1-1.
- Pool 1-3 (close to Atlántico 82): Once pool 1-2 is done, the water from pool 1-3 will be moved to pool 1-2 so that the water is not wasted. The water to fill in the pool 1-3 once it is done will be coming from pool 7-1.
- Pool 2-2 (close to Indico 61-65): will be emptied on Wednesday 30<sup>th</sup> April in order to start repairing it by Friday 2<sup>nd</sup> May. The water to fill in the pool 2-2 once it is done will be coming from the water supplier.
- Pool 7-1 (close to Atlántico 64): it will be emptied once pool 1-3 is repaired so the water from pool 7-1 can be moved to pool 1-3. The water to fill in the pool 7-1 once it is done will be coming from the water supplier.
- It is expected that all the work will be completed within the next three weeks.

**Pool 1-3:** At the Committee Meeting held the 5<sup>th</sup> February 2014 it was agreed to arrange the services of a company to detect any possible water leaks from pool 1-3. After 3 different visits and extensive testing, the report from the company says that there is no water leak coming from either the pool or the pipes. The method used was to empty the water from the system and put a special gas inside the pipes. Then, a detector checks for any gas leak coming from the installation.

## **6. Maintenance strategy for the next 5 years.**

It is agreed to create a task force to further develop the ideas presented by Colin Archer at the previous meeting. The volunteers to work with Colin on this will be: Stuart Billingham,

Gordon Hutchinson, Thomas Coppens & Ron Locke. The first meeting will take place on Tuesday 6<sup>th</sup> may at 10:00am.

With regards to the Polaris World Claim related to the building defects, it was agreed that if Polaris World has not paid by the 2nd May 2014, instructions will be given to Mr Montoya to restart the legal procedure again.

#### **7. Dogs.**

At the EGM held just before the Committee Meeting it was agreed to ask security to check whether the dogs in the complex have been micro chipped. They will take the machine that reads the chips with them while they are patrolling the complex and will check the dogs walking with their owners.

The first denuncia has already been issued against an owner, and the necessary steps to start the legal procedure will be taken. These actions will be taken against any owner in breach of the Statutes with regards to dogs..

#### **8. Website.**

Discussions regarding the redesign of the website continue. Stuart Billingham will continue to liase with Michael Corke on this subject

#### **9. Cats Fund.**

It was unanimously agreed that to deal with the growing problem of an increasing number of feral cats would require the neutering of the additional cats which have arrived on the resort. It was agreed that 800 € could be spent on this program. A similar amount would be made available in future years for this.

**10. AOB.**

**Post Box to send letters:** It was requested by Thomas Coppens to investigate the possibility of installing a post box on the complex which could be used to send post. Resortalia is going to apply for it at the main office in San Javier.

As there were no further issues to discuss the meeting finished at 14:00pm.

Next Committee Meeting: **Wednesday 21<sup>st</sup> May 2014 at 9:30 am**