



MINUTES OF THE MEETING OF THE BOARD OF THE GENERAL COMMUNITY FRIDAY 10TH SEPTEMBER 2021

	ITEM	DISCUSSIONS	ACTION	WHEN	PRESENTER
1	Solar Panels	There was a presentation from Mariposa Energía for the installation of solar panels in HR,	The Board will consider the presentation from Mariposa Energia further in line with the proposals received from all the other different companies.	By the end of the month.	Gordon Hutchinson
2	MAPM* – Landscaping –	Gordon & Viv have been working on this project from the beginning of the year. There was a meeting on the 7.09.2021 with STV where further areas have been taken into consideration.	STV will give a full presentation of their proposals to the Board.	October 2021	Gordon Hutchinson & Viv Church
3	MAPM* – Snack Bar/Mini Golf Proposal	The proposal and options were commented.	The Board will seek legal advice from the Lawyer about this proposal including the legalities of building on this land. Depending on the legal advice, there will be a process for owners to vote on the proposal. NOTES POST MEETING: The owner has withdrawn his proposal. So the matter is now closed.	Before the next Board Meeting.	Gordon Hutchinson & Viv Church



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4	MAPM* - Security Contract & Maintenance of the Security System	The contract was agreed after the last Board Meeting	Finished		
5	MAPM* – Projects & Jobs	New Updated P&J was presented prior to the meeting	It will be updated prior to every Board meeting.	Before the next Board Meeting	Gordon Hutchinson
6	MAPM* – URBIT App	The Trial period will start shortly	We will send details of the URBIT reporting App to all owners in order to carry out a two months trial from the last week of September.	Last week September	Gordon Hutchinson and Pepa Pérez
7	MAPM* – Welcome Pack	The new Welcome and Leaflet Pack were sent to the Board members prior to the meeting. Hard copies were also available at the meeting.	The Welcome Pack will be translated into Spanish and sent out to all owners as a General Communication.	Leaflet - Finished Welcome Pack - Early October	John Barr
8	MAPM* - Traffic calming	There is no update yet. Nothing to report back from Murcia Town Hall.			Gordon Hutchinson
9	MAPM* - Facade Painting. Responding to an owner's email	The Building President was informed as agreed at the last BM.	Finished		



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10	MAPM* – Pools - Resin Provider	We are dealing with the suppliers to get the resin and stones delivered to do pool 6-1.	Get in touch with the suppliers of the resin and stone and get the material delivered.	It was expected to start pool 6-1 the w/c 20.09.2021; however due to the delay in the delivery of the resin it will not start until middle October	Gordon Hutchinson and Pepa Pérez
11	MAPM* – AOB: Operating Model		Action closed - It has already been dealt with it.		
12	Renters, Pools, etc	Report from BB & SB on how to manage pools and other in renters.	We have received a report from owners regarding the behaviour during the summer of people using the pools	The Board will respond fully by the end of September.	Gordon Hutchinson
13	Reported repairs	How are the works actioned? How are the works prioritised in order of urgency and in what order are they completed? Need to prioritise works/incidents reported	Arrange a meeting with the maintenance man to set up the criteria for prioritising the repair works.	September	Richard Deeley
14	Next Board Meeting	24.11.2021	To present the draft budget for 2022	Middle November	



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15	AOB	Due to family reasons John Slater will not be able to stay as BP and PP7.	He, President of Phase 7 will be calling EGMs to appoint a new Building President and a new Phase 7 President.	Before the end of the month	
16	AOB	There were some technical issues with the survey tools used last year, so we are seeking a more flexible provider for our needs, which means the Surveys will be done a little later this year.	Source a suitable survey	By the end of September	Richard Deeley
17	AOB	Resort Anniversary 15 years. The Board felt we should look into holding a 15th Anniversary next year. Wendy will lead and liaise with Margaret Daniels and report back.	Wendy Walker will lead and liaise with Margaret Daniels and report back.	By the end of September	Wendy Walker



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	18 AOB	Changing insurance broker	Discussion about finding a local commercial insurance broker with the help of our lawyer.	As soon as possible - first week of October.	
*	MAPM (Matters Arising Previous Meetings)				