

Minutes, Moonee Creek Co-Operative - 4 April 2009

Present: John Hamilton, Nobuko Murphy, Shaun Murphy, Graham Smith, Julia Coffield, Tilman Ruff, Glyn Howells, Peter Rose, Rhona Rose

Apologies: Garry, Charles, Penny, Tuyet, Annette and Charlotte

Facilitator: Glyn

Minutes: Graham

1. Minutes of last meeting (10 January 2009)

The minutes of the previous meeting were confirmed subject to the following revisions under the heading "Glyn's House Site: all of the text after the first sentence ("there was a wide ranging discussion on this topic") is to be deleted. The text including and below the heading "letter from Rhona to meeting" is to remain (including Tilman's email prior to the meeting). In addition the minutes should note that it was agreed at that meeting that farm members would walk to the area of Glyn's proposed house site after the meeting for discussions outside the meeting.

Action:

Glyn to reissue amended minutes and amended minutes to be posted on the website (John).

2. Treasurer's Report/Share Registry

Rhona noted that she now has safe custody at the Commonwealth Bank. The signatories are Rhona, Shaun and Nobuko.

It was agreed that it was necessary to update the Share Registry after the meeting (Graham to do this) and to put the title and other key documents in the safety deposit box. An audit has been completed.

Rhona stated it was necessary to review the farm's insurance policy. In discussion it was noted that subject to cost, insurance should cover fencing, trees, the Furphy, the tractor, the water tank, the machinery shed, the shearing shed, the hydro and the carriage. Rhona will report back to the next meeting about the costs.

The extra \$500 deposited into the farm bank account has been identified. It was from the Murphys (it was also noted that the Murphys still owe \$100 in levies).

The bank balance shows \$4,230 in savings and \$17,257 in the investment account.

Rhona will provide a statement of the accounts to be attached to these minutes (attached).

3. Farm sign

Rhona has purchased a sign (for \$88.00) and the sign is to be installed after the meeting during the Sunday work day.

4. **Top dam and embankment**

Shaun thought that when an excavator next comes to the farm (eg: for excavating for John's new tank) we should get the top dam dug out and get the road just below the shearing shed widened at the same time. This was agreed and Co-op to cover the extra cost.

5. **Wild pigs**

Shaun said that there has been an invasion of feral pigs. Shaun had arranged for some hunters to come to the farm but they have not been able to shoot the pigs. Shaun says that trapping is reasonably successful. Shaun is willing to make a trap based on a design he has if the co-op pays for the materials. It was agreed that Shaun could spend up to \$300 on these materials and make a trap.

6. **Benalla Council and the number of house sites**

Glyn referred to the email he sent around just before the meeting (from Troy/Liz). He said the Council's lawyers have not yet finalised a response.

The issue is whether our Ministerial dispensation for 8 house sites has been overridden by the Council.

It was decided that Rhona should write to Troy (the Council Planning Officer) on behalf of the Co-operative and provide Troy with the relevant documents relating to Council approval and ask Troy to send these documents to the Council's lawyers. The letter is also to ask for Council to respond to the Co-op on the issue.

It was also decided that no further house building planning permits would be sought from the Council by farm members until the issue of the number of house sites has been resolved.

7. **Re-evaluating fire strategies**

Shaun said that we need to re-evaluate strategies especially in light of climate change.

The issue of stay or go is still to be resolved. Shaun suggested that if a decision by a farm member is to go they should go early in the morning or otherwise stay because the extreme conditions develop in the afternoon.

Shaun suggested that stay or go was an individual rather than a group decision. Shaun noted we need to reassess our tanks both in terms of capacity and whether they should be concrete rather than plastic. John noted that Penny has sent some issues/ideas for consideration:

- we need to consider the outcomes of the Royal Commission;
- we need to consider whether we construct a communal bunker;
- we need to consider the need for slow burns.

There was discussion about the need to remove the small trees growing around the pondage as the pondage may be a place of refuge during a fire and it is undesirable to have trees around the pondage in a fire.

It was noted that the farm has been informed that a cool burn is to be done above the Aus camp site in the near future.

8. **Working bees at peoples houses**

It was agreed that this would be an agenda item for next time.

9. **Glyn's house site**

(Note this part of the minutes was written by Peter and John was facilitator).

Graham tabled an email from Graham and Julia to farm members in relation to Glyn's house site (see attached) and stated that a compromise had been made in his view. Tilman wanted it noted in relation to Tilman's house site that Garry had agreed to relinquish the site and Tilman and Charlotte would not have built unless Garry was happy to do so.

Sites discussed on development site and other areas.

Glyn spoke of his concern re fire. Climate change is an issue for him and his preferred site would be on the flat to utilise solar power.

Troy Spencer (Planning Officer) said septic discharge was to be 100m from the creek but otherwise no issue re building a house close to the creek.

Issue of trees to be taken down discussed - the 2 blue gums.

Shaun spoke of the importance of bringing some values of the cities to the farm and that they are not necessarily the same on the farm. Tilman spoke of the importance of respecting each others views and working towards a compromise.

Importance of group taking a facilitating role. Importance of Glyn and Julia/Graham. Discussion in relation to practical issues. Trees/septics/distances/special/topography.

Discussion of where both house sites could possibly be. Glyn and Graham to talk to each other in relation to the sites. Glyn and Graham to ask for advice/support from co-op members when appropriate.

It was mentioned that compromise had been made to some extent and that the journey will continue with all our support.

10. **Next meeting**

The next meeting to be on the weekend of 4/5 July.

Facilitator: Graham

Minutes: Julia

Timekeeper: Rhona

Treasurer's Report for Moonee Creek Co-operative 4.4.09

♣ We have a Safe Custody Envelope at the Commonwealth Bank, Benalla. No similar facility is available at the Credit Union. Chris Coles is no longer a signatory. The signatories are now Rhona Rose, Peter Rose, Shaun Murphy and Nobuko Murphy. At least two signatories must sign to access the documents. I have been given several documents which I believe ought to be housed in the Safe Custody Envelope. We need to go through these and decide what to do with them.

♣ The audit has been completed! Aim to complete this on time next year!

♣ Can we review the current insurance policy? I have been advised that Elder's are quite competitive, but want to be clear our policy suits our needs before I get a new quote.

♣ I had the mysterious \$500 which had been deposited into the farm account on 8th Oct 2008 traced. It was from the Murphys. Please let me know if you make a deposit, to avoid further mysteries. The bank statement provides no such detail.

| Date | Transaction | Debit | Credit | Balance |
|-----------------|---|----------|----------|--------------------|
| | S1 on call savings account | | | |
| 19.11.08 | Balance brought forward... | | | \$22,149.28 |
| 21.11.08 | Transfer to 1592414 | \$17,000 | | \$5,149.28 |
| 30.11.08 | chq/merchant dep fee | \$0.20 | | \$5,149.08 |
| 08.12.08 | chq 139501 | \$594.00 | | \$4,555.08 |
| 30.12.08 | chq 139504 | \$36.30 | | \$4,518.78 |
| 02.01.09 | cheque deposit | | \$927.57 | \$5,446.35 |
| 12.01.09 | chq 139503 | \$137.00 | | \$5,309.35 |
| 31.01.09 | chq/merchant dep. fee | \$0.20 | | \$5,309.15 |
| 04.3.09 | chq 139505 | \$276.03 | | \$5,033.12 |
| 05.3.09 | chq 139507 | \$803.00 | | \$4,230.12 |
| 31.3.09 | Interest credit | | \$0.80 | \$4,230.92 |
| 03.4.09 | Closing balance | | | \$4,230.92 |
| | | | | |
| | I 4, (3-5 months investment account) | | | |
| 01.1 09 | Opening Balance | | | \$17,000 |

| | | | | |
|----------------|------------------------|--|----------|--------------------|
| 23.2.09 | Comp. int #41762 6 % | | \$257.10 | \$17,257.10 |
| 03.4.09 | Closing balance | | | \$17,257.10 |

Opening Balance S1 on call savings account \$ \$22,149.28

Total Debits \$18,846.73

Total Credits \$928.37

Closing Balance \$4,230.92

Opening Balance I 4 investment account \$17,000

Total Debits \$0

Total Credits \$257.10

Closing Balance \$ \$17,257.10

Levies owing for 2007/8 are : Murphy \$100

Attached email

Dear all

We have thought long and hard about Glyn's house site and tried to take account of Glyn's list of criteria (in plain speak a "wish list") and our long held expectation and aspiration that there were no house sites in front of us (our criteria).

After much anguish we offered Glyn a compromise of a site right where the copse of blackwoods is in front of the carriage. But Glyn wants to be out further into the open - we want the open space (the village green) preserved.

After the meeting and after much tooting and froing we settled on a site with the rear South Eastern corner of Glyns's house located exactly at the South Eastern gate of the communal vegie garden. His house will go out into the common space more than we would like but we will agree to it , including on the basis that any sheds and outbuildings are on the Eastern (road) side of the site and we plant a screening plantation of evergreen trees between Glyn's site and our site.

Regard, Graham and Julia