

Ayres Court Management Company Limited

Strandhill, Co.Sligo

Annual General Meeting 19th May 2018

Attendance:

No.3 Donal & Kathleen Heylin
No. 6 Cath Stanley
No. 7 David & Beatrice Keane
No. 9 Robert Donaghy (Proxy)
No. 13 Brendan Flynn
No. 16 PJ O Connor
No. 18 Siobhan Connolly
No. 23 Adrienne Higgins
No. 26 Yvonne Byrne
No. 27 Majella & Dolores Brady

Apologies:

No. 2 Phil & Tom Conlon | No. 4 Rosaleen Kiely | No. 12 Tom Cregan | No. 15 Muriel Jenkins |
No. 20 Breda O Dwyer | No. 26 Margaret Sweny

Chairperson's Report

The Chairperson opened the meeting and welcomed all those present. He expressed his concern regarding the amount of units in arrears at present which has increased on previous years. This is going to be of particular concern into the future.

The 2017 AGM minutes were read and adopted as follows:

Proposed by: Brendan Flynn
Seconded by: Majella Brady

Treasurer's Report

David Keane circulated accounts for 2017 – 2018 and also a budget for 2019.

	April 2018	Budget April 2019
Income	12,333	12,835
Expenditure	12800	11,376
Surplus/(Deficit) for year	(467)	1,459
Accumulated Reserves (include Sinking Fund)	30,285	32,419

Accounts 2017/2018

- The majority of unit owners are fully paid up or have arrangements in place. No. 24 continues to be in significant arrears and accounts for a large proportion of outstanding debts. A judgement had been sought re Pre 2011 debts regarding this unit and this judgement has now been registered against the property. A further judgement has been sought on amounts owing since 2012 – this is currently proceeding through the courts. The company is fully safeguarded at this stage but this situation will need to be reviewed annually with our solicitor.
- In line with Regulation 12.3 of the Rules & Regulations it was proposed to allocate all legal charges incurred in the pursuit of this debt be charged to the unit owner of No.24

Proposed by: Cath Stanley
Seconded by: Dolores Brady

Adoption of the accounts:

Proposed by: Siobhan Connolly

Seconded by: Robert Donaghy

Budget 2018/2019

Due to the expected resignation of the Treasurer, three options were presented with regard to the proposed Management Charge for 2018/2019 to include possible increased expenditure due to additional accountancy/audit requirements and these were discussed. It was proposed that the Subscription Charge would be set at **€500** for the year and the transfer to the Sinking Fund to be €25 per unit.

Adoption of the subscription for 2018/2019:

Proposed by: Adrienne Higgins

Seconded by: Cath Stanley

A vote of thanks and best wishes for the future was proposed to David & Beatrice by Majella Brady and seconded by PJ O Connor

Election of Officers:

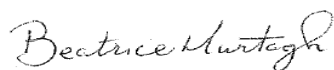
A note from the Chairman was circulated to all residents in February 2018 advising that David and Beatrice were going to step down from their posts following the AGM. Expressions were sought to fill these posts. Based on the responses received the following structure was proposed and circulated to all residents for review in advance of the AGM:

		<u>Proposed by:</u>	<u>Seconded by:</u>
<i>Chairperson:</i>	Kathleen Heylin	Donal Heylin	Majella Brady
<i>Treasurer:</i>	Donal Heylin	Adrienne Higgins	Majella Brady
<i>Assistant Treasurer</i>	Adrienne Higgins	Majella Brady	Siobhan Connolly
<i>Secretary:</i>	Brendan Flynn	Donal Heylin	PJ O Connor

Any Other Business

- It was agreed to remind all Owners of their responsibility to inform their tenants of the Rules and Regulations in relation to respecting the wheelchair parking and disposal of rubbish.
- The ongoing matter of cars parking at the entrance to the car park was discussed. It was agreed to research possible solutions, e.g., contact a sign writer/yellow lines. The committee will undertake to review the matter and see if a solution can be found..
- Thanks were expressed to Adrienne for her work on the gravel area.
- Mowing of grass to be discussed with contractor to allow for extra cuttings depending on growth

As there was no other business the meeting concluded.



Beatrice Murtagh (Outgoing Secretary)

Chairperson: Kathleen Heylin, heylin@gmail.com
Treasurer: Donal Heylin heylin@gmail.com ***Assistant Treasurer*** Adrienne Higgins aragwan@yahoo.com
Secretary: Brendan Flynn brendanflynn240457@gmail.com