



MINUTES of the ANNUAL GENERAL MEETING of BVRA
Held WEDNESDAY 14 OCTOBER 2020 at 1.30 pm at Joy Rice Centre.

ATTENDANCE: Chairman Tom Falconer welcomed 52 ILU occupiers, with CEO, Simon Newbold, Chair BV Inc, John Angas, General Manager Services Ben Hall, and Care Coordinator, Tom Herring.
APOLOGIES: Anne Robins, Rosemary Shearer, John Reusch, Kevin Prouse, David Hussey, Errol James,
MINUTES – distributed in Grapevine. Moved – Maggie Hughes, Seconded Jenny Lythgoe – carried.

CHAIRMAN'S ADDRESS – Tom reported on a difficult year with Covid halting many activities, now resumed under safe procedures. He thanked Ben for bringing systems into play that will ensure maintenance programs are regular and effective and Tom Herring for his untiring concern for our care and wellbeing. BV's regular communications during Covid were greatly appreciated – how lucky are we to live in South Australia and in Barossa Village.

Board Chairman John Angas and CEO Simon Newbold. John spoke of the Board's updating of its Strategic Plan 2020-2030, important aspects of which are

- To expand all aspects of the business
- To strengthen the financial position to ensure positive and high quality retirement and aged care living
- To develop a skilled and responsible workforce.

Simon enlarged on these and paid tribute to everyone in Barossa Village pulling together in trying times. It is a credit to the staff that with the Barossa having 40 Covid cases in March, not one of the 800 clients or 270 staff was affected by it. He expanded the initial 3-year Plan for the continued growth and expansion of services. New members Matthew McCullough and Helen O'Brien bring new skills to the Board. Ben Hall, tackling big projects like the hydrotherapy pool and 21 more Residency beds, has also ensured many ILUs are being updated, with landscaping and the new bar and courtyard development making Joy Rice surrounds a premier area. The new website is active with a marketing campaign bringing Barossa Village to community attention. \$700,000 has just been committed to new phone and technology systems. All this is made possible by the people across the organization and by careful use of financial resources – a sixth year of operating surplus. Since 2015 \$22 million has been spent on infrastructure. A fulltime Community Development Officer has been appointed to work with volunteers and the Op Shop. Heritage Park Master Plan is next. Simon acknowledged late production of Grapevine, undertaking to ensure it get back on track.

Tom Herring – Tom remembered with respect the ILU residents who have died since our last meeting. He praised the goodness he saw amongst residents looking after each other during Covid time. The ability of Barossa Village to quickly introduce new services like shopping and meals, with free delivery, showed the organization has the capacity to adapt when a need arises. Thanks to Carl Helbig for his education sessions on cyber security and technology, all done in his own time for the safety of residents, and to Ben for distributing Covid information. In future the website "Client Zone" will get us information quickly. Presently undertaking emergency planning for vulnerable residents, especially updating bushfire safe plans – with a CFS information session to be held on 12 November. In 2021 Tom aims to visit every unit to build up a "community voice" - an awareness of what is important to each resident. Tom encouraged all residents to complete the authorization form for Barossa Village to give contact details to their Cluster representative.

Ben Hall – reported on many changes introduced in last 12 months, including matching horticultural practices to seasonal changes. The garden team works on a six weekly cycle and also attends to preventive maintenance as their time allows. Other workers will continue with maintenance cycle and if a resident misses the visit, a return visit at a suitable time will be arranged. The "rejuvenation" of the Scholz precinct has begun with the demolition of some units assessed as being unsuitable for updating. The character of the area will be retained with a housing plan soon to be drawn up. Refurbishment continues for several ILUs to lift the quality of retirement housing. Ben also gave an

update on the hydrotherapy pool as a community asset, on track for completion March 2021, with a further \$50,000 SA Government grant allowing a high quality change room/toilet facility. The new 21 beds at the Residency should be completed by August 2021. Ben acknowledged Clare Pietsch (Integrated Care) and Leanne Kleinig (Admin/Finance) and their teams, whose backroom work makes all this possible.

Ben presented the financial statement and budget and announced the maintenance fee for the coming 12 months will be \$194.00. Chairman sought a motion that residents *"note that it has received Management's Report on Maintenance Expenditure, Maintenance Budget and setting of the Maintenance Fee for the forthcoming year"*. Rudy Koenders commented to ask if these statements had been discussed with the Association as required by 2016 amendments to the Act. As this had not occurred Mr Koenders moved/seconded Yvonne Wuttke, *"that this motion be not now put until it complies with Section 33 and 39 of the Retirement Villages Act 2016"*. Jeff Devonish raised a point of order that we did not have the power to change the accounts or the maintenance fee in any event, but the motion was put and carried. A further meeting will be called.

MANAGEMENT COMMITTEE NOMINATIONS: Carmel thanked all reps and proxies and welcomes 5 new members. She declared the following residents nominated by their Cluster duly elected.

| | | |
|---|-------------------------------|-------------------------------|
| ANGASTON Schilling Street/North Hill Street | Julie Smith Gayl Sanderson | Kath O'Toole Barbara Emmel |
| TANUNDA | | |
| Angas Street | Anne Robins | Julia Russell |
| Basedow Hof | David Hussey | Errol James |
| Maria Street | Carmel Devonish | Jenny Lythgoe |
| Magnolia Street | Robin Henry | Malcolm Gunn |
| NURIOOTPA | | |
| Atze/Kellelt/Humberdross | Shirley Nash | Phylip Nash |
| Buna/Kokoda | Pat Reusch | John Reusch |
| El Alamein/Sheard | Elsja Wilton | |
| Amtsberg, Greenock Rd | Sandra Johnston | |
| The Pines, Greenock Rd | Maggie Hughes | Jackie Chapman |
| Old Kapunda Road | Ben Van Gasteren | |
| Park Avenue | Ingeborg Fimmel | |
| River Road | Tom Falconer | Mike Reglar |
| Scholz Ave | Bob Sandercock | Ros Hayward |
| Penrice Road | Christine Bassham | Rita Dury |

GENERAL BUSINESS. BVRA Constitution. The BVRA was formed in 2011 with guidance from the SA Retirement Villages Association. A review is timely. The Management Committee recommends to this meeting *"That in its 10th year of operation a Review be carried out of the BVRA Constitution, with all residents invited to participate, to be conducted in the first six months of 2021."* Moved Secretary/seconded Angie Falconer. Carried.

ELECTION OF CHAIRPERSON: Simon called for nominations from the floor. There being none Rudy Koenders proposed Tom Falconer, seconded Ross Bassham, for a third term as allowed in Clause 4.15 of the Constitution, for the next 12 months.

Meeting closed at 2.45pm, next AGM - Wednesday 11 October 2021 at 1.30pm.

Chairman

Secretary

Date