

Alcazaba Lagoon Sector 1 Committee Meeting Minutes

Friday October 29th 2021

11.00 am C.E.T

Communimas Offices

Zoom Joining instructions for Khaloud to be circulated by email.

Invitees – Chris Armitage, Paul Dragonetti, Jason Callow, Kholoud Milani

Guests : Joni Burnett

Approval of last minutes

Approved

Matters Arising

Financial Update – Joni/Chris/Paul

Still waiting for September invoice so unable to assess yet but other areas looking in line.

Agreed excess each year will be moved into a development fund to identify . Maintainence surplus tone moved into refurbishment fund.

Noted cleaning and garden budgets need increasing, former to match. Irrent actials and latter for increase for mower cost.

Lagoon Summer review – Chris/Paul

Worked well this year. Being reviwed to increase charges next year. Expect approx 25k this year. Been much better for owners having there own beach and access.

Garden Development – Upper pool and water savings – Jason/All

Area b 4-5 seen as priority for water reduction. Improvement still to continue in upper pool area. grass typed for lower water to ne checked but soil will be issue upper pool area will continue when budget allows for additional planting to improve the environment

Garden Lighting – ongoing issue needing long term solution – All

Continue to replace bulbs with leds. Need to identify which circuits trip in high rain for possible replacement. Timing needs changing but clocks go back at weekend . Can we use sensors. lighting around bloques for security.

Security – Best practice to manage resident anti – social behaviour. -Paul

Fines suggested by Paul but Joni advised no. Some form of sanction needed. Concerns re guard qualifications and ability to handle disturbances. Patrols round bloques.

Bloque maintenance –Bloque 10 damp update – Joni

Refuse disposal – Improvement and communication – Chris

Need rubbish area. Ext to lagoons Gran E for Chiringuito. Labels needed for bins still.some bins still not fixes. Sector 2 rubbish needs factoring in.

Development strategy 2022 – All

Carried over

EGM procedure – Joni

AGM 2022 – Date, venue, notification

Easter 2022,Communimas is numbers around 20.ca ro advise exact date.

A.O.B