

Omaha Beach Residents Society Inc.

Minutes of the 2025 Annual General Meeting

Held on Sunday, 15th June 2025 at the Omaha Golf Club at 10:00am

COMMITTEE PRESENT: Tony Coupe (Chairman), Mayurie Goodwin, P. Bougen.

Committee Apologies: Derek Nolan, Faris Azzimullah, Fiona Hyland,

ATTENDANCE: 15 members plus 3 committee members. Total attendance 27 members (including proxies).

Apologies: 10 member apologies received

Proxies Received: 9 proxies received

Meeting Content

CHAIRMAN'S REPORT- referenced by T. Coupe

LAST AGM Minutes were accepted as a true and correct record of that meeting.

RESOLVED: that the minutes of the 2024 AGM be accepted as a true and correct record of that meeting

Proposed: T. Coupe Seconded : M. Campbell

Unanimous

Matters arising:

Change of Auditor to JSA Audit noted. Reduced annual audit fee.

Please supply your email address when requested.

2024 FINANCIAL PERFORMANCE & POSITION.

The 2024 Audited Annual Financial Statements were tabled

Matters arising:

None

RESOLVED: that the financial statements be accepted

Proposed : P.Head Seconded : G. Painter

Unanimous

LEVIES

The annual levy for the year ending 30 June 2026 will remain unchanged at \$325 (GST inclusive)

RESOLUTIONS

Special Resolution :

RESOLVED: that the amended constitution tabled at the meeting be accepted.

Proposed : G. Painter Seconded : T. Coupe

Unanimous

Member Resolutions : None

COMMITTEE MEMBER ELECTIONS

Existing committee member retirements accepted : D. McCarthy.

Existing committee members requiring re- election: Fiona Hyland, Derek Nolan

New committee member nominations: Phil Bougen, Ian Daniel

RESOLVED: F. Hyland, D. Nolan, P. Bougen and I. Daniel are elected to the committee for a two year term.

Proposed : T. Coupe Seconded : M. Coupe

Unanimous

The elected committee members until the next AGM are:

T. Coupe, F. Hyland, D. Nolan, F. Azimullah, M. Goodwin, P Bougen, I. Daniel

GENERAL BUSINESS

Design Control Committee (DCC)

- Refer commentary in Chairman's report
- No matters arising or questions from members.

Tennis Courts *Tony Coupe*

- Tony Coupe updated members on the condition of the Taumata Rd Court and the upgrade undertaken at the Mangatawhiri Rd Court.
 - Member Query : why the committee is considering replacing the Taumata Rd court in astrograss while Mangatawhiri court has been upgraded with a hard surface. [Reply] : neighbours offered to make a financial contribution to bridge the significant cost difference, pickleball option at Mangatawhiri should it proceed.

Questions from the Floor

Pickleball: T. Coupe read an email received from a member asking the process for allowing pickleball, what consultation with nearby members will occur, what analysis had been done regarding noise, why concerns expressed about pickleball at the Pukemateko Reserve courts was not included in the chairman's report, what limits will apply re equipment, playing times etc, requested the terms of reference for the noise study commissioned.

Tony Coupe advised:

- Pickleball is being considered as an option by the committee. Feasibility is still being considered.
- The committee has commissioned an acoustic report from Marshall Day Associates advising that the sound levels emitted from a typical game of pickleball were below Ak. Council approved limits although perimeter sound barriers could be required. All reports received will be available to the membership via the OBRS website.

- No decision would be made until there had been full consultation with the membership and in particular those in the immediate neighbourhood.

Discussion arising:

Member: concerned at the tennis court change of use. They acquired a property expecting tennis courts nearby.

Insufficient notice to members of the intended change of use

Exclusive use to Sthn members - concerned about influx of non members - a very social game = attracts noise etc

Queries why Taumata & Mangatawhiri were having different surfaces - no notice given - should be treated equally.

Tennis Court Locks - they were once locked now they are not. Why? [T. Coupe] : the committee is considering court security and will review options.

Floodplain Mapping (1 in 100 yr) - G. Painter / P.Head advised initial floodplain maps issued by Ak. Council showed severe flooding risks which could/would impact property values, insurance premiums etc. OBC have approached Council via Healthy Waters and queried underlying assumptions re soil type etc. Healthy Waters have agreed to revise their mapping forecasts which will significantly amend their flood risk assessment.

Omaha Park Subdivision

Paul Head (OBC Chairperson) advised new developments regarding a previous Court rulings that prevented the planned subdivision at the Sthn end of the beach. Changes to the RMA legislation may allow the Omaha Park people to reconsider or reapply for subdivision consent. OBRS was required to make significant funding contributions for the objection to the original consent.

Meeting concluded 11:00 am