



## Chairman's Report March 2021

Dear all DWBC members and guests,

Welcome everyone as we move into the Easter break and then into the quieter months of Autumn and Winter.

Firstly, since our last meeting (being our AGM in November) Brett Lewis has stepped down from Chairman of the Board and after nearly 10 years of his time as chairman, we thank Brett for his efforts. I have been appointed as Chairman for 2021 and look forward to working with everyone throughout the year (please note that I am also acting Treasurer until a new Treasurer is found.). Below is a summary of our current Board members below for everyone's reference.

Brad Rogers	Chairman / Acting Treasurer	0412 355 298	Chit Chat
Brett Lewis	Vice Chairman	0419 103 394	Kokomo
Lisa Glassborow	Secretary	0402 302 477	XStatic
Luke Brinksma	Site Director	0432 251 726	Serena Z
Don Atkinson	Member Insurance and Club Ice	0418 530 111	PAD
Maurie Callinan	General Director	0412 534 345	Latise
Simon Cox	Projects & General Director	0417 123 065	Dragon Lady II
Peter Elliott	Projects & Activities Committee Liaison	0418 391 496	Kik'n Bak
Greg Walter	Projects & General Director	0408 362 447	Evening Sky

All our Board members have a wealth of experience around Darlingford, on Lake Eildon, in boating and in their own professional endeavours. We, as a club are truly privileged to have such a great team of volunteer Directors to support members and help manage our club.

During this year's summer we enjoyed the best water levels for some years and our members have been very active on their boats. With our club at capacity the club was by far the most active I have seen it over summer since I have been a member. Over the last 12 months we have welcomed over 10 new members to the club, which is excellent, particularly during a global pandemic!

A big thank you to all members who have enjoyed the club and generally followed our guidelines to make everyone's experience enjoyable. Our grounds have remained clean and fully functioning including car and trailer parking working well, and the marinas have been well maintained. Thank you to all.

It is great to see our 2 member barges (which were facelifted last year) getting a great workout from our members, from furniture removals to the odd group float around in the trees into Jerusalem Creek!

Other key works around the club late last year and over summer have included finalising the crane barge overhaul, painting of marina's, new ski boat landing/parking space on B marina and upgrading of engines on the Facility Manager Barge and both member barges.

We have additional marina blocks and winches in the pipeline soon to strengthen a few weak spots on marina's which is great news. New trolleys are also being worked on for marina's which I know everyone will be delighted about.

Ric and Steph have done an excellent job around the club during this time. Ric has been with Darlingford now for 2 ½ years and is an excellent knowledge base for existing and new members around the club. Thank you Ric, Steph and also Jimmy.

I encourage all members to get involved around the club when they can, introduce yourself to a stranger, attend our social activities and offer help to fellow members where you can. It's great to see so many people out on the marina, ready to help a neighbour dock and tie up. We really do have an amazing membership base which makes our houseboat experience even more enjoyable.

After the recent completion of the club's strategic plan, which gathered significant feedback from our members, the Board will be working hard in the short term to start implementing many of the key projects to support our members and further develop our club facilities. This is an exciting program which will benefit all members over the coming years.

At present we have vacancies on our Board (including the key role of Treasurer!) which we are keen to fill. Should you have any interest in getting involved as a Board member, or simply would like more information, please don't hesitate to contact myself, Lisa or Simon for further information.

Following the distribution of Christmas and club merchandise packs in December to all members, our Activities Committee will be working throughout the year to offer a number of social events, starting with our rescheduled Darlingford Day on 27 March.

Our social events offer a great opportunity for members, family and guests to enjoy a unique experience, meet new members and generally have a good laugh with plenty of food and a social drink. I encourage everyone to attend these events whenever you can.

Our Activities Committee currently has only 6 active members who do an incredible job to put on these events. Any members who may wish to be involved in organising social activities, or supporting the committee where they can, should speak to Kirsty Rogers (0409 864 247) or Margie Elliott (0408 544 814) for more information.

Well, that's basically a wrap for now, but I sure look forward to seeing everyone around the club and at our social events this year. Don't forget that the coming months can also offer clear blue skies, little wind, a quiet lake and a chance for a campfire on the bank with your houseboats.

Happy and safe boating.  
Brad Rogers  
Chairman  
Houseboat Chit Chat

**DARLINGFORD WATERS BOAT CLUB**  
**2020/21 CASH BUDGET SUMMARY**  
**Month Ended 28th February 2021**

	YTD Actual	YTD Budget	\$ Variance	% Variance	Comment
<b>Income</b>					
<b>Marina Income</b>					
Marina Payments Standard - Via Installments	\$ 96,371	\$ 139,091	-\$ 42,720	-31%	Marina fee income is under budget by \$4,629 YTD. This is due mostly from an increased number of members paying upfront and receiving the discount.
Marina Payments Standard - Up Front Payments	\$ 183,273	\$ 145,455	\$ 37,818	26%	
Marina Payment - Large Pens	\$ 4,818	\$ 4,545	\$ 273	6%	
Social Membership	\$ 5,401	\$ 2,091	\$ 3,310	158%	Club social membership and leasing fees are over budget by \$7,876 due to the club having all out pens (but 1 large) now leased. There are also several member pens which have been sub-leased whereby the club receives a social membership. These were not budgeted for.
Pen Leases - Standard	\$ 13,799	\$ 9,545	\$ 4,254	45%	1 standard pen has been upgraded to large. Club took back std. Std pens x 2 will be sold this year.
Pen Leases - Large	\$ 2,813	\$ 2,500	\$ 313	13%	
Club Pen Sales - Large	\$ 2,000	\$ 9,000	-\$ 7,000	-78%	
<b>Total Marina Fees</b>	<b>\$ 308,474</b>	<b>\$ 312,227</b>	<b>-\$ 3,753</b>	<b>-1%</b>	
<b>Sheds &amp; Storage Income</b>					
Boat Shed Fees - Small	\$ 4,773	\$ 4,773	\$ -	0%	To budget, except I made an error with the shed storage budget factoring only 8 boats, we actually have 9.
Boat Shed Fees - Large	\$ 11,636	\$ 11,636	\$ -	0%	
Big Shed Storage Fees	\$ 9,500	\$ 8,500	\$ 1,000	12%	
<b>Total Shed Storage Fees</b>	<b>\$ 25,909</b>	<b>\$ 24,909</b>	<b>\$ 1,000</b>	<b>4%</b>	
<b>Other Income</b>					
Gas Sales	\$ 5,175	\$ 6,200	-\$ 1,025	-17%	Decrease due to Covid restrictions during 2020., however net return on gas is higher than budgeted.
Less Cost of Sales Gas	-\$ 3,804	-\$ 4,960	\$ 1,156	-23%	
Hire Income	\$ 8,707	\$ -	\$ 8,707	0%	Crane barge hire for Houseboat recovery.
Sundry Income	\$ 1,856	\$ -	\$ 1,856	0%	Government BAS refunds (Covid)
Interest - General Bank Acc	\$ -	\$ 120	-\$ 120	-100%	Over budgeted interest as rates have fallen since May 2020
Interest Income - Sandurst	\$ 2,090	\$ 4,000	-\$ 1,910	-48%	Over budgeted interest as rates have fallen since May 2020
<b>Other Income</b>	<b>\$ 14,024</b>	<b>\$ 5,360</b>	<b>\$ 8,664</b>	<b>162%</b>	
<b>Total Income</b>	<b>\$ 348,407</b>	<b>\$ 342,496</b>	<b>\$ 5,911</b>	<b>2%</b>	
<b>OPERATING EXPENDITURE</b>					
<b>Administration</b>					
Audit Fees	\$ 3,900	\$ 3,500	\$ 400	11%	Audit fees increased by \$400 un-budgeted.
Bank Charges	\$ 62	\$ 67	-\$ 5	-7%	To budget.
Legal & Professional	\$ 1,040	\$ 1,500	-\$ 460	-31%	To budget.
Director Expenses	\$ 2,264	\$ 2,500	-\$ 236	-9%	To budget.
Meeting Expenses	\$ 182	\$ 600	-\$ 418	-70%	No face-to-face meetings = \$ savings.
<b>Total Administration Expenses</b>	<b>\$ 7,448</b>	<b>\$ 8,167</b>	<b>-\$ 719</b>	<b>-9%</b>	
<b>Operating Expenses</b>					
Fuels & Oils	\$ 3,649	\$ 4,000	-\$ 351	-9%	To budget.
House Phone, Fax, Internet	\$ 1,885	\$ 2,267	-\$ 382	-17%	To budget.
Registration Fees	\$ 255	\$ 500	-\$ 245	-49%	To budget.
Office & Computer	\$ 136	\$ 250	-\$ 114	-46%	To budget.
Printing & Stationery	\$ 666	\$ 667	-\$ 1	0%	To budget.
Postage	\$ 243	\$ 167	\$ 76	46%	To budget.
Web Site Management	\$ 918	\$ 1,000	-\$ 82	-8%	To budget.
Advertising & Marketing	\$ 3,539	\$ 3,500	\$ 39	1%	To budget.
Printing Club Magazine	\$ 3,590	\$ 3,250	\$ 340	10%	To budget.
Member Amenities	\$ 4,215	\$ 3,000	\$ 1,215	41%	Over budget due to member issued pack in December. Club also needed to top up on flags, welcome packs and ongoing merchandise which had not been done for over 4 years.
Member Merchandise	\$ 4,676	\$ 3,000	\$ 1,676	56%	
Social Club Funding	\$ 5,000	\$ 5,000	\$ -	0%	To budget.
<b>Total Operating Expenses</b>	<b>\$ 28,772</b>	<b>\$ 26,601</b>	<b>\$ 2,171</b>	<b>8%</b>	
<b>Employment Expenses</b>					
Wages & Salaries	\$ 54,147	\$ 56,885	-\$ 2,738	-5%	To budget. Timing on payroll cycles.
Sub Contract labour	\$ 19,086	\$ 19,500	-\$ 414	-2%	To budget.
Superannuation	\$ 4,969	\$ 5,404	-\$ 435	-8%	To budget.
Workcover	\$ 1,989	\$ 1,750	\$ 239	14%	To budget.
Staff Training	\$ 1,326	\$ 1,250	\$ 76	6%	To budget.
Protective Clothing & Uniform	\$ 517	\$ 500	\$ 17	3%	To budget.
<b>Total Employment</b>	<b>\$ 82,034</b>	<b>\$ 85,289</b>	<b>-\$ 3,255</b>	<b>-4%</b>	
<b>Occupancy Expenses</b>					
GWM Property Lease	\$ 29,644	\$ 30,500	-\$ 856	-3%	Budgeted for larger increase. So variance.
Council Rates & Taxes	\$ 7,354	\$ 9,500	-\$ 2,146	-23%	To budget.

	YTD Actual	YTD Budget	\$ Variance	% Variance	Comment
Land Tax	\$ 1,737	\$ 1,500	\$ 237	16%	To budget.
Insurance	\$ 27,900	\$ 30,000	-\$ 2,100	-7%	Assumed greater increase in budget.
Electricity	\$ 4,813	\$ 3,667	\$ 1,146	31%	Under budgeted cost of electricity.
Trailer Park Rental	\$ 1,136	\$ 1,500	-\$ 364	-24%	To budget.
<b>Total Occupancy Expenses</b>	<b>\$ 72,584</b>	<b>\$ 76,667</b>	<b>-\$ 4,083</b>	<b>-5%</b>	
<b>TOTAL OPERATING EXPENSES - Pre Capital</b>	<b>\$ 190,838</b>	<b>\$ 196,724</b>	<b>-\$ 5,886</b>	<b>-3%</b>	Overall operating expense at 5% under budget. No major issues or variances to address.
<b>Operating Cash Surplus - PRE CAPITAL</b>	<b>\$ 157,569</b>	<b>\$ 145,772</b>	<b>\$ 11,797</b>	<b>8%</b>	Combined result of slightly higher income and lower expenses as explained above.

### CAPITAL WORKS PROGRAM

Please note: For clarity the FULL annual budget is shown below for capital works. Costs incurred are YTD amounts for each project. Some projects still to be completed this year. Some likely carried forward to next year.

<b>Repairs &amp; Maintenance</b>					
General Workshop Consumables & Tools	\$ 1,513	\$ 1,500	\$ 13	1%	
Building, Carparks & Sheds Maintenance	\$ 3,165	\$ 3,000	\$ 165	6%	
Gardening	\$ 1,176	\$ 5,000	-\$ 3,824	-76%	
General Plant & Equipment	\$ 1,572	\$ 3,000	-\$ 1,428	-48%	
Facility Managers Barge	\$ 1,090	\$ 1,500	-\$ 410	-27%	
Member Barges (x2)	\$ 1,684	\$ 2,000	-\$ 316	-16%	
Crane Barge Maintenance	\$ 2,480	\$ 10,000	-\$ 7,520	-75%	
Fire Equipment	\$ -	\$ 1,000	-\$ 1,000	-100%	
Marina Maintenance	\$ 2,494	\$ 5,000	-\$ 2,506	-50%	
<b>Total Repairs &amp; Maintenance</b>	<b>\$ 15,174</b>	<b>\$ 32,000</b>	<b>-\$ 16,826</b>	<b>-53%</b>	

### **Capital Additions**

Please note: For clarity the FULL annual budget is shown below for capital additions. Costs incurred are YTD amounts for each project. Some projects still to be completed this year. Some likely carried forward to next year.

Concreting Works	\$ 15,000	\$ 15,000	-\$ 15,000	-100%	
Managers Vehicle	\$ 7,500	\$ 7,500	-\$ 7,500	-100%	
Floating Gas Cage	\$ 5,000	\$ 5,000	-\$ 5,000	-100%	No works completed as yet.
Updated / New Members Barge	\$ 20,000	\$ 20,000	\$ -	0%	
Motor for Managers Barge	\$ 10,000	\$ 10,000	\$ -	0%	
Club Facility Planning & Research	\$ 10,000	\$ 10,000	-\$ 10,000	-100%	
<b>Total Capital Additions</b>	<b>\$ -</b>	<b>\$ 67,500</b>	<b>-\$ 67,500</b>	<b>-100%</b>	
<b>Total Capital Works Program</b>	<b>\$ 15,174</b>	<b>\$ 99,500</b>	<b>-\$ 84,326</b>	<b>-85%</b>	
<b>Total Expenses</b>	<b>\$ 206,012</b>	<b>\$ 296,224</b>	<b>-\$ 90,212</b>	<b>-30%</b>	
<b>Operating Cash Surplus</b>	<b>\$ 142,395</b>	<b>\$ 46,272</b>	<b>\$ 96,123</b>	<b>208%</b>	Reflect the capital works program yet to be completed or not being used.

	<b>Cash Balances</b>		<b>2021</b>		<b>2020</b>		<b>Movement</b>	
General Trading Account	\$	1,851	\$	12,279	-\$	10,428	Cash balance is well up on 2020. This a result of many more members paying upfront this year PLUS the large portion of capital works not completed sees funds remaining in bank until completed.	
General Reserve	\$	150,000	\$	150,000	\$	-		
Cash Reserve	\$	369,264	\$	240,765	\$	128,499	Bank balance will realign closer over coming months with balance of payments in to club and capital works completions.	
Debit Card Account	\$	2,204	\$	949	\$	1,255		
<b>Total</b>	<b>\$</b>	<b>523,320</b>	<b>\$</b>	<b>403,993</b>	<b>\$</b>	<b>119,326</b>		



**Darlingford Waters Marina Pty Ltd**  
**(ATF Darlingford Waters Boat Club Unit Trust)**

**Minutes of Board of Directors Meeting**  
**Held on Thursday 26<sup>th</sup> November 2020, 7.45pm**  
**(directly following the AGM) via zoom**

**1. Welcome / Apologies**

BL opened the meeting at 7:54pm, following the AGM, and thanked everyone for attending.

**2. Confirmation of the Minutes of the Previous Meeting 28.11.2019**

No issues. It was noted that we hadn't had a General Meeting during COVID, instead we had provided regular updates to the members via eDM.

It was moved that the minutes be accepted.

Moved – Margie E

Seconded – Simon C

Carried - unanimously

**3. Business Arising from Previous Minutes**

None

**4. Call for General Business Items for item 10**

Off-site trailer parking.

**5. Chairman's Report**

As presented at the AGM.

**6. Secretary's Report.**

There was no correspondence to present.

Membership Update: as at today, we have 1 regular sized club pen available and have 1 larger pen available (B9L).

We have 4 club owned pens currently leased.

Noted there are a number of members boats for sale.

The Secretary and Facilities Manager have been receiving lots of interest in the club via email and phone calls.

Reminder to members of Parking rules that are in force. We have had a 25% membership turn over with many who haven't experienced high waters. Please help others learn by speaking kindly; lets 'keep our cool.'

**7. Treasurer's Report**

As tabled.

BR noted the balance was slightly above budget due to fees being paid on time, as well as COVID impacting some of the budgeted spend.

BR thanked members for the timely payment of fees.

Moved – Don A

Seconded – Margie E

Carried - unanimously

## 7. Site Directors Report

LB read through a list of activities undertaken at the club in recent months, with particular focus on the work around the Crane Barge; upgrades, the training of operators and the development of the operations manual.

## 9. Activities Committee Report

KR noted that COVID had had an impact on events at the club and thanked the Activities Committee for their continued connection to each other and the club through a difficult period.

They look forward to holding events again in 2021 like Family Day and Nibbles on the Hill.

## 10 General Business

- a. **Strategic Plan:** BL introduced the process and welcomed Chelsey Cooper and Chloe Williams from Hatrick Communication, to the meeting.

CC/CW thanked members for their insightful contributions via the survey and workshops and presented the draft plan.

The plan will be circulated to members for feedback, prior to the launch at Family Day.

- b. **Off-site trailer parking:** Andrew C asked if the board was aware that our space off-site had been reduced. Yes, the board were aware and BR and LG had been to visit the site recently. A 2<sup>nd</sup> off-site space is currently being looked at but the board needed to work with the owner on access.

In the meantime, BR will look to fix the fence that is broken.

- c. **Additional slow markers in water:** Andrew C asked if we could look at additional signage in the water in the 5-knot zone. It was noted that there are signs at the end of each marina, but these might be confusing for some.

Margie E noted that the boat traffic has certainly increased around the marinas.

It was noted that there is a sign at Jews Creek Boat Ramp indicating speed zones.

Board to discuss further.

- d. **3-year internal inspection for insurance** Andrew C noted that his insurance company is now requesting 3-year internal inspections / in-water surveys to be undertaken for insurance purposes and asked if any other members had heard of this. It was noted that Tony Kedell is licensed to undertake these.

AC to provide copy of survey to LG to distribute to members.

- e. **Blue Green Algae:** Elle S asked whether the Board could keep members up dated on Blue Green Algae levels in the lake.

Due to the swift changing levels and need to ensure information is current, it was suggested that members access the information directly from the GMW website, David Munn's FB page (he provides a daily update) and/or the signage around the lake.

The board will share the GMW link to members in an upcoming communication.

- f. Brett Lewis Acknowledgement:** BR made a presentation to BL thanking him for his 10 years of service as Chairman.

BR noted that as part of the Board's succession plan, BL will step down as Chair in December at the office bearers election, moving into the Deputy Chair role, with BR stepping into the role of Chair.

On reflection of the past 10 years, BL stepped into the role as Chair at a time when the club needed someone unexpectedly and urgently. During his time BL has created a board and processes that will carry the club well into the future, leaving it a better place in so many ways.

A formal recognition of BL will be made at Family Day, celebrating his achievements and time with the members, but for now, BR presented BL (virtually) with a gift voucher on behalf of the club.

BL spoke and said we have a strong board and the club is in a good place, and thanked members and directors for their support over this time as Chair.

**Next Meeting:** March 2021 at Ringwood RSL (date tbc)

There being no further business the meeting was closed at 8:45pm.

**Confirmed:**

\_\_\_\_\_  
**Chairperson**

\_\_\_\_\_  
**Date**



**Darlingford Waters Marina Pty Ltd  
(as trustee for Darlingford Waters Boat Club)**

**General Meeting**  
Tuesday 23<sup>rd</sup> March, 7.45pm  
Ringwood RSL, 16 Station Street, Ringwood

**Agenda**

<b>COMPLIANCE</b>		
1	Welcome	Chairman
2	Confirmation of the Minutes of the Previous Meeting (26.11.2020)	Chairman
3	Business Arising from Previous Minutes	Chairman
4	Call for General Business items for item 10	Chairman
<b>OUR BASE</b>		
5	Chairman's Report	Chairman
6	Secretary's Report a. Correspondence b. Membership status c. Statutory matters	Secretary
7	Treasurer's Report a. Financials as at February 2021	Treasurer
<b>OUR PLACE</b>		
8	Site Directors Report a. Completed works b. New projects	Site Director
<b>OUR COMMUNITY</b>		
9	Activities Committee Report a. Events calendar update	Activities Committee
<b>CLUB DEVELOPMENT</b>		
10	General Business a. Strategic Plan Launch	Chairman
11	Next Meeting 3 <sup>rd</sup> June 2021, 7.45pm, Ringwood RSL	
12	Meeting Close	