Our vision is to create an urban cohousing neighbourhood, which promotes social and environmental sustainability, based on respect and shared responsibilities.

* Through robust eco-design and layout establish a cohesive community, which fosters wellbeing, diversity and the right use of resources.
* Develop and foster a thriving living environment, which uses clear communication, decision-making and conflict resolution guidelines that promote tolerance, safety, respect and co-operation.

**UCOL Meeting Thursday 23 April 2020**

**Chair:** Donald

**Notes:** Jan

**Apologies:** Susan, Pauline, Roz and Mike, Dennis, Warren, Miriam

**Present:** Frances and Sandy, Jess, Rainer and Marianne, Min, Liz, Sue T, Catherine, Alex, Anthony and Anna, Anne, Gay, Sander and Karen, Sara, Claire, Rosemarie and Maurice (very briefly),

**Meeting opened at 7.33pm**

**Appreciations:** Jan (because she’s busy and did notes – although she doesn’t have a photo), participants of last Thursday’s meeting for the companionship , Catherine, Reiner and Rosemary for the work on the fence submission .

And best wishes to Rosemary celebrating her “3score&10” birthday.

**Electricity Options (5 mins)** – Scott Willis will talk about what his company (Blueskin Energy Network) does and give options: Potentially we could have just one connection or we could have multiple connections

Discussion about whether it would be better to have him before our next meeting but conflicting meetings and group preference was to have him at our regular meeting on Thurs 14 May

Marianne was enthusiastic about the possible savings, describing how her landlord was able to get electricity at a reduced rate because he had multiple properties.

**Budget Control Group (9 min)** - Min reported that the group met last Wed and approved the usual invoices. Stevenson&Williams were paid for the work in March. Some concern that Architype bill seems to be growing (from all the variations and design decisions) so that was flagged for review. Contingency fund has just less than $100k left but $80,000+ has been tagged for fence etc so hard to know how much it actually is at the moment. Next month’s bills should be minimal.

Anne reported that we will all receive an email advising how much of our purchase price we have already paid and inviting us to put more money in now if we are in a position to do so. If people are able to do this it saves on interest (which will mean we will have more contingency left at end). Two more significant loans were received last month so this month’s bills were paid out of our funds so that we saved on interest.

Catherine explained that we are borrowing at commercial rates which is substantially higher than ordinary mortgage, so we have been paying 8.5%. We’re at about 5.5% now that rates have come down. So anything that can come in at this point will help us save, even if it is loaned at interest of 3.5% that is still a big saving. Last time we didn’t draw down, about $20k was saved.

So anything anyone can add will help a lot. Claire reported that she will be able to put in $72,000 by June 😊

**Chair for May Meetings (2 min)** – Liz and Sue are rostered for Chair and Notes for May meetings but this is not practical with Sue on a telephone. Marianne offered to help. She will replace Sue as Chair.

**Update to do list (1 min)** Donald signalled the intention of putting the [To Do list](https://docs.google.com/spreadsheets/d/1H0NKzfH9NQXamP-Hx6HyrS0hvkhZ_TFpfl6TVAPcbOM/edit?usp=sharing) back on the agenda for the next meeting and suggested that it would be good if we each took a look before then to see how we can help out. The list is quite long but we were encouraged to hear that, even though it is the last on the list, Rainer has already been working on the sauna.

**Update heritage Fence Group** **(3 mins)** Catherine reported that Zeal Steel got a new quote back on Monday. Catherine submitted that to Andrea Farminer of DCC Heritage Fund and they will be looking at it in the next week, to discuss at their next meeting. Rosemary had been in contact with Brent Lovelock of Southern Heritage Trust. They could be umbrella group for us to get funding from Community Trust up to 20% of the covenanted part.

**Irregular Newsletter (5 mins)** Anne has had emails from people asking about progress, availability of units etc. It would be a good time to put out another newsletter. Jan will work on this.

**Rentals** Min suggested that it might be worthwhile mentioning that people are looking at renting units. However any rental arrangements would be between the owner and the prospective renter (UCOL will not be involved). Mike and Roz have indicated that they are likely to rent out their unit, and Jan had planned to rent while she went to America for a year – unlikely now.

**DCC unit** – Rainer said that although it is a difficult time to talk to the DCC about this in more detail, we need to make sure we don’t leave it too long to find out what DCC are going to do.

**Open Forum:**

**Francis’ follow up on Angle Parking Arrangements** was delayed when the DCC person was sent to work at home and didn’t have access to the appropriate documents. Frances is hopeful that when she contacts him on Tuesday this will be able to be advanced. (<1min)

**Donald has emailed about the Maori name** and is hoping to hear back and be able to report more at the next meeting (<1min)

**Project Manager has been asked to look at what Stevenson&Williams will be able to do under Level 3 conditions**. A PCG meeting was to be held on Tuesday, but this was deferred a week to allow time to investigate what will be possible under Level 3. Things will be clearer next week. (2 mins)

**Catherine suggested that our Thursday meeting could end with an informal chat** for those who wish to stay on. Jan is happy to be the zoom host for an “after hours” continuation.(1 min)

**Marianne expressed a widespread feeling of thankfulness to everybody for their contribution to being where we are with Covid19.** Many have family in other countries which are facing a worrying future, particularly health professionals. In comparison we are doing so well in New Zealand thanks to everyone’s efforts.

**Marianne urged us all to support local producers** and expressed thanks for the Farmers Market vendors who have made their products available online and Harbour Fish for the free delivery service (1 min)

**Meeting closed at 8.14pm**

**Next meeting: May 14th**   Marianne/Liz for Chair/Notes

Sander has set up a recurring link for our meetings. <https://otago.zoom.us/j/9016259016?pwd=ZGZQRnM2L2tsai90eENKRExQUEtJQT09>

ID: 9016 25 9016      password: 25 25 25