



Tasmanian Association for Residents of Retirement Villages inc.

Meeting Information

Event name	TARRV General Meeting
Time	May 14, 2025, 10:45 AM - 12:20 PM (AEST)
Participants	<p>Kings Meadows: Nigel Burch, Roger Soffe, Jon Hosford, Tom & Tina McGlynn, Lana Wall, Christine Bowen, Alison Smart, Rod Boon, Gill Morris, Shirley Watson, Pat Young, Judith Guyton, Linda Hawes, Anne Harding, Allan Thompson, Barry Victory, Julianne Dakin, Eric Miller, Mike Sharman, Bernice Kelly.</p> <p>Reed Estate: Wayne Holt, Leslie Thompson, Janet Hoare, Gwen Nicholson, Rosemary Leaman, Stewart Leaman, Jillian Comer.</p> <p>Geilston Bay: Ian & Pam Green, John Behrens, Ian Excell, Ken Hodges, Noeleen Lincoln, Lawrence Cornish, Ruth Lansdell, Vicki Harrison, Gillian Fleming, Gillian Fleming, Carol McGhee, Jan Davis, Frances Russon, Susan Thompson, Rowena MacKeen, Rosalyn Behrens, Tony Coombe, Graeme Bray; Guest Speaker Senior Sergeant Phil Burton of Community Engagement, Tasmania Police.</p> <p>Apologies: Hugh Murdoch, Peter Williams, Richard Duckett Lynne Henty, Danny & Trish McColl, John & Roslyn Behrens, Kate Domeney, Stewart Wardlaw, Dennis & Judith Smith, John & Helen Birkett, Patricia Corby, John & Penny Farrar, Gary and Janine Hosking, John Swindells, Lyn Lee , Ken & Dianne Arnold, Leonie Tubb, Ken & Raelene Stewart, Jo & Barry Dare, Thea Helderman, Margaret Hosford, Noel and Gayle Vock, Anthony Goldsmith & Monica Knobloch, Jim & Judy McCutcheon, Janet Day, Lyn Johnson, Faye Costello, Don Blizzard, Roy and Betty Davies, Glennis Soffe, Renee Smith, Graeme & Maree Griggs, Allison Unwin, Mel Morris, Rae and Ken Stewart, Bob Wilke, Heather Dickenson, Peter Hill, Frank Condon, Julie Wiltshire, Ken Stewart, Rae Stewart, Marjorie Cuthbert, Nora Potter, Albert Stolp, Peter & Joscelyn Patman, Lyn & Brian Kemp. Richard Mack, Rosalie Young and Robyn Barber, Patricia Mitchell, Keith Bolton, Robyn & Tony Fulton.</p>

Quick recap

President Ian Green opened the meeting, acknowledged the apologies, and discussed the new technology for recording and summarizing meetings. Nigel Burch presented the treasurer's report. Ian Green presented the president's report, and a motion was passed to allow Committee to establish a separate legal fund for the organization. The Guest Speaker, **Phil Burton** ,Senior Sergeant



Tasmanian Association for Residents of Retirement Villages inc.

,Community Engagement | Tasmania Police , addressed the meeting with a presentation on personal safety, security measures, and how to avoid scams, emphasizing the importance of being cautious and vigilant.

Next steps

- Ian to update the apologies list in the meeting book at Geilston Bay.
- Jon. to record additional apologies from the North after the meeting concludes.
- Secretary to request that future apologies be sent via email to avoid missing anyone.
- Ian to share the presentation slides with attendees who request them.
- TARRV committee to consider adding a donation option for the legal fund on membership renewal forms.
- Ian to step down as President at the next Annual General Meeting on August 14th.
- TARRV members to consider nominating for committee positions at the upcoming Annual General Meeting.
- TARRV committee to regularly report on the progress of establishing and using the legal fund to membership.
- TARRV to continue monitoring and opposing inappropriate changes to retirement village regulations.
- TARRV to follow up with Consumer Business & Occupational Services (CBOS) regarding the investigation into non-compliant retirement villages.
- TARRV members invited to review the comprehensive President's report in the April Newsletter on our website at <https://tarv.org.au>
- TARRV to continue addressing the issue of inappropriate "expressions of interest" marketing practices by retirement villages.
- TARRV to consider organizing similar presentations on personal safety and cybersecurity for other villages.



Tasmanian Association for Residents of
Retirement Villages inc.

Meeting Summary

Meeting Summary and Apologies Discussed

President, Ian Green opened the meeting and acknowledged the apologies from various members. The Secretary read a list of members who had emailed apologies ahead of the meeting.

Jon reported on the technology for recording and summarizing meetings, emphasizing the need for a secretary to review the AI-generated minutes.

The Minutes of the February General meeting were approved as circulated to members on 10th May.

Moved: Jon. Hosford

Seconded: Frances Russon

Carried

Ian requested attendees to record member apologies in the attendance book after the meeting and requested members to send their apologies via email in future so they could be accurately recorded easily.

Ian mentioned the need to deliver more scam booklets, issued at the previous meeting, to villages.

Treasurer's Report

Treasurer, Nigel Burch, presented the Treasurer's report, and explained the expenses. President Ian clarified the \$95 expense for a bottle of whiskey, which was a gift for services rendered by a business owner, Ian Cornelius. The committee had approved this expense.

Moved: Nigel Burch

Seconded: Noelene Lincoln

Carried

President's Update

Ian presented his president's report, which included the withdrawal of a notice of motion to amend the Constitution due to probable contravention of the Associations Corporations Act.

Ian also reported on the work of the Committee on the Retirement Villages Act 2004 regulations, including a substantial submission to CBOS and the acceptance of 2



Tasmanian Association for Residents of Retirement Villages inc.

suggestions in TARRV's submission. Ian noted that CBOS has advised that many of TARRV's suggestions for regulations be included in the legislation under a future review.

Retirement Villages Act vs Residential Tenancy Act

Ian discussed the disparity between the Retirement Villages Act and the Residential Tenancy Act, specifically regarding expressions of interest. He mentioned that Southern Cross Care's marketing practices may violate the Residential Tenancy Act. CBOS has committed to investigate this further, as the Acts cannot conflict if it can be clearly shown that a Retirement Village Contract is a tenancy (or lease) rather than a real estate transaction. Ian also announced that he will not be standing for re-election as President but will nominate for a position on the committee.

Moved: Ian Green that the President's Report be received.

Seconded: Roger Soffe

Carried

Legal Fund for Retirement Villages

Treasurer Nigel Burch explained the need for the establishment of a separate legal fund for the organization. The fund would be used for legal purposes if and when a principle of law within the Retirement Villages Act needed to be clearly established by a court challenge. The fund would be financed through donations and bequests. The proposal was supported by the committee and the general meeting.

Motion: That the Meeting approves the Committee's plan to establish a Legal Fund with The Commonwealth Bank for the purposes and by the means outlined in the document "TARRV Legal Fund" and that reporting of progress towards the establishment and use of such a fund be regularly reported and approved by membership. Signatories to the Account would be the same as other Accounts held with the Bank.

Moved: Ian Green, **Seconded:** Nigel Burch

Carried

Personal Safety and Security Measures

Guest Speaker, **Phil Burton**, Senior Sergeant, Community Engagement | Tasmania Police, delivered a presentation on personal safety and security measures. He advised against intervening in public incidents and emphasized the importance of calling emergency services.(000)

He also highlighted the role of surveillance cameras and the need to secure personal belongings. Phil encouraged the use of social media responsibly and advised on how to



Tasmanian Association for Residents of
Retirement Villages inc.

report suspicious activities. He concluded by emphasizing the importance of contacting the police in case of emergencies and non-emergencies.

Avoiding Scams and Protecting Personal Info

Phil discussed various scams and how to avoid them. He emphasized the importance of being cautious when receiving calls or messages from unknown numbers and advised not to answer every call or text message. He also highlighted the risks of sharing personal information and passwords, and the need to keep software and data up to date. Ian also addressed the issue of scams targeting older people, such as romance scams and remote access scams. He encouraged the audience to be vigilant and seek help if they suspect a scam.

A question about the safety of personal information when using public Wi-Fi was raised, to which Phil responded that it's generally safe provided your computer has adequate anti-virus protection, but advised the public to be cautious.

Password Security and Personal Safety

Phil discussed the importance of using strong passwords and multi-factor authentication for security. He suggested creating a passphrase using a line from a song or a phrase known to the user and recommended using personal complexities such as adding capital letters to all vowels and using a mix of letters, numbers, and symbols. Phil also emphasized the importance of trusting one's instincts when dealing with suspicious messages or requests. He encouraged everyone to use anti-virus software and VPN protection.

President Ian thanked Phil for the presentation and Secretary Jon encouraged everyone to visit the TARRV website <https://tarrv.org.au> for more information on TARRV activities and news.

Jon further advised the Meeting that TARRV could be contacted by email .

President: president@tarrv.org.au

Secretary: secretary@tarrv.org.au

It was noted that subscriptions for the renewal of membership of TARRV are due for Annual members by June 30th. A reminder along with the appropriate renewal forms will be sent to members in mid-June.



Tasmanian Association for Residents of
Retirement Villages inc.

The meeting concluded at 12:20pm.

Jon. Hosford

Hon. Secretary

Tasmanian Association for Residents of Retirement Villages (TARRV)

14/05/2025