

## **SECTION B. EXECUTIVE SUMMARY / RECOMMENDATIONS.**

Section C addresses the three components of Motion 16 individually. We determined that Parts C1 and C2 of the Motion will be better understood with knowledge of the content in Part C3; therefore, it is recommended that readers begin with Part C3 for greater clarity.

### **RECOMMENDATION ONE .**

That a "**Sale of the Resort**" in one entity is currently very unlikely to succeed and further investigation of that specific option is not recommended by the Sub Committee. It is considered highly improbable that 75% of Non-Timeshare Owners would be inclined to sell what is essentially their private residence. Surveys also indicate that more than 25% of the Timeshare Owners who responded, wish to continue utilising The Ridge for more than five years.

### **RECOMMENDATION TWO.**

That a Sub Committee be appointed by the Body Corporate Committee to undertake a **Further Investigation** into an "**Ownership Restructure**" for the Ridge.

The recommended brief for this further investigation is "To investigate , develop and refine into a Scheme, the Concept outlined in the OSG Property Research Paper 5 and entitled "The Ridge- A Restructure and Exit Plan". We recommend that the Sub Committee is to report its preliminary findings and recommendations back to the Body Corporate Committee prior to 10 December 2026.

The Sub Committee will in the course of its work undertake specific consultation with Non Timeshare Owners and Timeshare Owners with large holdings, plus general consultation with the remaining Body Corporate Members, ( ie all Owners) . It will also scope , identify and have costed inputs that are required from professionals such as Legal , Valuation, Real Estate , Surveying , and Tax to assist in the preparation of its final report which is to ideally be submitted by 31 March 2027.

### **RECOMMENDATION THREE .**

That the Body Corporate Committee allocate an Item in the 2027 Budget for the purpose of obtaining legal and other professional advice during the second phase of the investigation outlined in Recommendation 2 .