



MEETING MINUTES

Condo. Corp. No. 0614475

October 24, 2019

CALL TO ORDER

A meeting of the Board of Directors was held at the Large Owners Lounge of Condominium Corp. NO. 0614475 on October 24, 2019 at 18:30.

As there was six (6) Board of Directors in attendance for the meeting quorum was constituted as reached and Dennis Locking chaired the meeting and called the meeting to order at 18:36

NOTE:

- *All votes were conducted on formal seconded motions by show of hands and majority recorded as "approved".*
- *Supporting documentation for the Board of Directors is recorded in the Manager's Report and does not form part of the minutes in order to meet the needs of current privacy legislation.*

ATTENDEES

Dennis Locking (President/GM Liaison)

Mona Soyland (Secretary)

Andy Gregory (Treasurer)

Steve Lawrence (Member at Large)

Doug Kalin (Member at Large)

Corey Baker (Member at Large)

Wanda Hogg (General Manager)

NOT IN ATTENDANCE

Ryan Locking (Vice-President)

Andres Guaqueta (Member at Large)

APPROVAL OF MINUTES

September 25, 2019, General meeting minutes approved. *Motion to approve, seconded, approved.*

REVIEW OF FINANCIALS

1. October 23 Arrears balance is \$ 34,087.17 up from \$ 31,523.45
 - 2108, 5414, 6606 sent to legal 10.23.19
2. Final 2020 Budget under review, with an approximately 10% increase. Majority of increase due to insurance. *Motion to approve, discussed, increase to be approved via email - Approved.*

REVIEW OF MANAGEMENT REPORT

1. **Email Ratifications** – *as summarized in Manager Report*
Confirmation of Email Ratifications as presented to the Board;
07.15.19 – Panther – Sprinkler “T” - *HOLD*
09.09.19 – CAON Service Agreement Renewal - *HOLD*
09.09.19 – Elevator Slipper upgrade - *HOLD*
10.16.19 - Mechwave RFP and Domestic Water Proposals - *Approved*
10.17.19 - Service dog – *Approved, if certified in Alberta.*

ACTIVE ITEMS/CARRY OVER

1. Bylaws (44%)– Communication to Owners submit SpR – DL/CB/MS
2. GWSC – Board On-Line (Ryan to walk us through accepting the invite sent in November “OneDrive”- *Sitting in carry Over for a year*)
3. Fob and Booking Policy - MS
4. Paladin Outstanding Invoice – with CAUSMX (update sent 06.17.19)
5. Red Dot-Tile floor grout-main lobby
6. ScreenScape-Lobby Monitor/Comm Calendars – roll out w/op software. – *sitting with Ryan... Causmx has similar software*
7. Parkade Parking – Legal Unit 300’s -Unit 6414 Owned (280/281 or 380/381), and (150/454)- to be reviewed
8. Moving Policy-draft – prompted by Jun 21 incident
9. Rent to Kill – Invoice sent to collections – Lawyer asked to respond (Sept 26, 2019)
10. Need to review C-Era Transition (DL/GM) (Sept 26, 2019)
11. Kantech Data and Service Review (Sept 26, 2019)
12. Community Survey(Board) (Sept 26, 2019)
13. Front Step/Envelope (JRS) (Sept 26, 2019)

NEW BUSINESS

1. Software review ShiftSuite vs InfoTracker – *Potential switch date Jan 1, 2019*
2. 6408 – Disclosure Statement, Conduct – *discussed & satisfied with final response sent.*
3. New Pet Application draft review & approve – *being worked on*
4. 4604 Pet application, 1 Cat & 1 Dog. Challenging Bylaw – *Only one Pet allowed as per Bylaws*

5. Service Animals – [Must be certified in Alberta](#)
6. Island Concrete / C-Era litigation (Wizard) - Letter from Mike James - discuss & decision (DL) – [discussion had](#)
7. Business Advertising – How & restrictions? [Advertise on Bulletin Boards Only, cannot conflict with anything in the building,](#)
8. Where are we with Survey Monkey? (SL) [should be out in November](#)
9. Coke Machines – (GM) [Reviewing Contract](#)
10. Studded Tires, are they allowed in parkade? (SL) - [being checked into](#)
11. South Side steps, over Exit ramp, Ice issue, exit 8 (GM) – [discussed & action being taken](#)
12. Is pet deposit refundable? [No](#)

ANNOUNCEMENTS

None

ADJURNMENT

October 24, 2019 at 20:09

DATE OF NEXT MEETING

November 28, 2019 – Budget Distribution.