



KAS1411

Council Meeting Minutes  
May 10, 2018 @ 7:00 PM

1. **Call the Meeting to Order:** The meeting was called to order at 7:00 PM.
2. **In Attendance:** Mike Makin, Strata Manager, Judith Amos SL9, Terance Coderre SL63 and Kevin Kraft SL42. 10 observers were present.
3. **Approve the Agenda:** SL42 made a motion to approve the agenda as presented. Seconded by SL9. **All were in favour. Carried.**
4. **Unit 2-6200 Spencer Road:** The owner of this unit asked for an audience with council. His home is listed for sale and he says that a deal fell through because a prospective purchaser could not get a definitive answer on whether the legal suite could be rented. This is not specifically covered in the bylaws. Council agreed to write a letter specific to this unit as a special matter to say the suite can be rented upon sale of the house. Going forward council will review the bylaws with a view to addressing suites, legal and otherwise, and the policy for their rental.
5. **Steve Walsh:** Our new pool manager asked for some time at this council meeting as it is his first month on the job. He gave a report to council on the condition of the pool and of some minor maintenance items he will be looking after. In addition, he requested \$2,000 plus tax for a robot to clean the bottom of the pool and approximately \$600 for a solar blanket. After some discussion council agreed that these expenses are warranted. SL63 made a motion to approve. Seconded by SL9. **All were in favour. Carried.**
6. **Approve the minutes of the last Council Meeting:** SL63 made a motion to approve the minutes of April 12, 2018 as presented. Seconded by SL9. **All were in favour. Carried.**
7. **Approval of Financials to March 2018:** SL63 made a motion to approve the financial statements. Seconded by SL9. **All were in favour. Carried.**
8. **Correspondence:**
  - a) **Unit Modification Forms approvals:**
    - i. An owner on Old Vernon Road for stairs to the back deck.
    - ii. An owner on Old Vernon Road for a chain link fence around the back yard.
  - b) An owner wrote with complaints about kids climbing trees along the street and about dog feces not being picked up around the property, in particular in the common area behind the houses on Old Vernon Road.  
**REMINDERS** 1) Parents please do not let your children climb the trees on the property. It is not good for the trees and not only could the child be injured but also it could create liability issues for all owners. 2) Once again dog owners are asked to pick up after their dogs for obvious reasons. Owners who do not comply could be fined if identified.



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- c) An owner on Old Vernon wrote to say there are a couple of damaged panels on her perimeter fence. Council advises that they are in the process of obtaining quotes for some needed repairs on the perimeter fence in general and those repairs would include this owner's fence.
- d) **Parking on Postill:** Despite previous warnings in these minutes and letters to individual violators, vehicles continue to park illegally along Postill, blocking traffic and making it unsafe for pedestrians. Council states that more aggressive action will now be taken for these violators including but not limited to fines and towing.

**9. Old business:**

**a) Ongoing maintenance:**

- i. **Clubhouse floor:** This project is underway and should have been completed by now but we have come across some problems. Council will work hard to resolve these issues and complete the project as soon as possible.
- ii. **Weeds along the curb:** There was a motion by SL63 to approve a quote from Weed Man in the amount of \$375 to do this work. Seconded by SL42. **All were in favour. Carried.** The work will be completed shortly.
- iii. **Street sweeping:** This has now been done.
- iv. **Damaged speed bump:** The strata manager has written to the snow removal contractor asking him to repair the speed bump.

- b) **Marios Towing:** The agreement for towing is now in place and one car has already been towed.

**10. New business:**

- a) **Special General Meeting:** This is just a reminder of the SGM to be held on Friday May 18, 2018 at 6:00 PM (sign-in at 5:30 PM. The notices have already been sent.

**11. Reports:**

- a) **Grounds:** The grounds manager asked to have an account opened with Corix in order that he can make purchases on account. Rather than open a charge account however, council will ask him to continue getting funds from petty cash for these purchases.
- b) **RV/Car Park Report:** Nothing major to report.
- c) **Club House Managers Report:** Nothing major to report.
- d) **Pool Manager Report:** See #5 above.

**12. In Camera:** Nothing to report

**13. Next council meeting:** June 14, 2018 at 7:00 PM in the clubhouse.

**14. Adjournment:** The meeting was adjourned at 7:44 PM.