

**Strata Corporation KAS1411
SPECIAL GENERAL MEETING
Country Rhodes Clubhouse**



HORIZON REALTY

**Friday May 18, 2018
@ 6:00 PM (sign-in 5:30 PM)**

**COLDWELL BANKER HORIZON REALTY
PROPERTY/STRATA MANAGEMENT
110 - 1641 Commerce Ave
Kelowna, BC, V1X 8A9
RESIDENTIAL 250-860-1411
COMMERCIAL 250-860-1420
FAX 250-860-9521**

NOTICE TO STRATA OWNERS

propmgmt@kelownarealestate.com
www.okanaganpropertymanagement.com

An Agenda for this meeting and supporting documents are enclosed herewith. Please read this material prior to the meeting and bring it with you to the meeting for reference.

1. **PURPOSE:** To vote the resolutions as shown on the attached Agenda.
2. **QUORUM:** In order to conduct business at this Special General Meeting, at least thirty-three per cent (33%) of the persons entitled to vote must be present in person or by proxy. If a quorum is not attained within one half hour of the scheduled time of the Special General Meeting, those eligible voters in attendance at the meeting will be deemed a quorum and the meeting will proceed.
3. **VOTING:** Each Strata Lot is entitled to one (1) vote.
4. **¾ VOTE RESOLUTION: "3/4 Vote"** means a vote in favour of a resolution by at least ¾ of the votes cast by eligible voters present in person or by proxy at a General Meeting who have not abstained from voting.
5. **MAJORITY VOTE: "Majority Vote"** means a vote in favor of a resolution by more than 1/2 of the votes cast by eligible voters who are present in person or by proxy at the time the vote is taken and who have not abstained from voting.
6. **PROXIES:** If you are unable to attend the meeting, please complete, sign and return the enclosed proxy form to the person you have designated to hold your proxy. Proxies must be presented at registration prior to the commencement of the meeting. An instrument appointing a proxy shall be in writing under the hand of his appointee or attorney, the person appointed as a proxy need not be an Owner.

DELIVERY DATE: April 28, 2018

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AGENDA

- 1. Certify Proxies, Corporate representatives, and issue voting cards.**
- 2. Determine a Quorum / Call Meeting to Order**
- 3. Elect a Chairperson, if necessary**
- 4. Present Proof of Notice or Waiver of Notice**
- 5. Approval of Agenda**
- 6. New Business**

a. Bylaw amendment – ¾ Vote

BE IT THEREFORE RESOLVED as a ¾ vote resolution of the Owners, Strata Corporation KAS1411, Country Rhodes, to amend Bylaw #8 to read as follows:

“Door to door solicitation for profit by residents or non-residents is not permitted. No signs or commercial businesses are allowed in or on the area of the development, with the exception of a Home Based Business Minor, a Home Based Business Major, and a Child Care Centre Minor, as per the definitions of the City of Kelowna.”

b. Ratification of a rule amendment– Majority Vote

BE IT THEREFORE RESOLVED as a majority vote resolution of the Owners, Strata Corporation KAS1411, Country Rhodes, to ratify an increase in the annual R/V parking fees to \$50 per spot per annum effective January 1, 2018 as passed at the November 9, 2017 strata council meeting.

c. Ratification of a rule amendment– Majority Vote

BE IT THEREFORE RESOLVED as a majority vote resolution of the Owners, Strata Corporation KAS1411, Country Rhodes, to ratify a rule amendment passed at the March 8, 2018 strata council meeting as follows:

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Amend the last sentence of the RV park Rules/Storage Compound Rules #6 to “A \$100 deposit will be charged for a replacement key of which \$50 will be refunded upon return of the replacement key.”

7. Termination of Meeting

Strata Property Act
Form A
Proxy Appointment
(Section 56)

Re: Strata Lot __ Unit# __ of Strata Plan KAS1411

[Check only one]

1. __ General Proxy

I/We _____ the owner(s)/tenant(s)/mortgagee of the strata lot described above, appoint _____ to act as my/our proxy beginning _____ (dd/mm/yr) until _____ (dd/mm/yr).

2. __ Proxy for a specific meeting

I/We _____ the owner(s)/tenant(s)/mortgagee of the strata lot described above, appoint _____ to act as my/our proxy for the meeting to be held on _____ (dd/mm/yr).

3. __ Proxy for a specific resolution

I/We _____ the owner(s)/tenant(s)/mortgagee of the strata lot described above, appoint _____ to act as my/our proxy with regard to the following resolution: *(indicate Special Resolution number from the Agenda)*

Limitations on Proxy, if any

Date: _____ (month/day/year)

Signature of Owner/Tenant/Mortgagee _____

Signature of Owner/Tenant/Mortgagee _____