

# Approved Minutes – Strata Plan VIS2720 – Meeting on June 19, 2018

Attending: Gayle Chong, Roger Taylor, Anita Walper, Shick Singh, Joan McInnis

Absent: Ian Froese

Minutes Taken by: Anita Walper

Quorum: Yes

Meeting called to order: 6:30 pm

## 1. Review Minutes

The minutes of the Strata Council meeting of May 23, 2018, were amended and adopted.

## 2. Financial Review

- a. May financial statements appear to be within the budget;
- b. Arrears – CP110, CP112, CP210, HC208 and HC403 are all in arrears so fines and interest will be applied. SAPM will be advised that the numbers for HC208 do not appear to balance;
- c. SAPM has been asked to provide Council with a list of all units charged each month. SAPM communicated with owners regarding outstanding strata fees was sent out via email on June 3 or 4. The information provided appears to be from a spread sheet.

## 3. Maintenance Items

- (a) Dryer vent cleaning – two of the outstanding four vent covers have been replaced. It was noted that vent covers in the HC106 stack were replaced on Friday. Council will check to make sure the vent replacement work was also completed for CP;
- (b) Sign above garage door – awaiting quotes for the new sign;
- (c) Landscaping – BF email to be sent to the landscaper;
- (d) Muffler replacement on backup generator – still awaiting quote from Simpson Maxwell. Council will also ask about the decibel output on the muffler;
- (e) HC ventilator – adjustment was made to temperature sensor to a cooler setting;
- (f) HC108 – bathroom drain was blocked due to plugged bathtub drain so a plumber was called to remedy the problem;
- (g) CP205 requested repairs to the exterior of the unit door – Council will arrange for the exterior door to be painted;
- (h) Victoria Fire Inspection Branch – the missing cylinder and keys from the front of CP were returned by the Victoria Fire Department;
- (i) Annual Fire System Inspection has been arranged for Tuesday, July 17, 2018.

## 4. Bylaw Items

Noise complaint against HC110 for barking dog – Council will send the owner a notice of bylaw infraction.

## 5. Security Related Items

Fencing update – Shick presented a possible plan for wiring and cables, awaiting quotes for both the cabling and wiring.

## 6. Other

- (a) Electric vehicle charging station – B/F awaiting more information on non-subscription based options;
- (b) Succession planning – B/F;

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- (c) Garage gate incident on April 9, 2018 involving Lucas Tompkins on his motorcycle – email response was sent on June 8, 2018, to Mathew Melnyk of League and Williams Law Corporation, no response received to date.

Next Meeting: July 17, 2018, at 6:30 pm in HC417

Meeting adjourned: 8:40 pm.