

MINUTES
RENAISSANCE PLACE
THE OWNERS: CONDOMINIUM PLAN NO. 942-3146
MEETING OF THE BOARD OF DIRECTORS
Tuesday, May 11, 2021 7:00 PM – Zoom Meeting

- 1) **CALL TO ORDER** – The meeting was called to order by Tim at 7:14 PM
- 2) **QUORUM** – Obtained with 5 out of 6 members present.
 - a) Present:
 - i) Tim Lown - President
 - ii) Alma Fadi – Vice President
 - iii) Warren Goertzen - Secretary
 - iv) Janey Ochotsky – Privacy Officer
 - v) Tara Wood – Director absent
 - vi) Yulia Kulchytska – Director
 - vii) Eric Demonye – Building Operator
 - viii) Suzie Johanson – Property Manager: KDM Management absent
- 3) **DELEGATIONS** – James Wynters.
- 4) **APPROVAL OF THE AGENDA – MOTION** by Warren **SECONDED** by Alma to approve the agenda as amended. **CARRIED.**
- 5) **APPROVAL OF MINUTES – MOTION** by Yulia, **SECONDED** by Tim to approve the meeting minutes of April 13, 2021 as presented **CARRIED.**
- 6) **BUSINESS ARISING FROM THE MINUTES**
 - a) Operations Manager Report (Eric) –
 - i) Replaced/updated storm drain pipes and horizontal lines below XX03's kitchen stacks.
 - ii) Rec facilities closed per provincial order.
 - iii) Parkade cleaning complete
 - iv) Parkade repairs reviewed with contractor
 - v) Website updates

- vi) Repairs of P level overhead door and damage to loading lobby wall and door stop to be charged back to Legal# [REDACTED]
- b) Legal # [REDACTED] – tabled.
- c) Bylaw updates – next draft from corporation lawyer is being reviewed by board.
- d) Reserve Fund Expenditures:
 - i. Foundation & Parkade – parkade repairs being scheduled
 - ii. Makeup Air Units (Building) – no action required at this time
 - iii. Pool - tabled
- e) Amenities – recreation facilities closed by public health order
- f) Annual General Meeting – tabled. Awaiting further information from corporation lawyer.
- g) Fibre optics – board will not approve without an understanding of where fibre would run.

7) FINANCIAL REPORT

- a) Approval of financial Statements – April 2021 **MOTIONED** by Warren **SECONDED** by Alma. **CARRIED.**
- b) Approval of cheque register dated May 10, 2021 **MOTIONED** by Warren **SECONDED** by Alma. **CARRIED.**
- c) Arrears – no additional action taken.
- d) Investment – next investment maturing July 13,2021

8) CORRESPONDENCE

- a) Legal# [REDACTED] renovation request: approved with standard approval letter.

9) NEW BUSINESS

- a) noise concern – awaiting further information to set up a zoom meeting with the parties involved. Complaining party will also be advised to contact the police regarding future noise concerns.
- b) Privacy Policy – **MOTIONED** by Warren **SECONDED** by Tim to update KDM mailing address as they moved. **CARRIED.**
- c) Flower beds- **MOTIONED** by Tim and **SECONDED** by Janey to proceed with same arrangement/budget for flower beds. **CARRIED.**

10) **DATE OF NEXT MEETING** – Tuesday, June 8, 2021

11) **ADJOURNMENT** – Adjourned at 9:36 PM