

ESSEX CONDOMINIUM CORPORATION # 3

P.O. Box 27063 7720 Tecumseh Rd. E. Windsor, ON N8T 3N5

Telephone (519) 945-1473

www.essexcondo3.com

Board of Directors Meeting- Monday, January 20th, 2014

MINUTES

Sheri Delacretaz called the meeting to order at 6:30 p.m.

ATTENDING: Linda, Bookkeeper, Shelley Stieler, Secretary, Moe Gagner- Property Manager, Jack Forcett, Sheri Delacretaz-President, Mary Wiseman, Dorothy Loscher, Tom Birkner, Brenda Ritchie and Maya Mitreva.

REGRETS: Ramesh Patel

GUESTS- Gordon Lee and Julia Lee-Auditors

FINANCIALS: The financial statements for 2013 were reviewed and discussed with Gordon and Julia. No problems were found.

Shelley made a motion to accept the financial statements for 2013 and Mary seconded the motion. ALL IN FAVOUR. CARRIED.

Sheri thanked Gordon and Julia for coming to the meeting and at this time, they left the meeting.

The financials for December 2013 and January 2014 were reviewed and discussed.

Mary made a motion to accept both December and January financials and Tom seconded the motion. ALL IN FAVOUR. CARRIED.

Cheques were submitted for signatures and as there was no further financial business, Linda left the meeting.

MINUTES: The minutes from December 2014 were reviewed and discussed. Maya refrained from voting because she was not at the November meeting.

Brenda made a motion to accept the minutes and Mary seconded the motion. ALL IN FAVOUR. CARRIED.

UNFINISHED BUSINESS:

Security- there have been no incidents to report.

Salting- Moe has gone out on his own time to salt specific areas around the common areas and the Board discussed reimbursing him for his time.

Jack made a motion to pay Moe \$200 for his time for salting and removing snow and Tom seconded the motion. ALL IN FAVOUR. CARRIED.

REPORTS:

Property Manager- No major problems- except for the snow removal and salting. This was cleared up when had a meeting with Evernew and few members from Board, to discuss the expectations the Board has when it comes to snow removal and salting. After the meeting, the Board felt comfortable that Evernew had the right information and that they had all the tools to complete the jobs that we hired them to do.

Community Ctr- Garage sale was a success and a spring one is scheduled for May 3rd, 2014. They received quotes for painting and drywall work and also to retrofit the pool lights. The Christmas potluck for swimmers and volunteers was well attended. A roof inspection will begin in the next few months.

NEW BUSINESS:

AGM- The Board discussed a date for the AGM and they decided on Monday, March 3rd, 2014 at 6:00 p.m. in the large hall at the Community Centre.

ADJOURNMENT : The meeting was adjourned at 8:45 p.m.

NEXT MEETING WILL TAKE PLACE ON MONDAY, FEBRUARY 24TH, 2014, AT 6:30 P.M.