

MINUTES OF THE BOARD OF DIRECTORS MEETING
HELD MONDAY NOVEMBER 21ST, 2016

Present: Sheri Delacretaz, Jack Forcett, Ray Gorissen, Mary Dibbley, Mary Wiseman, Moe Gagner, and Joe Mazzotta, Brenda Ritchie, Shelley Stieler.

Regrets: Inga Vassilieva

The meeting was called to order at: 6:30 pm.

Minutes of Previous Board Meeting - held October 17th, 2016 - Motion to approve the minutes as presented by Shelley Stieler, seconded by Mary Dibbley, all in favour, the motion was approved.

Financial Report - Joe Mazzotta reviewed the financial statement. Motion to approve the financial report by Shelley Stieler, seconded by Mary Wiseman, all in favour, the motion was approved.

Reports - Moe Gagner reviewed his report as presented to the Board of Directors.
-no other reports came forward.

New Business:

- The rules and regulations were reviewed by the Board of Directors for rules 1 through 11. Changes were made to the wording of rules 1, 2,3,4, 8, and 9. Rule number five that dealt with items being thrown out of windows and doors was eliminated, which will re-order the numbering of the rules.
- Unit 6736 Rose-Ville Garden Drive - Legal matter. Brisebois Law has confirmed that they will not go directly to lien on this unit for outstanding costs without first opening a court file. They have spent approximately \$500.00 of the original retainer fee, if a court file is to be commenced they could not estimate the total cost but it could be in excess of \$5,000.00. Dawn Gee has stopped responding to Brisebois Law, no replies by phone or in writing have been received by Brisebois Law from their past correspondence to her. The Corporation will attempt to contact Dawn Gee and offer to settle this matter without further legal action if this owner will agree to replace and repair various items at the unit. The garage door is to be replaced. The entrance door is to be replaced, exterior grass is to be repaired in spring 2017, and the screen door may need to be repaired or replaced. This is to be the final letter to this owner, we will need to set a time line for the items if she is agreeable to the terms, and approved contractors must be used. The Corporation will attempt to make contact with Dawn Gee to present this offer, failing this then the Board of Directors will have to consider proceeding with court action as may be necessary.
- Shelley Stieler and Brenda Ritchie have sorted the records that are stored in the shed, excess and dated records that are not to be kept can be removed off-site in the future.

The meeting was closed at 8:00 pm.