

ESSEX CONDOMINIUM CORPORATION # 3

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Board of Directors Meeting- Monday, October 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, Ramesh Patel, Mary Wiseman and Brenda Ritchie

REGRETS: Maya Mitreva & Dorothy Loscher

FINANCIALS: The financial statements for September were reviewed and discussed.

Shelley made a motion to accept the financial statements for September and Mary 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 August & September were reviewed and discussed.

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

UNFINISHED BUSINESS:

Reserve Fund- Mindquest is requesting meeting to get some questions answered. Information has been given to them.

REPORTS:

Property Manager- Received complaints regarding skunks and traps were set. Total of 3 possums and 1 skunk were caught in traps. Met with landscaping companies for quotes for new contract. Test unit for the insulation of mansards will be done end of October. Met with a roofer to discuss shingle problems.

Community Ctr- Quotes are coming in for the construction to change rooms.

NEW BUSINESS-

Parking spots- a lengthy discussion was held on parking spots due to some owners and tenants requesting their spots be moved to a different location. The ultimate goal is to create more parking spots in the back of Vine Court where there is quite a bit of area to turn into parking. Parking and parking spots have always been an issue that arises on a daily basis with the condo. The Board is trying to establish certain procedures and policies for this problem.

Lighting- Quotes came in from companies to change our lighting system over to LED lighting. It seems there is quite a bit of savings that will come in, when changing over to LED, through rebates from the government. There will also be savings on hydro bills. The Board has realized that our lighting is old and is breaking down more often and have decided to slowly change over the lighting to LED.

ADJOURNMENT : The meeting was adjourned at 9:05 p.m.

NEXT MEETING WILL TAKE PLACE ON MONDAY, November 17th, 2014, AT 6:00 P.M.