

DRAFT

MacEwan Gardens II
CONDOMINIUM CORPORATION No. 092 4818
263 MacEwan Gardens

BOARD MEETING
MINUTES

When: January 20, 2015

Where: Amenities Room

Present: Kate Marchessault
Rob Mastel
Pat Paul
Nicole Twerdy
Janice Bezan
Laura Giroux
Alex Zovighian, KDM Management Inc.

Regrets: Martin Sparks

No.	Item
1.0	Call to Order Kate called the meeting to order at 6:30 pm.
2.0	Approval of Agenda
	Motion to accept the agenda with 6.1.2. unit 303 Moved: Nicole Second: Janice Carried
3.0	Approval of Previous Minutes
	Motion to accept the minutes of the November 19, 2014 Board Meeting as amended. Moved: Rob Second: Pat Carried
4.0	Reports
	4.1 Motion to accept the financials as information only. Moved: Nicole Second: Pat Carried
5.0	Business Arising from Previous Minutes
	5.1 Board Website There is a new board e-mail address related to our website - board@macewangardens2.ca 5.2 Parking Enforcement Patrols will be done in visitor parking. 5.3 Snow Removal Snow removal has been done very well this season. We are happy to see the removal of the large piles of snow. 5.4 Janitorial There were a few concerns about items that had been overlooked. This has improved for the time being.

6.0	New Business
	<p>6.1 Recent Water Claims</p> <p>6.1.1 Unit 435/335 There is ongoing work related to the kitchen fire in the spring. Our insurance is overseeing this.</p> <p>6.1.2 Unit 303 A small leak in radiator piping caused some damage and mould. Work has been completed</p> <p>6.1.3 Unit 205/105 205 had a burst pipe in their radiant heating. Remediation work has been completed in 205. 105 repairs are ongoing.</p> <p>6.1.4 Unit 102 Some water staining on ceiling in the laundry was noticed. An investigation indicates a seal gone on washing machine drain from 302. Alex will coordinate repairs.</p> <p>6.2 Noise Complaints</p> <p>6.2.1 Unit 237 There have been several complaints regarding this unit. The owner has received a warning letter and fine.</p> <p>6.2.4 Unit 234 Alex has discussed noise levels with the unit.</p> <p>6.3 Newsletter Send newsletter ideas to Kate.</p> <p>6.4 DVR System A system failure occurred and the system has been replaced.</p>
7.0	Resident Correspondence/Email
	The Board received a note about the possibility of slips and falls on the garage ramp. Residents are reminded that the garage ramp is intended for vehicles and to take proper winter precautions.
8.0	Next Meeting Date
	February 18, 2015 at 6:30 pm in the Amenities Room
9.0	Adjournment
	<p>Motion that the meeting be adjourned.</p> <p>Moved: Kate</p> <p>Second: Laura</p> <p>Meeting adjourned at 7:38 pm.</p>

Prepared by Laura Giroux, Secretary