

**MacEwan Gardens II**  
 CONDOMINIUM CORPORATION No. 092 4818  
**263 MacEwan Gardens**  
**BOARD MEETING**  
**MINUTES**

**When:** August 12, 2020

**Where:** ZOOM video meeting

**Present:** Alex Zovighian  
 Kate Marchessault  
 Fraser Sockett  
 Pat Paul  
 Carole Holmes  
 Dennis Jacob  
 Martin Sparks

**Regrets:** Rob Mastel

No.	Item
<b>1.0</b>	<b>Call to Order</b>
	Meeting called to order at 7:10 pm
<b>2.0</b>	<b>Presentations</b>
	<b>No presentations</b>
<b>3.0</b>	<b>Approval of Agenda</b>
	<b>Motion to accept the agenda as provided.</b> <b>Moved:</b> Kate <b>Second:</b> Fraser <b>Carried</b>
<b>4.0</b>	<b>Approval of Previous Minutes</b>
	<b>Motion to approve the minutes for July 15<sup>th</sup>, 2020 board meeting:</b> <b>Moved:</b> Kate <b>Second:</b> Carole <b>Carried</b>
<b>5.0</b>	<b>Reports</b>
	<b>5.1 July Financials</b> Will be ready shortly, of note the common property line will be higher due to paying for the spring cleaning in June. On August 24 <sup>th</sup> , two of our GICs (\$100K and \$250K) will rollover but as yet, we have not heard what the interest rate will be. Alex would like to wait until he sees the July financials and word from the insurance broker before concluding a draft budget for 2021. Our insurance is up for renewal this fall and we anticipate a hefty increase. Usually a condo of this size doesn't have just one underwriter, but several with the lead covering about 40%. Reminder that with the new legislation, the owner is responsible for covering the deductible cost. <b>5.2 Arrears</b> Unit #101 new owners took possession on July 31 <sup>st</sup> and have not paid their August condo fees yet..
<b>6.0</b>	<b>Business Arising from Previous Minutes</b>
	<b>6.1 Building Maintenance</b> The baseboards are done in the amenities room. Repairs in Unit #103 are completed. <b>6.2 Carpet replacement in amenities room and elevator lobbies</b> All done. There is a small tripping hazard on the 2 <sup>nd</sup> floor where the new carpet tiles meet the old carpet and Alex has been in touch with the carpet company who came out the same day they were contacted and fixed the seam. <b>6.4 Lawn maintenance</b> Trees were pruned about 3 weeks ago along the west parking lot as well as the elms out front.

<b>7.0</b>	<b>New Business</b>
	<b>7.1 Reopening of Amenities and Fitness Rooms</b> Amenities Room will remain closed for now. <b>7.2 Flat Roof Review and Maintenance Items</b> The clean-up and minor repairs to the roof will be completed in a week's time.
<b>8.0</b>	<b>Resident Correspondence/Email</b>
	The usual inquiries for intercom hookups, amenity room bookings and elevator bookings.
<b>9.0</b>	<b>Next Meeting Date</b>
	Wednesday September 23 <sup>rd</sup> at 7:00 pm through ZOOM video meetings.
<b>10.0</b>	<b>Adjournment</b>
	<b>Motion that the meeting be adjourned.</b> <b>Moved:</b> Fraser <b>Second:</b> Kate Meeting adjourned at 7:41 pm

Prepared by Kate Marchessault, Secretary