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MINUTES FOR A MEETING OF
THE STRATA COUNCIL OF
STRATA PLAN NW 2040
HELD AT 9062 MOORSIDE PLACE, BURNABY, BC
November 27, 2007

Present:

Meera Nair, Strata Chair
Andrew Boden, Landscaping
Cory Wolk, Maintenance
Shanna Burgess, Treasurer
Carolyn Carpenter, Member-at-Large/Maintenance

Regrets:

Meeting commenced at 7:00 pm.

1) Report from the office of the Strata-Chair:

- Financial materials have been passed to Shanna Burgess and the record of minutes has been passed to Tessa Wright.
- With the onset of winter weather ice melter was purchased and will be available for general use. Bags will be stored in the carports of two sites on Moorside (Andrew and Brent), one on Ridgemoor (Cory) and one unit on Braemoor (to be determined).
- In response to a recent attempted break and enter on Ridgemoor, a resident has improved his basement door lock system. If 10 or more residents would like a similar system he would consider creating more. Meera has information on the improved system and will circulate it to owners. Cory will speak with Attila about possible structural crime prevention measures.

2) Landscaping

- Al's Tree Service has removed two hazard trees and given "haircuts" to trees near units. Piper Landscaping will be submitting a new contract and Andrew continues to be in contact with the owner to ensure that the contracted work is completed. Piper has two more visits in 2007 to complete the contract.

3) Maintenance

- Maintenance will be shared by Cory Wolk and Carolyn Carpenter. Cory will be the primary person and Carolyn will assist and provide an e-mail contact as Cory is not on e-mail at this time.
- Repairs to roofs of three units are complete or near completion. Marine Roofing submitted the strongest bid and has been working on the flat roof sections by adding tapered insulation to assist with drainage.
- Cory suggested the purchase of a moisture detector for the complex. The expected price is in the vicinity of \$300. The council approved this purchase (unanimous).
- The eaves have been cleaned by Attila.

4) Finances

- All owners have submitted this year's maintenance cheques.
- Ann Mennie is following up with Marsh and Marsh regarding a missing payment in July to Piper Landscaping.

Meeting adjourned at 7:45pm. The next meeting is planned for January 2008.

Shanna Burgess, Treasurer

Meera Nair, Strata Chair