

MINUTES OF THE MEETING OF  
STRATA COUNCIL  
STRATA PLAN NW 2040

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*HELD AT 9145 RIDGEMOOR PLACE, BURNABY, BC  
May 26, 2010*

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COUNCIL IN ATTENDANCE

Andrew Boden	Interim Strata Chair/Landscaping Liaison
Ron Brimacombe	Maintenance
Carolyn Carpenter	Member-at-Large/Maintenance
Shanna Burgess	Treasurer
Inga Zvolanekova	Secretary

CALL TO ORDER

Meeting was called to order by Interim Strata Chair at 6:35 PM.

The minutes of the Strata Council held on April 28, 2010 were presented for review. The council confirmed that those minutes were in order with no omissions or corrections.

It was moved/seconded to approve the minutes of the council meeting held on April 28, 2010 as circulated. CARRIED.

1. CHAIR'S REPORT

- Andrew to send an annual garage/carport tidiness notice to all strata owners/residents.

2. MAINTENANCE

- Ron requires more time to determine the next course of action to repair the damage at 9061 Moorside. He is currently gathering quotes from various companies and evaluating best solution to correct the situation. His findings will be discussed in the next meeting.
- Strata have reimbursed the owner of 9088 Moorside for the repairs of insulation, vapor barrier and drywall related to the roof water leak. The amount reimbursed was **\$530.00**. This amount was taken from the contingency fund. .

- Gutters at 9150 Ridgemoor have been repaired. The cost was **\$178.92**. This amount was taken from the contingency fund.
- Small outside repairs are required on some units, such as bee nest removal / a hole made by a wood pecker on top face of the building. Ron will look after these repairs and will advise if any cost is associated with completing them.
- The walkway from Ridgemoor to Moorside has a few minor cracks but should be repaired to prevent further damage. The council will find a most economical solution to fix the damage.

### 3). LANDSCAPING

- The planting of the annuals in the flower boxes have been completed.
- The overseeding of poorly seeded grass areas has been completed.

### 4). TRASURER/FINANCE

- Financial statements from March 2010 were reviewed by the council members and found to be in order.

It was moved/seconded to accept the March 2010 financial statement. CARRIED.

### 5) OTHER BUSINESS

- It is extremely important to report any water damage in the unit to the strata member immediately. This is most imperative when an outside leak is suspected. The leaks should be reported before repairs/renovations are started so the Strata council can promptly and accurately assess financial responsibility and thus refund any related expenses if the review of the damage warrants that course of action.
- Meeting adjourned at 8:00 pm. The next meeting will be held June 28, 2010 at 6:30 PM.

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Shanna Burgess, Treasurer

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Andrew Boden, Interim Strata  
Chair/Landscaping Liaison