

**MINUTES OF THE MEETING OF
STRATA COUNCIL
STRATA PLAN NW 2040**

*HELD AT 9045 MOORSIDE PL, BURNABY, BC
Mar 29th 2017*

COUNCIL IN ATTENDANCE

Wayne Fritz	Strata Chair & President
Derek Martinig	Treasurer
Graham Giles	Secretary
Lauren Rotzien	Member-at-Large
Danielle Gibbons	Member-at-Large
Ron Brimacombe	Maintenance Liaison
Terry Callender	Landscape Liason

CALL TO ORDER

Meeting was called to order by the Strata Chair at 6:35 pm.

STANDING BUSINESS

1. Approval of Minutes & Agenda

- The minutes from the January 12th and February 15th meeting were approved. The agenda for the March 29th meeting was approved.

2. Finances

- The monthly financial statements prepared by Marsh and Marsh were reviewed and found to be in good order
- Derek continues to evaluate switching the monthly strata payment method from pre-written cheques to automated account debit. This would save strata owners from having to prewrite cheques at the AGM and could potentially translate to less banking fees for the strata. Lessening fees through switching banks from Scotiabank to Vancity is also being evaluated.

3. Maintenance Update

- Privacy fence option evaluations are still ongoing. Several quotes have been obtained and council members want to proceed immediately, however details are still being examined by Ron in order to minimize costs and comparable quotes. All quotes received have come under allocated budget so it is anticipated a final decision will be made soon.
- Concrete and drainage repair has been deferred until summer.
- The front door at 9088 Moorside was repaired, as it was not closing properly.

- Attila cleared roofs and gutters in the complex of leaves. He will return soon to clear some clogged downspouts.
- Moss removal from roofs and siding will occur soon.
- Water main supply pipes to each building are scheduled to be replaced in the next few years. The budget allows for two buildings to be replaced each year and the order of replacement will be determined through random draw.

4. Landscape Update

- The drainage issue and pooling of a mud puddle on the footpath between Braemoor and Moorside will be brought up with Piper Landscaping to examine diversion options.

5. Other Business Arising

- Monthly pressure washing of compost bins will be scheduled through a local company that specializes in such.
- Residents are reminded not to hang any metal flower pots or miscellaneous items on aluminum railings as this may potentially scratch or damage railings.
- Several break-ins of unlocked vehicles have occurred in and around our complex in the last few months. Residents are reminded to always lock their homes and vehicles and report any suspicious activity to police.
- Residents are also reminded that there is no visitor parking at Mountain Gate and that parking must occur in designated spots due to fire bylaws.
- Car-port inspections will occur soon. Please help keep our community clean and free of clutter.

Meeting was concluded at 7:45pm