

**STRATA COUNCIL MEETING MINUTES
"EMERGENCY" COUNCIL MEETING
STRATA PLAN VR 1966 - "BEL AYRE VILLA"
1790 WEST 10th AVENUE, VANCOUVER, BC**

Held: Monday, December 10, 2012 at 7:15 p.m. in Suite #206

<u>PRESENT:</u>	Suzie Jenkins	207	(President and Secretary)
	Maureen Vipond	206	(Vice-President)
	Glenda Monts	302	(Treasurer)
	Grant Lovelock	202	
	Jack Mandleman	208	
<u>REGRETS:</u>	Laura Cassin	310	

CALL TO ORDER:

The meeting was called to order at 7:15 p.m. Quorum was established.

(No observers were permitted at this Council meeting as per VR1966 Bylaws 32.4 and 32.5.)

CORRESPONDENCE:

- 1. Complaint – Parkade Leaks:** Suzie presented information from meeting with two contractors, SJL Construction Co. Ltd and TNC Restoration Ltd., regarding parkade leaks. Council reviewed the quotes and recommendations from both and it was **MOVED, SECONDED, AND CARRIED UNANIMOUSLY (5-0)** that the Strata Corporation hire TNC Restoration Ltd. to complete parkade repairs as soon as possible this month.
- 2. Noise Complaint:** Council discussed historical documentation received from the Strata Agent, related to this noise complaint. Council agreed on details for carrying out their prior (Nov 27th) decision and Maureen will direct the Strata Agent to send correspondence to two owners so that this noise complaint can be further investigated.
- 3. Noise Complaints:** Council discussed three written noise complaints received by Council, related to the same strata lot. It was **MOVED, SECONDED, AND CARRIED UNANIMOUSLY (5-0)** that the Strata Agent be directed to send a Notice of Complaint to the owner, based on the particulars of complaints received.
- 4. Building Caretaker:** It was **MOVED, SECONDED, AND CARRIED UNANIMOUSLY (5-0)** to increase our building caretaker's monthly wage to \$ 700 per month.
- 5. Building Caretaker:** It was **MOVED, SECONDED, AND CARRIED UNANIMOUSLY (5-0)** to ratify a previous email decision by a majority of Council - to make any increase to Roy's monthly wage retroactive to his first day of work in August 2012.

ADJOURNMENT:

There being no further business the meeting was adjourned at 8:30 p.m.

2012-2013 Strata Council
On Behalf of the Owners, Strata Plan VR 1966

Reminder: Council Email Account: Any strata owner corresponding by email to the Strata Agent should ALSO cc Council at email address: stratavr1966@gmail.com - for the purpose of correspondence records.

Reminder: VR1966 is a CHOA member. This resource and their workshops/seminars are available to all VR1966 strata owners. See website for more information: www.choa.bc.ca.

Parkade Security Reminder: Owners/Residents are asked to **CHECK THAT THE PARKADE DOOR HAS CLOSED after arriving at OR leaving the Parkade** – as this presently is the only way we can guard against unlawful entry to the parkade by strangers, and the subsequent damage to vehicles that can result.

BUILDING HOUSEKEEPING REMINDERS:

1. Please remove lint from dryers when you're done. Call Phelps if machines break down.
2. Please bring in newspapers if they are outside the front door.
3. Please take unwanted items to Thrift Store 2714 West Broadway OR 1906 West 4th Ave.
4. Please put garbage in the dumpster, or take to city dump if necessary.
Please take responsibility for disposing of your own items.
5. Please cut up cardboard boxes before putting them in the recycling bin.
PLEASE DO NOT put plastic bags in the recycling bins.
6. Please put newspapers in the NEWSPAPER RECYCLING BIN.

Thanks everyone for helping take care of our building!

Next Council Meeting: Tuesday, January 22nd, 2013.

Owners wishing to attend, please first notify Council as there is limited room available.

Please note Ascent Strata Agent Andrea Kunova's Direct Line: 604-293-2415.

PLEASE NOTE If you list your property for sale, you may be requested to produce for the prospective buyer at least two years of Strata Council Meeting minutes and Annual and Special General Meeting minutes. Therefore it is recommended that you retain your minutes. Photocopy charges will apply to obtain additional copies.

**PLEASE NOTE ASCENT AFTER HOURS EMERGENCY NUMBER:
604 - 293 - 2459**