

CONDOMINIUM CORPORATIONS NO. 0311515

COUNTRY LANES ESTATES

BOARD MEETING MINUTES

May 26, 2020

1. Meeting called to order 9:30am
  
2. Attendance:
  - Ida McLarty – Chairman
  - Rusty Stuckey – Treasurer
  - Linda Presiloski – Secretary
  - Board members – Mavis Forget, Gordon Wingerak, Herb Styles
  - Emerald Property Management – Reginald Power
  
3. Approval of Agenda
  - **MOTION 2020-21**
  - **Move to approve agenda as amended**
  - **Moved by Mavis, seconded Herb** **Carried**
  
4. Approval of May 12, 2020 minutes
  - **MOTION 2020-22**
  - **Move to approve minutes as amended**
  - **Moved by Rusty, seconded Mavis** **Carried**
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5. Emerald – Reginald Power
  - Portal info sent to board members
  - Vendors registration on going
  - Renters are not Emerald's responsibility
  - By law infractions to be dealt with by Emerald
  - Reliance Asset Consulting will be in the park to do research for
  - Five Year Capital Reserve Study
  - Insurance assessment to verify accurate coverage was completed
  
6. Old Business
  - Website
  - **MOTION 2020-23**
  - **Move to hire Shing Digital to update and assist in self management of the Website**

- **Moved by** Mavis, seconded Herb Ccarried
- **John Deer Gator;**
- **Three quotes were received**
- **MOTION 2020-24**
- Move to purchase JD Gator at no more than \$14,500.00
- Moved by Herb, seconded Gord Carried

#### 7. Year End & Treasurer's Report Rusty

- An invoice from Telus has not been received since January
- Year end on going at the accountants
- **MOTION 2020-25**
- Move to cancel Credit Card
- Moved by Rusty, seconded Herb Carried

#### 8. New Business

- Piano. An owner would like to donate a Piano to the park.
- Discussion resulted in declining the offer
- Maintenance Staff Phone:
- A cell phone has been ordered
- By law infractions
- Infractions handled by Emerald
- Security: Discussion
- Postponed until next meeting
- 2019 AGM Minutes
- A copy of the minutes have not been found. As a result the minutes have been put together from notes of the board members in attendance.
- Social Club: Pizza Party
- The board advises that until such time as AB Health guidelines are relaxed the party cannot go forward

#### 9. Correspondence;

- As Attached

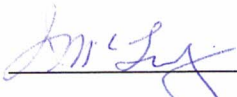
#### 10. Committee Reposts:

- Grounds: Rusty
- Paving contracts for repairs are being seen into
- Water leak at South Bound & Paradise was a result of tree roots and has been repaired
- Spigot on the Club House was repaired
- Building: Mavis
- **MOTION 2020-26**

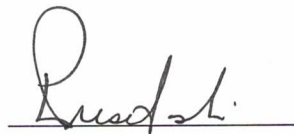
- Move to hire CNS Steel Works to supply and install painted handrails at a cost not to exceed \$4,000.00
- Moved by Gord, seconded Herb Carried
- Eaves Trough need repairing. Big Five does not carry Warranty
- Door frame and drip cap on electrical shed needs fixing. Jim McRitchie will be contacted
- Roof should be under warranty with Roof Armour. Emerald will deal with the warranty .
- Signs: Mavis
- Country Lance signs will be installed on Volker Stevin fence with their approval. Cost for the signs was \$209.00
- Internet: Linda
- Work scheduled to begin next week as long as all the parts are received.
- Landscaping
- Hanging baskets will be purchased for the club house
- Work is proceeding on cleaning flower beds\Art Cox (Arborist) to complete the trimming of trees with the terminal weevil.

11. Next Meeting : June 23,2020

12. Meeting adjourned at 12:25 pm



Chairman Ida McLarty



Secretary Linda Presiloski