

**YORK CONDOMINIUM CORPORATION 323**

Minutes of the Board of Directors Meeting

Thursday, January 26, 2017

Present: Gord Hamilton  
Gary Legault  
Katy Paul-Chowdhury  
Fern Stimpson

Absent: Bojan Grbic

By invitation: Isan Murat Property Manager, Brookfield  
Holly Price Recorder

**OPENING OF THE MEETING**

There being a quorum present, Katy Paul-Chowdhury called the meeting to order at 2:07 p.m.

**1. Review and Acceptance of Agenda:** The Board reviewed and approved the amended agenda.

**2. Approval of Minutes:**

2.1 The Board reviewed and approved the Minutes from December 15, 2016

MOVED BY Gord Hamilton

SECONDED BY Fern Stimpson

All were in favour and the motion was CARRIED.

**3. Approval of Financial Statements**

3.1 The Board reviewed and approved the Financial Statement for the month of December 31, 2016.

MOVED BY Gary Legault

SECONDED BY Gord Hamilton

All were in favour and the motion was CARRIED.

3.2 Reserve Fund Review: The Board approved a new Reserve Fund Study.

MOVED BY Gary Legault

SECONDED BY Katy Paul-Chowdhury

All were in favour and the motion was CARRIED.

3.3 Landscaping Contract: The Board decided that the landscaping contract should be tendered to ensure a reasonable price in the event that a reasonable price could not be contracted through our current vendor.

**4. Matters Arising from Past Minutes**

4.1 Balcony Ponding Remediation: In progress.

4.2 Game and Multipurpose Room Refurbishment: Resident survey data from residents and user groups was reviewed. Preliminary design sketches are requested.

## **5. Items Completed**

5.1 Fitness Room Refurbishment

## **6. Committee Liaison Reports**

6.1 HPGR: Isan is investigating mobility aids for pool access.

6.2 Communication Committee: No current action is required.

6.3 Health and Safety Committee: No current action is required.

6.4 Neighbours Committee: Activities are ongoing. Activities to date have been very successful.

6.5 Landscaping Committee: No current action is required.

6.6 Construction Committee (GSCMC): The Board has approved tendering engineering companies.

6.7 Renovation Committee: No current action is required.

6.8 Energy and Recycling Committee: The use of the red bin in the recycling room is under review. Requests for materials for Habitat Canada will be accommodated as needed.

**7. Review of Action Item List:** No current action is required.

**8. Meet the Board:** All issues were addressed and responses made accordingly.

## **9. Other Matters:**

9.1 Bell Fiber Installation: The first phase is completed. Two more phases are necessary.

9.2 Elevator Condition Report: The report was received and discussed.

9.3 In Camera

9.4 The Board has requested sample graphics for the Fitness Centre wall.

**10. Correspondence:** All correspondence was addressed and responses made accordingly.

**11. Adjournment:** The meeting was adjourned at 4:40 p.m.

**Next Meeting:** The next regular Board meeting will be held **Thursday, February 23, 2017 at 2:00 p.m.** in the Games Room.

President

Secretary