

**YORK CONDOMINIUM CORPORATION 323**

Minutes of the Board of Directors Meeting

Thursday, October 25, 2018

Present:	Elisabeth Bihl	President
	Bojan Grbic	Director
	John Hardie	Secretary
	Gary Legault	Treasurer
Regrets:	Brian MacDonald	Vice President
By invitation:	Isan Murat	Property Manager, Crossbridge
	Holly Price	Minute-taker

**OPENING OF THE MEETING**

There being a quorum present, Elisabeth Bihl called the meeting to order at 3:12 p.m.

Board Positions for 2018-2019:

The Board approved the following assignments for the next year:

Elisabeth Bihl	President
Brian MacDonald	Vice President
Bojan Grbic	Director
John Hardie	Secretary
Gary Legault	Treasurer

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

MOVED BY Elisabeth Bihl  
SECONDED BY Gary Legault  
All were in favour and the motion was CARRIED.

**2. Approval of Minutes:**

2.1 The Board reviewed and approved the Minutes from September 25, 2018

MOVED BY John Hardie  
SECONDED BY Gary Legault  
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 September 30, 2018.

MOVED BY Gary Legault  
SECONDED BY John Hardie  
All were in favour and the motion was CARRIED.

3.2 The Board approved a motion to purchase 2 (two) GIC's for \$97,000 each for a term of 5 years.

MOVED BY Gary Legault  
SECONDED BY Bojan Grbic  
All were in favour and the motion was CARRIED.

#### **4. Matters Arising from Past Minutes**

4.1 Replace Garage Light with LED: In progress. Supply issues and minor engineering concerns have impacted the project.

4.2 Corner Units Window Replacement: In progress.

4.3 Booster Pumps Replacement: Will be done in November and will require complete water shutdown. To limit the impact, the work may be scheduled for overnight.

#### **5. Contracts and Proposals**

5.1 Supply and Install Wall Mirror in sauna: The Board approved the awarding of this contract to Canada Glass and Mirror Co.

MOVED BY Gary Legault  
SECONDED BY Bojan Grbic  
All were in favour and the motion was CARRIED.

5.2 Fire Inspection Deficiencies: The Board approved Lockwood Fire and Sprinkler Inc. to repair deficiencies found in their recent fire inspection

MOVED BY John Hardie  
SECONDED BY Bojan Grbic  
All were in favour and the motion was CARRIED.

#### **6. Items Completed**

- 6.1 Meeting Room Door Replacement
- 6.2 Window Cleaning
- 6.3 Semi-Annual Generator Inspection

#### **7. Committee Liaison Reports:**

- 7.1 HPGR: No current action is required.
- 7.2 Communication Committee: No current action is required. Will be a slight delay in producing Viewpoint50 to mid December.

7.3 Health and Safety Committee (Ad hoc): No current action is required.

7.4 Neighbours Committee: A community police staff member is coming Nov 1 to speak on (1) fraud awareness and (2) enhancement to the telephone entry system. This will allow Emergency Response (police, fire, ambulance) teams ability to gain access in the building through direct contact with 11Division.

7.5 Energy and Recycling Committee (Ad hoc committee): No current action is required.

7.6 Landscaping Committee: No current action is required.

7.7 Construction Committee (GSCMC) (Ad hoc committee): Bojan is monitoring this.

7.8 Library Committee (Ad hoc committee): No current action is required.

7.9 Art Committee: The current resident art exhibition will be dismantled as of October 31<sup>st</sup>. Plans are in place to display resident photographs with a tentative opening date of December 1<sup>st</sup>.

**8. Review of Action Item List:** The list was reviewed.

**9. New Condominium Act Update:** Isan updated the Board about the use of cannabis in the building. This topic was outlined in the March 2018 issue of What's Happening and is addressed in the rules and regulations.

**10. Meet the Board report:** All issues were dealt with.

**11. Other Matters:**

11.1 Emails : These were all dealt with.

11.2 Flood in : This is being dealt with.

11.3 Robert Howell's family donated his last painting to the corporation. It will be displayed in an appropriate site within the common area of the building.

11.4 Toronto Fire completed an extensive review of the building. Several of their concerns have been addressed (see 5.2 above). Minor discrepancies are being attended to

11.4 Fireproof Furniture for Lobby: An issue raised by the fire department was the lobby furniture not meeting fire proof standards for furniture in a public space. Option are being investigated.

**12. Adjournment:** The meeting was adjourned at 6:16 p.m.

**Next Meeting:** The next Board meeting will be **Thursday, November 22 at 2 pm.**

President

Secretary

Redacted