

YORK CONDOMINIUM CORPORATION 323

Minutes of the Board of Directors Meeting

Thursday, April 20, 2017

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

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 2:03 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 March 30, 2017.

MOVED BY Gord Hamilton

SECONDED BY Bojan Grbic

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 March 31, 2017.

MOVED BY Gary Legault

SECONDED BY Gord Hamilton

All were in favour and the motion was CARRIED.

4. Matters Arising from Past Minutes

4.1 Balcony Ponding Remediation: This work is in progress.

4.2 Game and Multipurpose Room Refurbishment: The Committee and the Board have the new design proposal and are ready to ask for three bids for the work. The Board is thankful to the Meeting/Games Room Committee for their thorough work in coming up with the designs.

MOVED BY Gary Legault

SECONDED BY Fern Stimpson

All were in favour and the motion was CARRIED.

5. Contracts and Proposals

5.1 Replacement of Windows: The Board discussed replacing the West Elevation windows. The Reserve Fund Study will include plans for replacing the west side elevation this fall (2017) and the west side corner units for 2018. The work is necessary due to heat, leakage during heavy rainfalls, and the prevailing winds.

MOVED BY Gary Legault

SECONDED BY Bojan Grbic

All were in favour and the motion was CARRIED.

6. Items Completed

6.1 Budget was delivered to owners on April 4, 2017.

7. Committee Liaison Reports:

7.1 HPGR: No current action is required.

7.2 Communication Committee: No current action is required.

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

7.4 Neighbours Committee: No current action is required.

7.5 Landscaping Committee: No current action is required.

7.6 Construction Committee (GSCMC): The Committee is exploring options in terms of sound monitoring.

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

9. **Meet the Board:** Not held this month due to Budget meeting.

10. Other Matters

10.1 Fitness Room Graphic: This is on indefinite hold.

10.2 Deck Lift: Isan made some alternative proposals to the deck lift and these will be discussed with people in YCC 435. The Board agreed to present these and supports the idea of a rented scooter for the person who needs this assistance.

MOVED BY Fern Stimpson

SECONDED BY Gary Legault

All were in favour and the motion was CARRIED.

10.3 Rogers Fibre Optic: Rogers wants to introduce fibre cables in the building. This will involve entry to all units and will not cost residents or the corporation anything. It will probably happen in the summer. Isan will facilitate communication between Rogers and the residents.

11. **Renovation Request:** A request for flooring renovation was approved by the Board.

12. **Correspondence:** This was discussed.

13. **Adjournment:** The meeting was adjourned at 4:01 p.m.

Next Meeting: The next regular Board meeting will be held **Thursday, May 25, 2017 at 2:00 p.m.** in the Meeting Room.

President

Secretary