

Minutes of the Board
Condominium Corporation 0221097
The Edge at Blackburne

Held: Thursday, July 23rd, 2020 by conference call @ 1-888-433-2192.,
Edmonton, Alberta at 7:00 pm.

Present: [REDACTED] (Directors) and Joel Helm from
Helm Property Management.

Call to Order

[REDACTED] called the meeting to order at 7:01 pm.

Minutes of the Last Meeting

[REDACTED] moved to accept the minutes with correction. Seconded by [REDACTED].
Carried.

Financial Report

Joel Helm reviewed the June 2020 Financial Statement with the Board. Everything is in order and [REDACTED] moved to accept the June 2020 Financial Statement as presented. Seconded by [REDACTED]. Carried.

Business Arising from the Minutes

- a. **Dryer Vents** – The Dryer vents should be put on a schedule to clean every two years.
- b. **Roof repairs** – The roof repairs have been completed.
- c. **Siding repairs** – Joel Helm has contacted Reid's Roofing to repair siding on #9.
- d. **Stair Painting and repairs** – The painting and repairs have been completed.
- e. **Bylaw change** – [REDACTED] indicated he is reviewing changes to the Condominium Property Act against The Edge Bylaws and has indicated it will take some time to review. The Board thanked Gary for his review of the Bylaws.
- f. **Water diversion – units 6-8, 10,11** – Drain extension have been put on and the Board would like a quote to lower the curb between units 10 and 11. Joel Helm will follow up.
- g. **Privacy screen #26** – has been removed.

New Business

Mudjacking – The Board review quotes and Polylevel is closest to the Boards request for driveways to be repairs. The Board will inspect the driveways and advise which driveways should be completed by Polylevel.

Shrubs along visitor parking and curb stops – Joel Helm to follow up with contractors for rock replacement and curb stops.

Mailboxes – The Board would like a quote to replace the exterior mailbox on all units. Joel Helm to follow up.

#4 – parking/grass beside driveway – Joel Helm to follow up with unit owner to confirm tenants have been given bylaws for parking in visitor parking. Joel Helm to confirm date

to complete repairs to lawn from damage to the lawn. If the date has passed for unit owner to complete repairs, the lawn should be repaired and billed back.

Markers for driveway – [REDACTED] will pick up markers for driveways.

#1 sump pump/basement discoloration – Joel Helm advise the Board that water had accumulated along the foundation wall beside sump pump. The owner had indicated there might have been discoloration on basement floor. Joel Helm advised he had sent Abris to investigate. Joel Helm will advise the Board of any issues.

Next Meeting

The next meeting will be Thursday, August 27th , 2020 at 7:00pm by conference call.

Adjournment

The meeting was adjourned at 7:50 pm.