

Minutes of the Board
Condominium Corporation 0221097
The Edge at Blackburne

Held: Thursday, October 15th, 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 7:03 pm.

Minutes of the Last Meeting

[REDACTED] moved to accept the minutes from the last meeting. Seconded by [REDACTED].
Carried.

Financial Report

Joel Helm reviewed the September 2020 Financial Statement with the Board. Everything is in order and [REDACTED] moved to accept the September 2020 Financial Statement as presented. Seconded by [REDACTED]. Carried. The Board moved to postpone the transfer to the reserve fund for November to ensure full payment of insurance premium can be made.

Business Arising from the Minutes

- a. **Roof repairs** – The roof repairs have been completed.
- b. **Siding repairs** – Complete.
- c. **Bylaw change** – The Board reviewed Gary Cormick revision of bylaws. Joanna Rowan had sent the Board wording from the government of Alberta pertaining to Code of Ethics. The Board agreed that [REDACTED] comments with respect to Code of Ethics should be accompanied to Willis Law to review. Joel Helm will forward comments and proposed changes to Bylaws to Willis Law to review.
- d. **Mailboxes** – The mailbox replacement is complete.
- e. **Pot Hole repair** – complete.
- f. **#7 – Bird house/garbage under porch** – Joel Helm advised the Board that no response have been received from #7 with respect to bird house removal/garbage. Another letter will go out giving the unit owner a deadline and if not completed will be removed and charged back to the unit owner.
- g. **#21/25 – chimney vent on side of garage** – Unit #21 should be advised that the hole that has been cut into the siding has to be put back to it's original state and that permits have to be provided by October 30, 2020 or the venting will have to be removed and siding put back to it's original state. Unit #25 will have to provide permits as well or the venting will have to be put back to it's original state.
- h. **Annual General Meeting** – Joel Helm advised the Board that notices have been sent out for the Annual General Meeting on November 4th, 2020.

New Business

Snow Removal – The Board reviewed quotes for snow removal and would like have the work completed by Polar Bear Landscaping Inc. The Board would like to confirm that the steps on each unit will be cleared as sidewalks are only mentioned in the quote provided. Joel Helm to confirm.

Next Meeting

The next meeting will be the Annual General Meeting on November 4th, 2020.

Adjournment

The meeting was adjourned at 7:40 pm.