

**Minutes of the Board**  
**Condominium Corporation 0221097**  
**The Edge at Blackburne**

**Held:** Thursday February 9<sup>th</sup> , 2023, via Microsoft Teams

**Call to Order**

The meeting was called to order at 7:10 pm.

**Minutes of the Last Meeting**

Motion to accept the minutes of November 3<sup>rd</sup> , 2022. Seconded. Carried.

**Financial Report**

Review of the December 2022 financial statement. Motion to approve the financial statement as reviewed. Seconded. Carried.

**Business Arising from the Minutes**

**Solar lighting on roadway** – Proposed solar lighting would be between units 6-7, 28, 26 and by the visitor parking in the back area. The Board asked Joel Helm to find out if there are similar lighting fixtures to the ones they have that would be solar and the cost to install posts and install solar lighting in the areas outlined. Joel Helm will follow up.

**Annual General Meeting** – The Board will hold its Annual General Meeting on Thursday, May 4<sup>th</sup>, 2023 at the Christ The Way Seventh-Day Adventist Church (11520 Ellerslie Road SW) @ 7:00 p.m. Owners will also be given the option to join by video conference as well.

**Reports of Officers**

**Snow removal** - The garbage enclosure had not been cleared by Delta Valley and with piles of snow in front of driveways and in addition there some driveways that are icy and require sanding. Joel Helm advised that Delta Valley would be out on Friday to correct the areas. They indicated they have spoken to the crew that comes out to ensure they complete the areas that the Board requested.

**New Business**

**Roof leak #30** – The Board reviewed the report from Dwight’s Roofing which indicated the roof appears to be intact and is not the source of the leak. The problem seems to stem from humidity and vapor barrier issues and indicated that the unit owner should ensure that the humidity in their unit be set lower when the weather gets colder. This will reduce the condensation in the attic and would be a unit owner responsibility.

**#15 Driveway** – The Board indicated that the steps taken to divert water away from the driveway seem to be working. The drain that runs onto #14 driveway could be diverted. The Board will review in the spring.

**Sump hoses** – The sump hoses for units 10 and 11 are in need of repair and will be fixed in the spring.

**Next Meeting**

The next meeting will be held on Thursday, March 2<sup>nd</sup>, 2023 @ 7:00 p.m. via video conference.

**Adjournment**

The meeting was adjourned at 7:38 pm.