

Pacific Village 1 Owners' Council Meeting
Monday, 15 March, 2010
Minutes of Open Meeting

Present: Ted Sanderson, President Jennifer Mackie, Treasurer Barb Mohr, Member Prairie Escallier, Member	Wendy Ackinclose, Past Secretary Michael Smith, Diversified Properties Paula Greene, Member
Bill McClusky, Contractor	Meeting opened: 7:00pm

Open Session

1. The role of **Ted** as President and **Jennifer** as Treasurer were confirmed. **Barb, Paula** and **Prairie** will rotate secretarial and other duties. **Paula** will assume responsibility for the newsletter which will be distributed every two months.
2. The minutes of the Open Meeting, 11 January '10 were approved.
Minutes of the AGM were prepared and presented and will be on the website.
The process for reviewing minutes was reviewed: all Council members and Michael will receive the draft minutes and have 5 days to return to the secretary with any changes. They will then be sent to **Michael** for posting on the web.
Minutes and agenda will be posted on the Rec building door the Friday before the monthly meetings.
3. The Treasurer's Report – **Jennifer** sends it to the web, after corresponding with **Michael**. **Jennifer** stated there was nothing extraordinary to report this month.
4. **Diversified Properties** report – The Landscaper (Highland) has requested a new contract with no increase of cost. **Michael** stated that it is typical for a strata council to have a director responsible for landscaping liaison. Can we find an owner to do this by next meeting? Bill is usually the liaison and Highland know him.

Motion: **Michael** to negotiate a new contract with **Bill**.

Moved by **Barb**, seconded by **Jennifer**.

Michael wants to add a 30 day clause to the contract which may or may not be approved by council.

The Society's Act Report for year end was signed and forwarded to **Michael** for payment and submission.

5. **Report from Bill McClusky** – Bill reported on maintenance requests. He reported on roof completions = 34 units complete @ \$19,860 including pipe. 38 units left to do for \$24,000. As these additional costs were not in the budget, **Michael** to follow up with the roofing company. Discussion ensued regarding the original proposal. **Michael** will report at next Council meeting.

Bill discussed the issue of new times sheets and the time it takes for him to complete.

6. Owner Concerns

Unit #2 letter regarding flooring issue. **Michael** suggested that the Council respond stating that the issue is the responsibility of the unit owner. **Ted** will write the response letter.

- Parking issue letter from unit #9 – **Jennifer** will respond.
- Reminder – **Michael** is responsible for parking. There is a 30 day notice required for vacating parking spots. There are 4 motorcycle spots.

7. Old Business

- Realtor sign – to be discussed at April's meeting
- Flooding patio 55 – postponed; **Jennifer** will update next month.
- Pool drainage – **Michael** will ask **Bill** to get quotes to close down the pool.

8. New Business

- Welcome letter to new tenants was updated by **Wendy** and revised by **Michael**.
- **Wendy** has received temporary parking requests and she will forward to **Jennifer**. Council will refer residents to the website or e mail request.

■ There are dark areas around units (50/35 ?) **Not sure about this.**

- It is dark along the walkway from the parking lot in front of unit 26. Their porch light comes on but not until you're passed it. **Bill** will paint the medians on either side of the walkway in white.

Open meeting adjourned: 8:17 pm