

Strata Council Meeting Minutes, June 26, 2006
Strata Plan LMS 1872 – Paris Place

**MINUTES OF THE COUNCIL MEETING FOR STRATA PLAN LMS 1872 – PARIS PLACE,
HELD ON MONDAY, JUNE 26, 2006 AT 6 PM, IN THE 3RD FLOOR MEETING ROOM
183 KEEFER PLACE, VANCOUVER, BC**

In Attendance: Carmen Leung Tim Turner
Rita Lum Paul Moores
Josh Hodgson Dmitri Traktovenko
Frank Yoo

Site Manager: Del Wordofa

Managing Agent: Allan Landa
ColyVan Pacific Real Estate Management Services Ltd.

1. CALL TO ORDER

The meeting was called to order by Council President, Carmen Leung at 6 pm.

2. SITE MANAGER'S REPORT

▪ **Windows**

Three (3) quotations have been obtained to replace 48 sealed units. Labour cost and materials vary from \$10,000 to \$13,000. This work will commence towards August as it requires a lot of coordination between residents and contractors.

Window cleaning will start on July 10 as per Remdal. Owners will be notified a week prior to this exercise.

▪ **Courtyard Repair & Maintenance**

There has been maintenance work carried out by Henderson. The contractors replaced the bigger trees removed and the courtyard is being restored to its original condition.

Strata Council Meeting Minutes, June 26, 2006
Strata Plan LMS 1872 – Paris Place

- **Parkade**
The parkade is currently being painted. Obtaining quotations to replace three (3) parkade light fixtures and other minor electrical maintenance are in progress.
- **Others**
 - Emergency building generator has been tested
 - 100 fobs and 100 access cards were purchased
 - 120 yards of green wallpaper has been ordered
 - Obtaining quotations to seal planter in front of #301 is in progress

3. APPROVAL OF PREVIOUS MINUTES

It was **MOVED/SECONDED (Hodgson/Moores)** to approve the minutes of the strata council meeting held May 29, 2006.

CARRIED

4. REVIEW FINANCIAL STATEMENTS AND ACCOUNTS

Pending further review, approval of the financial statements was tabled to the next meeting.

The owner's arrears account was reviewed and the Property Manager was instructed to effect collection as required.

5. OLD BUSINESS

- Window cleaning will start on July 10th
- Exterior washing and painting is expected to be done before July 10th
- Concrete repair on the 3rd floor should be completed before the end of July
- Website : www.parisplace.ca is under construction

Strata Council Meeting Minutes, June 26, 2006
Strata Plan LMS 1872 – Paris Place

6. NEW BUSINESS

▪ **Summer potluck**

The Council, together with the Site Manager is in the midst of organizing a potluck party during this summer. Owners interested in joining are advised to see Paul or Rita.

▪ **Suite Renovation**

An owner was present at the meeting to discuss alterations to their suite, including the removal of some non-load bearing interior walls. This was reviewed and partial renovations have been approved.

7. ADJOURNMENT

There being no further business to discuss, it was **MOVED/SECONDED (Leung/Turner)** to conclude the meeting at 7:25 pm.

CARRIED

NEXT MEETING – JULY 24, 2006 @ 6 PM

Attention

To view these minutes online, please log on to www.colyvanpacific.com and click on the online property management button. Please sign up to be a verified user.

These minutes are also available by visiting the strata's website at: www.parisplace.ca.