

Golden Ears Place Strata SCNW 1531

To Whom It May Concern:

Attached are all the minutes and financial information I have from the files given to me in January 2005. I took over as Chairman at this time. Due to work schedules and shifts, the council could not meet as often as we would have liked in 2005. We did a lot of work via e-mail.

We have changed our meetings for 2006. We meet on the second Sunday of each month. We missed meeting in March do to scheduling. The June meeting minutes have not been posted yet.

If you have any questions or need any further information, please call me at 604-463-3911 I am available until 11:00 am each morning or leave me a message and I will return your call. I can also be reach by e-mail at dieseldoc@telus.net.

Regards,

Rick Vadnais
Vice-Chairman

C/O 22172 122 Avenue
Maple Ridge, BC
V2X 3X6

Minutes January 2003

In attendance: Staci, Bert, Helen, Bonnie, Bernie, Ama, Jamie, Tannya, Sandra, Bob

DOORS: FYI We will have the remainder of the doors replaced once the weather warms up. Because the door will be out, we don't want the owners to freeze during the process. It is still a go ahead. ☺

GUTTERS: The gutters were cleaned last week, and are guaranteed to be 99.9% free of debris. If you find any overflow during the next heavy rainfall, please let Staci know. I will call them back ASAP.

MOSS : We had the roofs sprayed for moss on Jan. 24th. They will be coming back to get all the moss off in a few days. If you see people hanging off our roofs, please do not be alarmed. This is something that should be done to prolong the life of the roofs.

LANDSCAPING: Jamie has some real good ideas for improving the overall look of the complex. We are going to be replacing the rocks that are in the main walkway with grass. The rocks are becoming more of a problem than they are worth. It will give us some more green area to look at! It should look awesome when it is done. There are some areas that just need attention. he will have this place looking beautiful by summer.

WOOD: We have had all the wood that was piled up beside Tannya's place chopped up and placed against the fence. You are more than welcome to have the wood for your fire place, or for camping. It is dry and ready to use. Please use it for YOUR personal use, as it did cost us money to remove the trees, and to have it chopped up.

GARBAGE: The last while there have been objects put in the garbage area that should not be there. The garbage company does NOT remove objects like propane tanks, appliances etc. Please do not put them in that area. They need to be disposed of at your expense. If you do NOT have a way to get things to the dump or recycling, let Staci know, and I will help you out. We will be topping the trees in the garbage area for safety reasons. They will be level with the fence, as we have had people rummaging through the dumpster on numerous occasions. **Note: The bin has a lock welded on now, and your old key WILL work in it! Please lock it when you are done!**

ELECTRICIAN: We will be calling on someone to help us fix the on going problem of the exterior lights. If you have any concerns of any areas that you think need more light, please see Staci or Bert. We want your input. We already know that the garbage area is a major concern, so we will be focusing a lot of attention to that area.

TREES ON 222nd: These trees are causing at LEAST 70% of the damage to the roofs. I had the people that cleaned the gutters to remove the needles etc. on the roof. That was in excess of 300 lb. Or more. We will be contacting the city for possible removable of the trees, as they are growing at about a foot per year. This will not only save our roofs, but later on our foundation. (from overgrowth of the roots) If need be, we may need your support through phone calls or a letter to make this happen. If you live in the upper units, PLEASE do not hesitate to voice your opinion. When these places were built, they would have never for seen the problem. 25 years later, we can see the costs mounting to a hefty bill we just cannot afford.

Thank you to all the people who showed up. We appreciate your support. Let's make this year a good one, and focus on communication and on helping one another out.

Minutes from April 2, 2003

In attendance: Staci, Gord, Ivo, Sandra, Bert, Helen

We were very disappointed about the turn out for this meeting. Only 6 people representing 4 units turned out. It is necessary for you to come to these meetings so that we can make decisions as a whole complex of what has been done, and what it to be expected. We sincerely hope that you can all make it for the next one. If we make a decision that you are not happy with, we cannot make the changes after it has been agreed upon. Your attendance is very important.

-We would like to welcome Sherry & her children to the complex! (22164)

-We also welcome Roxanne and her children!! (22178)

-We have agreed that we are going to hold the Spring Clean up for the first weekend in May. **We need as many of you as possible to show.** We have a lot of things that really need some man power. We will have a list made up of things to do. All you need to do is show up. There will be a BBQ afterwards. **If we continue the trend of *not* participating with these clean ups, we are going to have to hire someone to come in and do the work for us. As a result, we could be looking at a major increase in our Strata fees. If you choose to keep them low, you will need to help out.**

We would also like some of the teenagers to help with the smaller children that day. If you can volunteer your time, it would be greatly appreciated.

-When this weather clears up, we will let you know of an installation date for your doors.

-We have put up new signs in the complex area. One is on the Playground area outlining some rules, another is in the garbage area. We have a Private Property sign as well. We will be posting that on the upper parking lot.

We need an updated phone list for everyone. Could you please fill out the following form, and put it in Staci's mailbox (22162).

Thank you everyone

We hope to see you all out the first weekend in May!!!!

Minutes from December (AGM)

Thank you to all those attended: Staci, Sandra, Bert, Helen, Bonnie, Bernie, Bob, Linda, Kathy, Sherry, Sherry D., Tannya, Rick, Jamie, Connie.

The elected Council is as follows:

President: Staci Horucki
Vice President: Bert Huizinga
Secretary: Sandra Gooding
Treasurer: Tannya Dalzell

As of JANUARY 1st, 2004, the strata fees will be raised \$20. This means you will have to pay \$135 without an extra parking spot, and \$140 if you have an extra one. The explanation for the increase is due to the 100% increase in the property insurance last year. This was an increase that was given throughout the lower mainland, and was out of our control. Please submit your cheques for 2004 ASAP to Tannya. (minimum 6 months)

We have a new maintenance man. He has done a comprehensive inspection of our townhouses, and has submitted photos of all the repairs that need to be done. There was a total of about \$5000 total of odds and ends that need repairs. We have asked him to prioritise the jobs, and do the most necessary jobs this coming year. The total for this year will be \$2500.

We also decided to revert back to the old by-laws that we had. The book we were submitted last time will no longer be used. Should we ever decide to sell, the by-laws were a big turn off. We are going back to basics. You will have a copy in the New Year.

As you all may know, we had a pipe burst @ unit 22180. That has since been repaired. As a result, we had 2 owners toilet to floor pipes burst shortly after. It caused significant damage to one unit, and the other unit thankfully caught theirs in time. We are telling owners to PLEASE replace these little inexpensive pipes. The cost is roughly \$20 per unit. If you would like, Rick has offered to go purchase AND install them for you. In the event that you do NOT change these, and one should burst, we will NOT cover any damage caused from them. **Any questions, just call Staci. 604 466 2824**

To all owners that have wood burning fire places. Please keep in mind that it has been a couple of years since your last chimney sweep. You will need to have your chimneys cared for this wood burning year. This is the owners responsibility, and needs to be done annually. **PLEASE PLEASE do not throw any Christmas wrap in the fire place. It sticks to the chimney inside, and causes chimney fires.** If you don't know who to call, ask Staci, I will give you some phone numbers.

That's all! We hope you all have a safe and Very Merry Christmas and a Happy New Year! See you all in 2004!!

Expenses for 2003 Year
SCNW 1531

BC Hydro

Dec/02-Feb/03	148.47
Feb - Apr/03	130.33
Apr - Jun/03	86.65
Jun - Aug /03	86.55
Aug - Oct/03	<u>109.09</u>
TOTAL:	\$561.09

Salish
Disposal

Jan.	290.33
Feb.	236.83
Mar.	247.02
Apr.	247.02
May	247.02
Jun	247.02
Jul	247.02
Aug	247.02
Sep	247.02
Oct	247.02
Nov	247.02
Dec./03	<u>247.02</u>
TOTAL:	\$2,997.36

Bookkeeping
Treasury

Jan. /03	100.
Feb - Mar.	200.
Apr. - May	200.
Jun - Jul	200.
Aug - Sept.	200.
Oct - Nov	200.
Dec/03	<u>100.</u>
TOTAL:	\$1,200.

C.H.O.A.

Jan /03 - Jan /04 **\$76.00**

Lawn Maintenance

Feb.	85.
Mar.	500.
Apr.	530. (\$30 for topsoil & seeds)
May	500.
Jun.	500.
Jul.	500.
Aug.	500.
Sept.	500.
Oct.	500.
Nov.	<u>250.</u>
TOTAL:	\$4,365.

Coastal Insurance

Apr. 29/03	
(Annual Premium)	\$4,005.
Oct. 20/03	
(Increased coverage	
additional premium	<u>\$279.</u>
TOTAL:	\$4,284.

MISC. EXPENSES

Luigi Del-Ciatto (gutter cleaning & wood chopping)	\$1,053.95	Jan. 9/03	Mega Maintenance Ltd. \$321. (estimate & debri removal)
Luigi Del-Ciatto (spray roofs & clean windows)	476.15	Jan. 24/03	
B. Huizinga (lightbulbs)	79.23	Feb. 9/03	
Ormond Electric (repair timer in shed)	348.21	Feb. 20/03	
Accent Glass (Repair sliding door @ 22186)	473.66	Mar. 17/03	
B. Huizinga (sledge hammer, wheel barrow, paint brushes. gas lightbulbs)	398.12	Mar. 27/03	
Accent Glass (repair sliding door @ 22170)	104.70	May 7/03	
Ron Anderson (repair fence @ 22184)	375.	May 21/03	
Rona Revy (remaining doors)	\$2,689.07	May 30/03	
B. Huizinga (strike plates for doors)	75.17	June 18/03	
Ron Anderson (installation of doors)	900.	June 23/03	
B. Huizinga (lightbulbs)	149.66	Aug. 13/03	
Ron Anderson (repair carport posts)	635.00	Sept. 26/03	
			TOTAL: \$8,078.92
			<u>Grand Total of Expenses \$21,562.37</u>

Minutes for April 2004

In attendance: Helen, Bert, Sherry, Rick, Sherry D., Tannya, Rick, Ivo, Gord, Staci, Larry, Linda, Bernie.

We will be having the Spring Clean up on ^{June 5+6}~~May 20th and 21st~~. It will start around 10:30ish.

We will send a list out to every one of things that need to be done. We need as many people out there on those days!! The Strata will provide those who *participate* with dinner and pop afterwards. It would be appreciated if everyone could bring a small side dish.

We also decided that the fences are in need of replacing. Rick will be getting some quotes for us, as well as Staci. The fences we have now are rotting at a rapid rate. They are beyond painting and repairing. It will also increase the value of our property, which is what we want. If and when we do decide to get the fences done, we will be raising the Strata fees for ONE YEAR to pay them off. We will have a meeting when we have quotes and let you know more details.

We won the arbitration with Sean and Kelli. We are now in the process of retrieving the money that they owe us. The amount that will be back billed to the Strata is: \$417.98 for the rat damage, and \$690.31 for the Arbitration expenses. *As of Friday, we had the \$417.98 returned.*

Yesterday the same homeless people where in our garbage bin again. The chains were chained together but they were not chained to the bin. They had no problem getting into our garbage. If this problem(bin not being locked properly) continues the Strata Council will have no choice but to change the lock and only allow access to the garbage bin area certain times on certain days. We don't want to have to do this but people just aren't listening. If you send you kids down with the garbage please remind them to lock the bin properly, chains have to be locked together and chained to the bin.

Also the garbage bin is for everyday household garbage only.

Note to all owners: If and when you decide to sell your unit, please be advised that from now on, should you request past Minutes from the council, we will be charging for them. Everyone was given a copy when they moved in, and should have kept a copy that was given to every unit after every meeting. ***This is YOUR responsibility.***

MINUTES FOR STRATA MEETING SEPT 1, 2004

Attendee's: Tannya, Bert, Staci, Helen, Bonnie, Ivo Ping,
Bernie, Judy, Sherry, Sandra

- Fall clean up was done on Sept 11 & 12, thank you to the few people who came out to help.
- More owner's need to come out and help when we have these clean ups, it's the same people each time that come out and some are getting tired of being the only ones to show up.
- Concern was raised regarding some items we are paying to have done, which we could do our selves. We need people to step up and help so we can eliminate these expenses.
- We will be having our AGM late Nov, early Dec. We need to elect a new strata council and approve next years budget at this meeting. We will let you know the date.
- Concerns were raised again regarding the garbage bin. People are still not locking the bin. **Please make sure you lock the chains together and lock them to the bin.**

GOLDEN EARS PLACE
ANNUAL GENERAL MEETING
MINUTES
DECEMBER 6, 2004

IN ATTENDANCE: Rick, Bonnie, Roxanne, Ama, Larry, Judy, Ivo, Bert, Sherri & Staci. Ping & Sherry E. voted by proxy.

AGENDA: - Review and approve budget for 2005.
- Vote on a motion to up the strata fees by \$25.00 per month.
- Vote in a new council for 2005.

The budget was reviewed and approved by all those in attendance.

The motion to up the strata fees was addressed as outlined in the budget for 2005.
The motion to up the strata fees was voted on and passed by all those in attendance.

The council for 2004 was relieved and a new council was voted in for 2005.

President - Rick Vadnais, Unit 22172.
Vise President - Sherry Easton, Unit 22186.
Treasurer - Sherri Deane, Unit 22164.
Secretary - Roxanne, Unit 22178.
Member at large - Bert Huizinga, Unit 22166
Member at large - Larry Yalowica, Unit 22184

Thank you to all who attended this meeting.

Just to note: Make sure your outside hoses are all disconnected from the taps. They will freeze inside the tap which breaks inside the wall. There is salt inside the tool shed if you need it to melt ice on your walkways.

Happy New Year everyone.

SCNW 1531 Strata council.

Budget for 2005

Hydro	\$800.00
Garbage	\$3,000.00
CHOA	\$80.00
Insurance	\$5,100.00
Gardening	\$4,800.00
Insurance Deductible	\$5,000.00
Gutters	\$800.00

Misc	
2nd half of maintenance to buildings	\$2,500.00
Misc (lightbulbs, salt etc.)	\$2,000.00
Tree trimming	estimate pending

TOTAL COST **\$ 24,080.00**

TOTAL INCOME FROM MAINTENANCE FEES

8 units x \$140	\$ 13,440.00
8 units x \$135	\$ 12,960.00

TOTAL INCOME	\$ 26,400.00
minus total costs	\$24,080.00
Net for year	\$2,320.00

If we leave the maintenance fees as it, we will only have **\$2320** to go into the contingency fund. This is **NOT** enough!! If we up the fees \$25 we will have **\$7120**.

UP FEES \$25 would add to contingency	\$ 4,800.00
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Golden Ears Strata Meeting April 10, 2005

IN ATTENDANCE – Rick, Sherry D., Sasha, Tannya, Roxanne, Judy, Renee, Ping, Evo, Ama

Meeting is called to order.

- Sherry does financial report (~~attached~~)
 - o All fees are up to date
 - o Motion to place \$5000 of our savings into a cashable GIC @ a rate of 2.5%. Motion carries
- Rick has reviewed our insurance policy and determined that our current policy is still the best one.
- The bylaws from 2 years ago have been confirmed that they are in effect. A hard copy will be handed out to all units ASAP.
- We have decided to stop hiring out the gardening and yard work to outside contractors and do the work ourselves. This will save up to \$500 a month for us. Everyone can pitch in from time to time to keep “our” front yard looking great! ☺
- For the Spring Cleanup this year we have decided to spread it out over two weekends to accommodate all of our busy schedules and give everyone a chance to pitch in! Two Sundays back to back, April 24th and May 1st. There will also be some extra incentives for those who participate still to be determined, i.e. – a possible reduction in fees for next month etc. Judy has wonderfully volunteered to look into purchasing some flowers and plants for the gardens. If there is anything specific anyone wants to see let Judy know!
We will wrap up with a BBQ for everyone on the evening of the 1st with hotdogs provided. Everyone can bring a side dish to go along and BYOB of course!
- Welcome to Sasha, and family. Sasha has some slate that will be enough to redo everyone's front steps. Details to come.
- If there is anyone who has repairs needed, please let Rick know ASAP. We have a general contractor that will come in and do everything at once.
- There have been complaints to the strata bylaw company about barking dogs from the 122nd St. side of things. Also a few instances of dog mess in the common areas that weren't picked up. Just a gentle reminder to all of us to be responsible pet owners & also not to leave dog food outside because it will attract raccoons.
- Sometime in the next couple of days, if everyone could give Roxanne (22178) a copy of your names, phones #'s email. etc. that would be great. Feel free to send them to me at rmurphy@thomsontechnology.com.

Strata Meeting December 11 2005

Attendance: Judy , Larry, Sherry Dean, Shauna & Sasha, Bonnie & Bernie, Ping, Ivo, Sherry & Rick, Tanya, and Rick.

Having a Handyman was discussed to keep up on little things that need fixing and light bulbs garbage ect. Rick P will do, has changed the light bulbs as of today.

Fences and Roofs were brought up to be fixed the fences are too far gone hoping for new ones this spring. The roof will be looked at by a professional as well as the Attics there was concern because one of the beams in a unit was sagging. Peter was brought up Rick to phone.

Pruning to be done estimates to be called in, Rick P to do.

Hydro electrical box was phoned in by Rick doesn't know if they showed up but Larry says it doesn't seem to be making as loud of buzz.

Bank: Chequing \$7600
Savings \$6400
GSI \$5000

We will be putting another \$5000 in GSI Thanks to all those that helped out to help us to budget and save money for repairs we will be needing next year without having our Monthly Fees get any higher. By laws also state we need a 10% contingency fund. Just a reminder there is salt in the shed for icy walkways please chip in and make sure your own entrances are ice free.

Windows have fogged up especially in the loft rooms, to be fixed. Rick to call.

Manhole in back parking to be fixed loose.

We need a shed to put lawnmower, gas ect in ,not allowed to be in the electrical room thanks to Larry for storing it for us until a shed is purchased.

lock on garbage to be replaced. Rick to call garbage company.

Not enough meetings we need the minutes for potential buyers our apologies for that we all work different shifts . The new executive can maybe set the meetings for the year and whoever is not available can make arrangements with other members.

AGM 1st week in January

se Dec 16 05

Minutes for Annual General Meeting – Jan. 29, 2006 SCNW 1531

22172

- Minutes from last meeting, Dec. 11, 2005 passed with 1 amendment – topic of 1 yr. Post dated cheques being given to Treasurer bylaw was discussed

BUDGET

- Budget for 2006 – passed, fees will remain the same for 2006, a new large project fund has been established for roofing fencing, etc. as not to draw from the contingency fund on these jobs.

WORK COMPLETED/ TO BE DONE

- For small repairs and misc. handiwork please see Rick (#22186). The strata will be paying him \$12/hr. for any work done.
- For anything large please see the OTHER Rick V. (#22172) and he can make arrangements.
- Big jobs right now on the to-do list for the year are: (priority to be decided) remaining underground pipes to be replaced in the upper units; laying cement on the side yard; new fences, and new roofs.
- Little jobs – pruning – Rick V. will be pricing out and picking up a hedge trimmer. Sasha has volunteered to take care of the pruning and anything he can't handle (i.e. – the really big trees) Sherry E. will get quotes from an outside co. to complete; Rick V. will also be looking at a new shed to be put in the side yard to get the lawn mower, gas. Etc. out of the electrical room.
- Work on Ivo's unit addressed last meeting is now complete.

ISSUES

- Those who park on the street closest to the entrance of the upper parking lot (outside Judy's unit), please ensure that you are as far off the street as you can be so that those who are pulling out of the parking lot can see around you! ☺
- There have been reports of a couple of instances of gas siphoning in the lower parking lot. Everyone keep a look out. ☺

MOTIONS

- New council motioned and passed for 2006
Sherry E. (#22186) – Council Chair
Rick V. (#22172) – Co-chair
Sherry D. (#22164) – Treasurer
Roxanne (#22178) – Secretary

- Motion passed - meetings for 2006 will be held on the 2nd Sunday of every month at 10am in the upper parking lot unless otherwise notified. Everyone's presence is not mandatory but much appreciated! ☺

NEXT MEETING IS ON FEBRUARY 12TH @ 10 AM IN THE UPPER PARKING LOT. HOPE TO SEE EVERYONE THERE!!!

NWSC 1531, Balance Sheet, January 1 2005 to December 31, 2005.

Opening Bal Chq	\$1383.00
Opening Bal Svgs	<u>\$6404.15</u>
	\$7787.15

Income:

2005 Maint Fee's collected	\$31,200.00
Past Due Main Fee's Rec	\$ 362.00
Bell	\$ 74.76
Interest	<u>\$ 6.10</u>

Total Income	\$31,642.86	\$39,430.01
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Expenses:

Hydro	\$ 558.16
Garbage	\$ 4989.35
Maintenance	\$ 9938.57
Misc Exp (ins-dues-fee's)	<u>\$ 5360.00</u>

Total Expenses	(\$20,846.08)	\$18,583.93
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Balance December 31, 2006

Chq	\$ 7176.70
Svgs	\$ 6407.23
Term Deposit	<u>\$ 5000.00</u>
	\$18,583.93

Golden Ears Place
Strata SCNW 1531

Budget for 2006

Total General Revenue \$31,200.00

Expenses:

Payments into Contingency Fund	\$3120.00
Garbage collection	\$5400.00
BC Hydro	\$650.00
Miscellaneous expenses {insurance, dues, fees}	\$5500.00
Maintenance	\$8500.00

Total expenses \$23170.00

Large Project fund at 15% of General revenue \$4680.00
Will include roofing, fencing, etc.

Monies into Savings or GIC. \$3350.00

Budget prepared by Rick Vadnais. Expenses are estimated from last year's totals.

(MY APOLOGIES TO ALL FOR THE LATE MINUTES THIS MONTH – I TOOK THEM TO WORK AND PROMPTLY LOST THEM FOR 4 DAYS – LUCKLIY THEY TURNED UP IN ONE OF MY FILES!! ☺)

Minutes for Meeting – Feb. 12, 2006 SCNW 1531

Present – Roxanne, Sherry D., Rick V., Rick, Bert & Helen, Stacey, Tannya, Bernie & Bonnie.

WORK COMPLETED/ TO BE DONE

- Power washing – will be done next month
- Pruning – the big trees that are touching the power lines must be done soon. Rick. V. will look into renting lift equipment if nesses.
- Lock on the Garbage – Rick. V. has bugged the garbage co. already – he will follow up with them.
- Fences – Roxanne has a line on some paneling, she will look into costs for next meeting

ISSUES

- Dogs – if you have a dog this is a “gentle” reminder to respect your neighbors in the complex. This means very simple things like making sure they are not barking for long periods or at inappropriate times and also not allowing them to go to the bathroom on any common property, please take your animal for a walk.
- It has come up that some of our sliding glass doors are whistling in the wind leading to the idea that since we are having someone look at other windows in the units (3rd floors) there is room to convert things to power smart etc. all at once. Rick V. is looking into options.
- The halogen light bulbs for outside will also be replaced with something more cost efficient, and the spotlight over the playground will not be used.

MOTIONS

Anyone who has thoughts or ideas on projects and work to be done, please write a note and drop it to one of the Strata Council members so that we can prioritize some of big jobs and get organized for a Spring Clean-up.

NEXT MEETING IS ON MARCH 12TH @ 10 AM IN THE UPPER PARKING LOT. HOPE TO SEE EVERYONE THERE!!!

Golden Ears Place Strata SCNW 1531

Minutes from Strata meeting April 9, 2006

In attendance; Rick, Larry, Bernie and Ama

Meeting called to order by Rick.

1. Coastal Insurance has suggested that we have an appraisal done on our property to insure us properly for replacement value. Costs of construction and labor have gone up significantly. Rick has gotten quotes from various appraisal companies. All in attendance agree to an appraisal. Rick will follow up with the appraisal.
2. Larry has gotten a quote to repair the sliding glass doors in our complex. The company would like to do them all in one day as this will save us money. Rick has suggested they be done on a Saturday, as this would be a day when most of our residence is around. If your doors requires attention please drop a note in Rick's mail box or give him a call at 604-463-3911. We need to give the glass company two weeks notice. We are trying for May 13,2006.
3. Larry has gotten a quote for the garden shed we have been talking about. Rick will follow up with more quotes and advise counsel at the next meeting.
4. We are still working on getting quotes to replace the fences. We will keep everyone posted.

Note; we did not have a very good turn out to this meeting. In order to get things done around here, we need people to participate. Please come out to the meetings, it is in everyone's best interest.

Next Strata meeting will be held on Sunday, May 14, 2006 at 10:00 am.
Hope to see you there.

C/O 22172 122 Avenue
Maple Ridge, BC
V2X 3X6

Golden Ears Place Strata SCNW 1531

Minutes from Strata meeting May 14, 2006

In attendance: Rick, Sherri, Sasha, Sherry E., Judy, Inga, Bonnie, Roxanne, and Ivo.

Meeting called to order by Rick.

1. Reviewed minutes of last meeting. Appraiser has been picked and will be taking care of the appraisal for replacement value of our complex for insurance purposes.
2. We have looked at the prices of buying a shed already built versus building one ourselves. It was decided to build one ourselves. Rick will take care of materials and organizing the building.
3. We are still working on the quotes to replace the fences.
4. Spring clean up is going well. Thank you to all those who have come out to help. Thank you to Judy for all the hard work organizing this clean up. We still have a few things to finish off. We will be pruning and tidying everything up in the next couple of weeks.
5. We are going to have an electrician come in and wire in some outside plugs in the carports. These will be used to run our electric tools. Special plugs will be installed for safety.
6. We have some units with moisture build up in between the glass in doors and windows. Rick will look into having them repaired.
7. Sherri-Ann has been talking to the police about complex security. They have a lady who comes out and gives advise. We will keep everyone informed after her visit.
8. We addressed who would be responsible for the small gardens around each unit. We decided that the owner of each unit would be responsible for the front and back along the fences.
9. We would like to welcome Inga and Suzi to our Strata. They have moved into Bert & Helen old unit.

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Golden Ears Place
Strata SCNW 1531

10. There will be an extra parking spot coming available at the end of June. There is no one on the waiting list. If you would like the spot, talk to Rick or Sherri-Ann.

The next Strata meeting will be Sunday, June 11, 2006 at 10:00 Am.

Hope to see you there.