



**STRATA CORPORATION KAS 2662**

**Meeting Minutes**

August 30<sup>th</sup>, 2015

Present:

Mickey Patryluk

Richard Thomson

Kristin McCahon

Dave Willis

Mary Roberts

Val Johnson

Staff: David MacKenzie

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Call to order at 4:15 pm

1) Motion to approve agenda: Dave. Seconded: Mary. Approved.

2) Approval of electronic minutes of May 25<sup>th</sup>: Approved

**3) Owner's weekend**

David MacKenzie noted that the 2015 Owner's weekend is to be held on October 23<sup>rd</sup> and 24<sup>th</sup>, two weeks after the Thanksgiving weekend.

**4) AGM date and location chosen**

The date and location of the 2015 AGM has been chosen. It will be held on February 25, 2016 at the Holiday Inn in North Vancouver.

6. Meeting adjourned: 4:42 pm.

## **PVL Owners Management Corporation**

### **1. General Manager's Report**

- a. Financials for July were reviewed. Those excellent numbers have resulted in a significant owner payout for the month.
- b. Painting is now complete in all suites and now stairwells, the parkade and utility room (floors) are the focus.
- c. After discussion at several previous meetings, the Directors approved the purchase of a used skid steer for snow removal and various other outdoor projects and maintenance.
- d. We continue to discuss the possibility of water treatment strategies though the Village reports a universal improvement in the pH as a result of its own efforts.

### **2. Financial review**

There was unanimous approval of the suggestion that the accountant who reviews our strata financials be asked also to conduct a quarterly review of the hotel financials with a focus on specific aspects to be determined in consultation with the Treasurer and General Manager.

### **3. Adara judgement**

Mickey presented a brief summary of the 67 page ruling by the judge in the Adara small claims action, covering both our claim and the Adara counterclaim. Those pages explained in very specific detail the reasons for his judgement, including his assessment of the testimony of each witness.

### **4. Property review**

Richard and David will undertake a review of the property with a view to identifying priorities for the 2016 capital budget for consideration and input from the rest of us.

5. Meeting adjourned: 6:15 pm