

Minutes of the Board Meeting
Darlington Arms Condominium Corporation
17 June 2010
Held at #703, Darlington Arms Condos

Attendance:

Gerald Rotering of 703, Tony Grimes of 406, David Kelly of 405, Veronika Erceg of 604, Russ Kuksin of 404, Greg Greekas of 501 and Erik Ross of 701.

Call to Order:

Gerald Rotering called the meeting to order at 7:15 p.m.

Manager's report and financials:

Operating fund net cash stands at \$5,100 and our Reserve Fund balance is \$172,600.

New Business:

- The board visited suite 603 to inspect the plumbing work done by Aadalard Plumbing to replace 25 feet of copper piping hot-water "recirculation line" with pex tubing and installation of three flow-reducing valves. Directors also discussed the access created and repairs planned by Josef Sponiar. The board approved paying for this work from the Reserve Fund: MOVED by David, SECONDED by Tony; CARRIED.
- The board moved to have a cheque for \$500 issued to Joyce of 205 to reimburse for gardening expenses she has incurred this year and last: MOVED by Tony, SECONDED by Greg; CARRIED.
- Viking Electric replaced the light inside the garbage room with a new always-on fluorescent light/fixture which is shielded and mounted on the way away from the bin.
- ThyssenKrupp repaired the elevator backup key switch and made a repair to the elevator door-closer mechanism, quieting its operation.
- An owner had offered to sell the building a leather coach for the lobby. After discussion it was decided not to take up that offer.
- The board moved to have Erik call CDL Carpets to have them fix the carpet at the back of the lobby, which is fraying at a seam. It may be necessary to remove the carpet that lies underneath. The motion is that Erik has authority to spend up to \$500 on a reimbursement basis: MOVED by Tony, SECONDED by Greg; CARRIED.
- The board resolved to reimburse Erik \$200 for pictures and frames for the lobby. The board also gave Erik the authority to spend up to \$2000 to replace the entry awning to give a more modern look to the building, with Veronika will be consulted and have veto power: MOVED by Erik, SECONDED by Veronika; CARRIED.

The meeting adjourned at 8:20 p.m. The next meeting of the Board of Directors is scheduled for 7 p.m. on Thursday, July 15, 2010 at suite 703.