

**Minutes of the Board Meeting
Darlington Arms Condominium Corporation
15 November 2007
Held at #703, Darlington Arms Condos**

Attendance

Gerald Rotering, #703
Krista Robertson #704
Lori Pinter, Property Manager, Consolidated Real Estate Services

Absent:

Erik Ross #301
Tony Grimes #406
David Kelly #405

Call to Order/Quorum Not Established

Chair Gerald called the meeting to order at 7:10 p.m. Quorum was not established.

Financial and Management Report

Current Cash on hand: \$6,990.88
Reserve Fund: \$86,006.45

Old Business

- 1/ All Kind Door - monthly maintenance contract for swing door, man door and overhead garage door. Expect cost of approximately \$80 per month. **Lori to follow up with All Kind.**
- 2/ East Driveway concrete repairs – Have not yet been successful in getting an engineering company to develop design specifications for project for use to quote job. **Lori to follow up with engineering companies to get design specs.**
- 3/ Titan and Ideal unable to provide quote on roof work required. Central to be contacted to inspect and provide quote. **Lori to follow up with Central for inspection.**
- 4/ Previous authorization of replacement for door to deck in suite #703. Gerald and Joseph opted to repair the door rather than replace it, and adapted the frame to drain water outward.
- 5/ Tony to look into replacing hard drive in DVR. Update at next meeting
- 6/ Tony to look into possibility of web cam. Update at next meeting.
- 7/ Clarification of Janet Taevere's role with CRESI – Title: Property Administrator, assisting building managers.
- 8/ Trade lock box combination to be changed. Barry has changed, Lori to verify or change if not completed.
- 9/ Joseph to begin stairwell and hall emergency lighting in January, with parts identified and ordered.

10/ Aadelard – When it's time to renew the maintenance contract for our boiler mechanicals the generator maintenance can be deleted, as battery packs will provide emergency lighting in stairwells and hallways if needed. Generator will no longer be required and may be removed by then. **Lori to follow up at renewal time.**

New Business

1/ Beltline Planning Group meets every second and fourth Wednesday of each month and is looking for more participants. 'Very informative sessions. Any Director interested to attend them?

The meeting adjourned at 8:00 p.m. The next meeting of the Board of Directors is scheduled for 7 p.m. on Thursday, December 20, 2007. Location to be determined, but likely Tony's #406. CRESI given option to attend. There will not be full Board contingent.