

**Minutes of the Board Meeting
Darlington Arms Condominium Corporation
16 April 2009
Held at #703, Darlington Arms Condos**

Attendance:

Gerald Rotering, #703

Erik Ross, #701

Lindsey Sochaski #305

Tony Grimes, #406

David Kelly, #405

Lori Pinter, Property Manager, Consolidated Real Estate Services

Call to Order:

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

Old items brought forward from previous meeting(s):

- Tony reported back to the board on the building's security system. The DVR is no longer working and some cameras may not be working either. However, the monitor at the front door is salvageable. Ken of Certified Alarms suggests that we replace the entire system and his firm will do it (installation included) for just over \$3,000 if we were to purchase the cheapest system available. Erik looked into some cheaper options from Costco, but hardware would need to be installed. The board approved that Erik spend his time at \$23/hour to purchase a new "4 channel" system and call around to find someone who can do the installation (Shaw or Viking Electric). The board has given Erik the mandate to spend up to \$3,000. MOVED by David, SECONDED by Tony; CARRIED.
- Little interest was shown for having a spring large-item junk pickup. A sign-up sheet was posted in the mailroom and only two individuals showed interest, so this will not go ahead.

Manager's report and financials:

- Current cash on hand: \$8,874
- Reserve Fund: \$123,933

New Business:

- Lori reported to the board of a purchase order from Aadelard Plumbing for plumbing work done related to the sudsy water backup into a kitchen sink in a suite on the first floor. The bill is for \$306.44.
- On a volunteer basis, we have decided to once again meet on a Sunday afternoon (May 3rd, 2009 at 2pm) to sweep/vacuum the back parking lot and the parking garage. Gerald will post this info in our monthly newsletter to inform other owners/tenants.
- Erik has volunteered to buy a couple of good-quality shop vacs (wet and dry use) for the building. These can be used in our spring parking lot sweep and can be useful in emergencies such as floods. The board has agreed to reimburse Erik for the purchase two shop vacs for the building at a maximum expenditure of \$500 per shop vac. MOVED by David, SECONDED by Lindsey; CARRIED.
- The board resolved to offer window cleaning / re-weather stripping for interested suites, and is willing to pay \$23/hour labor cost to anyone who may be interested in doing this work in their spare time

(assuming we are able to find someone who is willing as well as capable of doing this work). MOVED by Erik, SECONDED by Tony; CARRIED.

- Gerald will get in contact with Frank Sumari from Sincan Construction for a quote for concrete driveway and drainage work which needs to be done on the east side of the building.

The meeting adjourned at 8:40 p.m. The next meeting of the Board of Directors is scheduled for 7 p.m. on Thursday, May 21, 2009, to be held at suite #703.