

CARLETON CONDOMINIUM CORPORATION NO.60

**Board of Directors Special Meeting
Wednesday, November 8, 2017
Board Room – 333 Chapel Street
7:00 p.m.**

MINUTES

**Present at the meeting: Marcia Clement (MC), André Laporte (AL), David Grant (DG),
Valérie Gravière (VG), Réjean D'Aoust (RD)
Excused: Marc Bouchard (MB)**

1.	Call Meeting to Order	At 7: 00 p.m.
2.	Approval of Agenda	Add to agenda: Newsletter Condo Act Follow up on meeting with Yawar Decorating Committee request Moved by VG, seconded by DG
3.	Approval of previous minutes	Approved. Moved by MC, seconded by AL. Stairwell leak (not stairwell and leak) New business - Unit 301. If there is no fault, the Board will not repair them.
4.	Business arising from previous minutes	Missing insulation: no evidence in the drawings that there was insulation. Keller to provide an explanation re insulation and delay in ordering MAU.
5.	Ratifying Board email decisions	Building drawings will be scanned (MB) Purchase material for the MAU and store it in the pool area. Moved by MC seconded by DG
6.	Management report	<ul style="list-style-type: none">• Fire system and wire: Is the wire in good repair With the generator, would it alter the wires. Will meet with Del next week (MC, MB and RD)• Pool Humidity: redoing the whole ceiling would cost 23k. Will keep the 5k proposal.• Lumenix: issues with diligence.• Pool chlorine system: should be done in December.
7.	Financial reports	AL questions how we can go from a 31k deficit to a 14k surplus. Going to a new accounting system, we will get more information after the transition is complete. Refund request: if not done, RD will do it on November 9th.

		<p>Richard Schmaltz reimbursement - Was put in their mailbox. RD to respond to their email to inform them that the cheque is in the box.</p> <p>Moved by AL, seconded by VG.</p>
8.	New business	<ul style="list-style-type: none"> ○ Changes to the Condo Act came to effect on Nov. 1st: <ul style="list-style-type: none"> ---- Condo Authority of ON will send a letter and we have to register before December 31, 2107. - Fees are \$1/month/voting unit. Fees from Sept 17 to March 31, 2018 will have to be paid by December 31, 2017. - New directors training: mandatory within 6 months (former directors are grandfathered). Fees to be paid by the Corporation. - We have to give 35 days advance notice for the AGM. ● Security of visitor parking: police representative postponed the safety audit. ● Refurbishment of the guest suites: <p style="margin-left: 40px;">Guest rooms linen 2017.doc</p> <p>Rate has not been increased since 1989. Should be increased to \$45.</p> <p>DG to communicate Board decision:</p> <ul style="list-style-type: none"> - Bed linen: ok - Mirrors in bathrooms: Option A - Mirrors in bedrooms: OK - Dryers: only if wall mounted - Dressers: option A - Room decor: for the next board to discuss - Rate: \$45 as of January 1, 2018 (<i>Note: was subsequently modified to Jan. 15 in order to give owners sufficient notice .)</i> ● Christmas Party: December 6, 2017. Social Committee needs \$130 to organize the party. ● AGM: December 12, 2017
9.	Next Meeting	AGM - December 12 th , at 7 p.m.
10.	Adjournment	8:20 p.m.