



Sycamore Court

Strata NW 3352

<http://sycamorecourt.epsbc.com/>

**AGM Agenda to be converted to AGM minutes
Wednesday November 17, 2021
Unit 4 at 5:30 PM**

Executives

**President: Patrick Weitemeyer Unit 4 604 435-1304 patrick@epsbc.com
V-President/Secretary: Chad Laurent Unit 2 604 837-1841 chadwlaurent@gmail.com
Treasurer: Hansen Ginn Unit 6 403 978-7888 hansginn@gmail.com
Financial reporting: Danny Stebeck Unit 5 – 778 237-5443 hamrik@me.com**

Agenda

01) Call to Order by Patrick Weitemeyer (4) at --:-- PM

(Possible)

02) Attendance: 1 – Norman Regis Verdon; 2 - Chad Laurent; 3 – Jonny & Alanna Ogryzio/Watkins
4 - Patrick & Oil Weitemeyer; 5 - Danny & Lisa Stebeck 6 – Hansen & Herb Ginn
We'll pass around a general strata sheet for updates on phone numbers and e-mail contacts.

Regrets: unit __ All Strata lots have indicated that at least one member will attend. Keeping it to one per unit is recommended and using a mask, at least till we have established social distancing.

Quorum: Yes/No

03) Approval of 2020/2021 Financial Report presented by Danny (5) ~~Accepted as presented.~~
Accepted by _____ unit __
Seconded by _____ unit __ **carried/not carried**

04) Approval of the AGM minutes held on:
Wednesday, **January 14, 2020** for 2021 fiscal year.
Accepted by – _____ unit __
Seconded by – _____ unit __ **carried/not carried**

05) 2021/2022 Budget: presented by Danny (5) Accepted as presented.
Accepted by _____ unit __
Seconded by _____ unit __ **carried/not carried**

2021 Presidents Report: The care of our four beds at the corners of our courtyard was taken over by our house gardener & the individual house owners as per our AGM 2020. The strata was pleased with the results.

Unit # 1 fence was constructed as planned by Sunbury Fencing and Decking, securing the property in a safety prospective.

Unit 6: Constructed a canopy over their existing balcony that was approved by the strata and was found to be an asset to the appearance of the general strata.

Unit 5: Constructed a shed in their back yard that was approved by the strata & inspected by the strata that was found to be of solid structure, without apprehension.

Unit 2: Bartlett Tree Experts, did some maintenance to the strata's large Oak tree by removing several branches, reducing the risk of branch failure, improving light and clearance. The strata are confident that the tall Oak tree is very secure and has no risk of creating a problem for strata in the near future.

Unit 5: Bartlett Tree Experts, did some maintenance to the strata's large Oak tree by removing several branches, reducing the risk of branch failure, improving light and clearance. The strata are confident that the tall Oak tree is very secure and has no risk of creating a problem for strata in the near future.

Garage doors: Some of them were upgraded with paint, giving an excellent appearance to the general strata.

Snow removal: was once again looked after by the general strata including the public boulevard sidewalk. Thank you.

Approved for executive actions in 2021/2022

To carry over any unfinished tasks from the last fiscal year –

Discussions and Approved

2022 Financial report approved/not-approved as presented and distributed

Approved a motion to **waive/accept** the Depreciation Report (as per BC Strata Act 94(3)(a)). For 2021/2022.

¾ vote in favour, minimum

Accepted by _____

unit

Seconded by _____

unit

~~carried unanimously~~

Bylaws reviewed – no changes made.

Strata Fees will remain the same: Unit **1** = \$217.35; **2** = \$199.50; **3** = \$199.50;
4 = \$199.50; **5** = \$199.50; **6** = \$218.40.

Postdated cheques requested for the 1st of each month for the fiscal year November 1st through October 1st. Payable to **Sycamore Court Strata** or **NW 3352**, please write on the back of each cheque the Strata account number **200824** with thanks. If preferred, less cheques could be written in larger amounts to cover more months at a time.

Old Business:

New Business:

Insurance policy update

Property assessment during 2022

Courtyard realigning

Possible low draw gate across the entrance to the private court area

Sprinklers yes or no

Elections: Accepted unanimously by all and carried.

President: _____

Vice-President/Secretary: _____

Treasurer: _____

Danny Stebeck offered to continue with doing the financial report.

Patrick Weitemeyer will continue updating the website on demand.

Adjourned: __:__ PM