

CHAPARRAL POINTE ADULT CONDOMINIUMS
MINUTES OF BOARD MEETING
APRIL 25, 2017, 4:30 PM AT UNIT #31

In attendance: Heather Chamberlain, Norma Schultz, Eileen Bailey, Sharon Johnson, Peter Haggarty, and Bart Nicholls of FirstService Residential

A representative from the City of Calgary Recycling Team, Karima, addressed the Board about the Green Cart Program. The City has ruled that organic pick-up of Green Cart organic waste at condos must be in place by November 1, 2017. GFL, who does the recycling pick-up for the complex, has been contracted for the Green bin organic compost collections. Our complex will have the bins delivered to the garbage sheds at the end of May, and weekly pick-up will start at the beginning of June. Karima, and possibly other members of the City Recycling Team, have agreed to visit the residents of the complex, individually, to discuss Green Cart processes and procedures. This will occur on the evening of May 31, 2017.

She distributed pamphlets to the Board that explained procedures and allowed organic waste. The Board members felt this was an invaluable aid, and requested that these pamphlets also be given to the residents of the complex. She will try to have these to provide to all units.

She advised that there is a downloadable template for signage for the collection bins on the City (Calgary.ca) website if the Contractor (GFL) does not have adequate signage on the bins. Detailed information on allowable organic compost items can also be found there.

Each unit should have their own pail (with a lid) in their homes. This could be a special pail for this purpose purchased at stores, an old ice cream pail, or similar container. This can be lined with a compostable (not biodegradable) bag, food soiled paper bag, or some newspaper. Most leftover food items, along with a few food/paper items (like coffee grounds and the filters and food soiled paper plates and napkins) can be put into the organic waste. The pail then can be emptied into the Green Cart in the garbage sheds. The compostable bags can be purchased at grocery or department stores.

It is anticipated that the amount of garbage in the large bins at the complex will decrease with use of the Green Bins. Eileen will explore sizes of smaller bins the City may have if this does happen. The amount of garbage will be monitored for this possibility.

The Board Landscape Liaison reported that Steve, of Rocky Mountain Landscapes, has redone the contract for the summer landscaping and winter

snow clearing. It is now amortized to 12 even payments over the year, plus he has dropped the pricing costs on several items. One of the items that was explained during their meetings was the question of some tree wells or flower beds not being weeded by the landscapers. If a resident has planted their own plants in it, it is not weeded because of the liability of removing plants in error.

Paragraph 3 © (iii) on page 9 of the complex bylaws was discussed, as there has been confusion as to whether it is the owner cost or complex corporation cost for the garage door. The garage door that slides up to allow access from the outside (drive a car in) is corporate cost if replacement is necessary because of normal aging. If the resident damages the door to the point of needing replacement, it is the owner cost. The door referred to in the fore mentioned bylaw segment is the door from the garage interior to the unit interior. This is further clarified by the Amendment to the Bylaws.

The Treasurer reported that there is \$ 45.54 in petty cash.

The next meeting will be held on Tuesday, May 30, 2017 at 4:30 at Unit #31.

Peter Haggarty, Board Chairman

Sharon Johnson, Board Secretary