WESTMOUNT PLACE

Condominium Corporation No. 8310969
Suite #420, 1100 – 8th Avenue SW, Calgary, Alberta, T2P 3T8

Minutes of Meeting of the Board of Directors
February 10, 2021

Present: Harrison Gallelli (chair)**,** Bob Boyd (minutes), Brenda Edwards, Rob Parry, Kathleen Dinneen, Melissa Collins
Absent: Jules Wilkins
The meeting was held via video conference

1. Call to order:
Meeting called to order at 5:30pm by Harrison Gallelli

2. Changes to the Agenda:
This was an ad-hock board meeting called by Harrison for the purpose of discussing the selection of a property management company when our contract with MRA expires at the end of March.

3. Discussion

3.1 Our property manager, Sandra Williams, resigned from our Property Management Company, Montgomery Ross, in the middle of January. Our contract with MRA is expiring at the end of March and we need to act quickly if we decide to change companies. A new management company will need about 45 days to get set up.

3.2 Harrison did a survey of buildings like ours and inquired as to their property managers and management companies. He short listed 5 companies and obtained proposals from these 5 companies and MRA. The proposals have been provided to all board members along with a summary.

3.3 A video conference was held with each of the 5 companies. References were checked.

3.4 There were 3 companies that appeared to be front runners. The board debated their relative capabilities and suitability to manage Westmount Place.

3.5 Motion by Harrison seconded by Rob to proceed to engage Rancho Realty and their proposed property, manager Janan Tahir, provided we obtained positive reviews on their reference checks and we were able to negotiate an acceptable management contract. Motion carried.

Subsequent to the meeting we obtained positive reviews on the reference checks and were able to negotiate an acceptable management contract. The contract to engage Rancho Realty (1975) Ltd. Was finalized February 18.

4. **Adjourned:**

Meeting adjourned at 6:19pm.

Proposed Remaining Regular Meeting Schedule:

(Regular Board meetings are held at 5:30PM via video conference)
2021222 Regular Board Meeting
TBD Annual General Meeting at Kerby Centre at 7PM

Officers of the Board:

President: Harrison Gallelli
Vice President: Brenda Edwards
Treasurer: Rob Parry
Secretary: Bob Boyd

Committees:

Maintenance: Bob, Harrison, Brenda, Abbas, MRA
Design: Kathleen, Harrison, Lee Mills, Margrit Mortensen
Insurance: Bob, Harrison, Brenda, MRA
Communications: Melissa, Harrison
Landscaping: Kathleen, Lorraine Ellert
Social: Mona Jones

Contacting The Board:

The Board can be contacted through the Westmount Place web site at https://westmountplacecalgary.org/. Log in with your user name and navigate to under the Board Members 2019-20 tab. There you can contact all the Board members or an individual Board member if preferred. Creating a new profile is easy if not already registered.
Residents can also use the Contact Us or Contact Building Manager.
Residents can also directly email the Property Manager, Sandra Williams, at sandra.williams@montgomeryross.ca and request the email be sent to the Board.
Residents can also drop a letter off at the security desk addressed to the Westmount Place Board of Directors.