WESTMOUNT PLACE

Condominium Corporation No. 8310969

Suite #420, 1100 – 8th Avenue SW, Calgary, Alberta, T2P 3T8

Minutes of Meeting of the Board of Directors
November 30, 2015

Present: Mona Jones (chair), Bob Boyd (minutes), Jason Lei, Lee Mills, Reg Wamboldt, Richard Beale.
Absent: Dan Beyaert (personal reasons)
The meeting was held in the boardroom of suite 420

1. **Call to order:**
   Meeting called to order at 6:30pm by Mona Jones.

2. **Changes to the Agenda:**
   This was an ad-hock board meeting called for the purpose of discussing the presentation to the Owners on the status of the pool area planned for the December 3 Town Hall meeting.

3. **Discussion:**

   It was agreed that the presentation material in its current state was not ready for presentation to the Owners.

   Motion by Jason seconded by Richard that the following statement would be given to the Owners:

   "After significant research and consideration on the board, and taking the scope of this project as far as we could without costing owners' dollars, we've been able to put together a preliminary idea of what it may cost to reinstate and run

   The charge to our reserve fund could range between $110-$130k. These dollars would compete for dollars that would have otherwise been attributed to other capital projects.

   Running the pool may result in us increasing condo fees 2-6% going forward just for the pool. This would be in addition to any other increases that we may have going forward for increases in operating costs. For example if operating without the pool increased by 2%, next year's total condo fees could increase anywhere from 4-8%.

   Because of the limitations of knowledge and experience on the board at this point in time – we are not confident enough in these numbers to present them in detail, and certainly not to move forward with a vote on reinstating the pool.

   As we recognize that there is enough interest in the pool to fine tune our expected costs we will be considering hiring an engineer to get this matter looked after in the near future. From here we

can have the highest level of confidence in the true costs to be upfront with owners. In doing this analysis we will also gain further information on the space in general for alternatives should the building not wish to fix the pool. The minimum cost expected to do this will be $15,000 which is currently 1.7% of the reserve fund.

Additionally, the board would like to acknowledge Dan Beyaert for the incredible amount of research, consulting, and effort he has put forth over the last year, to allow the board the opportunity to give an informed decision to our owners on the potential next steps. His contribution of personal time to this matter was critical to moving us forward to where we are today."

[The above statement includes minor changes to the original that were subsequently agreed upon]

Motion unanimously approved.

4. **Adjourned:**
   Meeting adjourned at 8:30pm.
   Next meeting – Town Hall Budget Presentation Dec. 3, 2015 at 7pm.
   The next Board meeting is scheduled for January 4, 2016 at 5pm.