



**Larch Park Homeowners Association
Board of Directors Meeting
April 25th, 2018 @ 1:00pm
Location: Suite 900, 10310 Jasper Avenue (Main Boardroom)
Meeting Minutes**

Attendees: Michaela Davis, President
Triona Cosgrave, Secretary
Tanya Eklund, Treasurer

Courtney Denham, Res. Director
Ryan Chiew, Res. Director
Ted Byrt Res. Director

- 1. Call to order** – Michaela Davis – 1:13pm
- 2. Approval of Meeting Minutes**
 - January 24th 2018
 - Motioned by Michaela Davis, Seconded by Tanya Eklund, Approved
- 3. Items Arising from Minutes**
 - There were no items arising from the minutes.
- 4. HOA Update**– Triona Cosgrave
 - 58 homes are currently outstanding. Titles have been pulled and final Notices were sent to all homes outstanding on April 23rd 2018. Online payments have been very successful, with more than 60% of fees collected paid through the e-commerce website. The remainder were paid through Cheques.
 - Ryan Chiew Agreed to train on the QuickBooks and IVRNET accounting processes.
 - Maintenance contract has been awarded to Landtec. They will mobilize in the beginning of May. They will also evaluate the fencing and painting requirements and provide a quote. This is above the standard maintenance and will be done at the end of May. (Weather and product depending)
 - PDF Copies of the content of the binder to be provided to the resident Directors-Triona Cosgrave
 - All agreed a summer event at the end of June would be a great community engagement initiative. Triona Cosgrave Will continue to brainstorm on ideas with the directors via email and obtain quotes.
- 5. Other Business**
 - Newsletter template to be shared with Directors-Triona Cosgrave
 - Maintenance update to be added to the website.
 - City of Edmonton Info to be added to the website
- 6. Next Meeting Date**
 - Wednesday June 6th , 2018 at 1:00 pm
 - Suite 900, 10310 Jasper Avenue (Main Boardroom)
- 7. Adjournment**- 2:57 pm
- 8. Development Update** – Michaela Davis advised construction will begin in 2018 on both EKOS sites.