

Wedgewood Ravine Homeowners Association Summary of Board Members Meeting

January 20, 2016

The following is a summary of the above noted meeting. If you have any questions, comments or concerns please contact the Board either by email at

wrhoa@wedgewood.ca

Or via mail at:

WRHOA

P.O. Box 101

Wedgewood Blvd

Edmonton, Alberta

T6M 2L5

- Year to date financial statements were reviewed, comparing expenses incurred year to date with the full year budget. Line by line review and brief discussion followed.
- One delinquent account has been settled with the homeowner paying the past 5 years of dues. There remains 12 homeowners in arrears for varying amounts. Dean will continue to pursue payment.
- It was reported that there has not been much progress with the City regarding the tree replacement and our offer to assist financially if we could move up the schedule. The City is very particular about the trees proved by contractors on public land and often require replacement within the two year warranty period for very minor deficiencies. It was recommended we do not offer to source the trees ourselves as it is very likely the City would find something wrong with them and force us to replace them. The board again contacted Susanna Bodnar in the City's forestry department to determine our status on the tree replacement schedule. No answer provided yet.
- Barton Landscaping – no report

- Old newsletters on the website will be deleted to make room for future postings.
- Update on the noise committee including a letter from a Real-Estate Agent, confirming Henday noise has negative impact on house values. Noise Committee asked to prepare strategy regarding noise attenuation.
- At the last AGM a motion was put forth by the Community Noise Committee asking to be confirmed within the Mandate of the Homeowners Association, as such entitling it all the rights and privileges granted to authorized representatives of the Home Owners Association and its board. Since then the board has since gained a better legal understanding of what we can and cannot do regarding the formation and conduct of committees. This has resulted in the AGM motion being out of order as the Bylaws state no committee shall have this authority and therefore will not be dealt with. The two Board Directors shall be the Board's Noise Committee.
- It was suggested and agreed that the Board should obtain approval on expenditures for legal opinions prior to anyone contacting our legal council.

Next Board meeting will be scheduled for March 15, 2016