



The Peaks Board of Directors Minutes

March 1, 2023 7:00 pm

**Location: Virtual - Google Meet Conference Call
Final**

A. Meeting Convened: 7:06 pm

Members in attendance: Kevin Garland, John Boone, Linda Nickerson,
Michael Preudhomme, Darwin Baker, Wayne Loustel, Dave Bailey

B. Approval of Agenda

MOTION: Approve agenda as presented

Moved by: Darwin Seconded by: John

Amendments/Changes:

For: 7 Abstain: Against: 0

Results: Carried

C. Approval of Previous Board of Directors Minutes: Lead John

MOTION: Approve the Board Meeting Minutes of February 15, 2023
as presented.

Moved by: Linda Seconded by: John

For: 7 Abstain: Against: 0

Results: Carried

D. Approval of Renovation

MOTION: Approve of a Request For Renovation for Poplar #304 (KITZUL, Orest & Grant) Flooring replacement.

Moved by: John Seconded by: Michael

For: 7 Abstain: Against: 0

Results: Carried

D. The Peaks AGM FY2024

I. AGM Date: March 25th 2023 9:30 am registration 9:00 am

Hybrid live & online at the Amenities room and via Zoom Conference.

- Dave Bailey to arrange the Zoom Link
- Michael Preudhomme checked & seems no available camera mic rentals in the area, John has webcam to test
- Financials timing?
- All exhibits needed in the FY 2024 AGM Package?
- Bylaw changes see below timing?
- Last day to email by is Mar 11, 2023
- Social Time after the AGM meeting: Barbeque (Hotdogs and Hamburgers/pop) RSVP attendance.

II. Discussion: Michael P. /Linda update

Discuss Bylaw changes and lawyers to vet changes before AGM

Linda has emailed lawyer to check progress for the additions to our bylaws below:

- Including the Village's STR maximum capacity policy of 2 adults per legal bedroom plus children.
- Including the Village's STR policy of requiring 1 dedicated parking spot per 2 legal bedrooms and access to the required spot(s).
- All STR advertising must state that dedicated underground spot(s) is/are available, no pets, the STR maximum capacity, plus

Old Business:

1. Various Parking signs and Signs for Pool closure time. matters :Lead Michael P.

Michael report

- Signs update: Mike has ordered the signs, will check again for delivery date
- Amenities Building signs need to be changed saying the pool & hot tubs close at 9:45pm. The FOBs will remain timed as is.

2. Maintenance: Window cleaning contractor Lead: Michael P.

Approved. Update- Michael has awarded the contract & confirmed with contractor

3. Birch building update Lead: John Boone

- The wrong color carpet was sent so the remaining stairwell carpet replacement should be done early in April.

4. Maintenance person update Lead: John Boone

Offer has been made to a candidate waiting on paperwork.

5. Motion to Adjourn: 8:15 pm

Moved by: Wayne Seconded by Darwin

For: 7 Abstain: 0 Against: 0

Results: carried

6. Next Meeting: March 25, 2023 9:30 am MST