

HOA Desrochers Board of Directors Meeting

Meeting Minutes

Date: June 18, 2025
Time: 7:05 P.M.
Location: Desrochers Neighborhood
Attendees: John, Jonathan, Anh, J.R., Sam, Collins
Guests: Doug
Regrets: Hansen

1. CALL TO ORDER

The meeting was called to order at 7:05 P.M.

Introduction of guest: Tamara Langille of Bridgegate Management, who presented the Board Management Proposal.

2. CHANGES TO THE AGENDA

Meeting Minutes for May 28, 2025.

Motion to approve agenda changes:

- Motion by: John
 - Seconded by: Sam
 - Opposed: None
 - Vote: All in favour
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3. APPROVAL OF THE AGENDA

Motion to approve agenda as amended:

- Motion by: J.R.
- Seconded by: Wenhan
- Opposed: None

- Vote: All in favour
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4. APPROVAL OF PREVIOUS MEETING MINUTES

The Board reviewed and approved the minutes of the May 28, 2025 meeting.

Motion to approve:

- Motion by: J.R.
 - Seconded by: Jonathan
 - Opposed: None
 - Vote: All in favour
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5. BUSINESS ARISING FROM MINUTES

- AGM discussion and confirmation of AGM Organizational Meeting: June 25
- Anh to set up Zoom

Proposed 2025 DHOA Board Meeting Dates:

- July 9
 - July 30
 - August 20
 - September 10
 - October 1
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6. FINANCE UPDATE

- Financial update from Celtic: April report available; fence repair completed.
- Status of GST Registration and Board of Directors Registration update.
- Anh to send an email to the Board regarding annual filing.
- Status of EPCOR billing: Tabled to next meeting

7. COMMITTEE REPORTS

Communications Committee (June 10 update):

- Summer Newsletter in progress
- Minutes being updated
- FAQ updates in progress; committee considering posting FAQs
- Email auto-response to be revised to include FAQ invitation

Maintenance Committee:

- Drafting schedule for fence maintenance and painting
- Additional signage required at 41st Ave. and James Mowatt

Policy & Procedure Committee (June 9 update):

- Discussion on policies including:
 - Privacy Policy
 - Overall Operational Manual for HOA

Motion: To proceed with the Financial Management Agreement with Bridgegate Property Management Group Inc., subject to confirming electronic payment method.

- Motion by: Collins
- Seconded by: J.R.
- Opposed: None
- Vote: All in favour

- John abstained

8. NEW BUSINESS

- n/a
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9. TABLED ITEMS

- Pulling titles for new builds and land titles
 - Status of EPCOR billing
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10. ADJOURNMENT

Motion to adjourn:

- Motion by: John
- Seconded by: Jonathan
- Opposed: None
- Vote: All in favour

Meeting adjourned at: 8:35pm

Prepared by: Anh
Date: June 18, 2025