

1 MEETING MINUTES

1.1 MEETING DETAILS

- **Date:** November 20, 2025
- **Time:** 7:00PM (Mountain Standard Time)
- **Platform:** WhatsApp Phone Call

1.2 ATTENDEES:

Present: Aakansha, John, Jonathan, Kingsford, Samya, Umair

Absent: Hansen

A quorum was established

1.3 MEETING:

The agenda was reviewed and approved by Jonathan, Umair, Aakansha and Kingsford (majority) before the meeting.

1. Call To Order

- Meeting called to order by John at 7:01PM.

2. Entrance Signs Fix – Review of repair options and timelines

- John explained that Behrends will dispatch a technician to assess the condition of the entry lights and provide a report on the necessary repairs. He suspects that the lights may be damaged and require replacement parts.
- John has requested a vote to approve his proposal for the quotation provided by Behrends for reviewing the entry signs' LED lighting.
- **Vote: Yes:** Samya, Kingsford, Jonathan and Aakansha
- **Vote: Abstained:** Umair and John.

3. Christmas Decoration Storage – Storage proposal as proposed by Douglas (Volunteer).

- John noted that Sentinel Storage charges \$300 per month for 5x5 bins. The board therefore discussed Douglas's proposal to build a shed on HOA property behind the north sign at Desrocher Gate SW.
- Johnathan expressed his support for the idea.
- Samya expressed his support for the idea.

- Kingsford expressed concern regarding the shed potentially being built on city land and the associated permit requirements. John confirmed that the property belongs to the DHOA and that a permit is required under city bylaws.
- Aakansha expressed concern about the permit that would be required. It was noted that this issue had been addressed in prior discussions.
- Umair expressed security concerns regarding the possibility of homeless individuals occupying the shed on DHOA property. John acknowledged that options are limited but is committed to discussing potential solutions with the shed manufacturer.
- John proposed obtaining quotations for both a built-in shed and Sentinel temporary storage.
- **Vote:** The board unanimously approved the proposal.

4. Christmas Decorations – Planning and allocation of resources

- John reported that the outlet at the sign does not have power for the Christmas lights. He recommended deferring installation until next year and proposed utilizing the spring to prepare and construct the lighting setup.
- John proposed that the installation of the Christmas lights be postponed until the following year.
- **Vote: Yes:** John, Jonathan, Samya, Kingsford, Umair
- **Vote: No:** Aakansha

5. Website Updating – Discussion of updates and improvements

- A motion was made by John to table the item until the next meeting, as Douglas was not present. The motion was duly seconded by Umair.
- **Vote:** The board unanimously approved the proposal.

6. AGM Minutes Approval – Approval if minutes are ready

- A motion was made by John to table the item until the next meeting, as Douglas was not present. The motion was duly seconded by Umair.
- **Vote:** The board unanimously approved the proposal.

7. Documentation Policy – Discuss proposal for implementation of Documentation Policy

- A motion was made by John to table the item until the next meeting, as the board requires more time to review the policy. The motion was duly seconded by Umair.
- **Vote:** The board unanimously approved the proposal.

8. Other Business – Open floor for additional items

- No other business was presented.

9. Closing Remarks

- Behrends was approved to conduct the review of the entry lights.
- Quotations will be obtained for shed solutions, with consideration of security concerns.
- Christmas lights will not be installed this year; preparations will be considered in spring for next season.
- Three agenda items were tabled and will be carried forward to the next meeting.

10. Adjournment

- The meeting was adjourned at 7:22 PM by John. The motion was duly seconded by Umair. The motion to adjourn was carried unanimously.

1.4 DISCLAIMER

These minutes are a summary record of discussions and decisions made during the meeting of the Desrocher Homeowners Association (DHOA). They are not a verbatim transcript. While every effort has been made to ensure accuracy, the minutes are subject to review and formal approval by the Board at the next scheduled meeting. Any corrections or amendments will be noted in the subsequent minutes.

These minutes are intended solely for the use of the Desrocher Homeowners Association Board and its members. They contain information that is private to the Association and are not for public distribution. Unauthorized sharing, reproduction, or disclosure of these minutes is strictly prohibited.

Prepared by: Umair Syed
Secretary, Desrocher Homeowners Association

Minutes Approved by Board of Directors on December 3, 2025.