

**Humber Bay Shores Condominium Association
Minutes of the Board of Directors Meeting
May 13, 2020**

A meeting of the Board of Directors of the Humber Bay Shores Condominium Association was held on Wednesday, May 13, 2020 via ZOOM

Present:	Jim Reekie	President
	Laura Nash	Secretary, Recording Secretary
	Gary Mogyorodi	Explorer Treasurer
	Adrian Wellman	Waterscapes Director-at-Large
	David Hatton	Ocean Club Director-at-Large
	Don Henderson	Bal Harbour Director
	Craig Robinson	Grand Harbour Bldg C Director
	Sue Grimes	Marina Del Rey Phase III Director
	Jim Simone	Nautilus at Waterview Director
	Sharon Jazzar	Newport Beach Director
	Meghan Thomas	Grenadier Landing Director
	Jennifer Tocci	Waterford Director
Regrets:	Kathy Winter	Grand Harbour A/B & Townhouses Director-at-Large
	Marilyn Dumaresq	Hearthstone by the Bay Director
	Tom Arkay	Palace Pier Director
	Ron Anderson	Palace Place Director
	Moojan Namsechi	Jade Director

1. CALL TO ORDER / QUORUM / DISCLOSURES OF CONFLICT OF INTEREST

Mr. Reekie, President of HBSCA presided as Chair and, with a quorum of Directors present, called the meeting to order at 7:00 p.m. Secretary Nash confirmed quorum. There were no declarations of conflict of interest.

2. REVIEW OF AGENDA AND RESIGNATION OF VICE-PRESIDENT

There were no changes to the agenda. Mr. Reekie informed the Board that Ms. Dina Godinho has recently resigned from her position as Vice-President.

3. APPROVAL OF MINUTES: HBSCA BOARD MEETING – JANUARY 22, 2020

The minutes of the HBSCA Board Meeting held on January 22, 2020 were reviewed and amendments noted. Mr. Mogyorodi is Treasurer – not nominal, and Mr. Hatton is a Director-at-Large.

On a **motion** by Mr. Wellman, Waterscapes, **seconded** by Mr. Mogyorodi, Treasurer **it was resolved** to approve the minutes of the HBSCA Board meeting held January 22, 2020 as amended. **The motion carried.**

4. TREASURER'S REPORT

Mr. Mogyorodi reported that the financial report to April 30 is not available as yet. The statements presented are to the end of March. The new bookkeeper has been ill. Due to COVID-19 there has not been much financial activity. The bank balance is higher than at the same time last year – more receivables have been paid, almost \$12,000 received in the past three weeks, thanks to Mr. Reekie and Mr. Mogyorodi. Ms. Tocci reported that the Waterford payment will be sent soon. On a motion by Mr. Henderson, Bal Harbour, seconded by Mr. Hatton, Ocean Club, it was resolved to receive the Financial Statements for the period ending March 31, 2020.

5. FIRST CAPITAL PROJECT, SURVEY QUESTION

Discussion was held regarding extensive Survey revisions. A final draft for Survey Monkey was completed. The survey will be sent out soon to all Humber Bay Shores condominiums with results back by June 13. On a motion by Mr. Henderson, Bal Harbour, seconded by Mr. Mogyorodi, Treasurer, the amended survey was accepted for distribution. **The motion carried.**

6. HBS OFFICE SPACE

HBSCA will lose the present office space in October or November 2020. Renting this space would be too costly -- \$3,000 - \$3,500 per month. There are no developers that have a free space for HBSCA. The Directors are to ask their condo corporations if they have space for an HBSCA office – 800 square feet would work.

Mr. Henderson, Bal Harbour, suggested that HBSCA send a note of appreciation to Empire for assisting HBSCA over the past 5 years; providing the office space at no charge.

7. FARMERS MARKET

There has been no response from First Capital Realty (FCR) as to whether they will approve the Farmer's Market to be held in one of their parking lots on their property. Another option would be to have customers order via e-commerce and then do curbside pick-up on Brooker's Lane or Annie Craig Drive. Another option: Empire has offered the use of their parking lot – submission for this space will be submitted at the end of the week. Currently, Public Health has limited the number of vendors to 20; there will be no coffee or food for sale. There are a lot of Public Health regulations that will have to be followed.

8. COMMITTEE REPORTS:

A. COMMUNICATIONS/OUTREACH – WEBSITE/FACEBOOK

Ms. Karen Garney from Humber Bay Travel is no longer able to manage the HBCA Facebook page; a new administrator is needed.

B. TRAFFIC AND TRANSPORTATION

Infrastructure for the Parklawn and Lake Shore Blvd. Master Traffic Plan will be paid for by First Capital Realty.

C. PLANNING & INFRASTRUCTURE (PARKS, TRANSPORTATION PLAN)

The construction on the St. Augustine Pond will be completed in a few weeks.

The City has postponed their clean-up event; HBSCA was going to join this event. Late August, early September may be a good time to have an HBSCA Clean-up Day; organized by Mr. Wellman.

9. HUMBER HAPPENINGS (HH) – SELLING ADVERTISEMENTS

The latest edition of HH was delivered today. This issue is also electronic. Three to 4,000 copies will still be printed to distribute to some buildings and to Humber Bay Shores businesses. Three quotes for a new publisher are being sought. Plans for the Fall issue are being discussed. Help is needed from the board members to procure new advertisers and a new person to lead HH is needed as Mr. Ian ?? has stepped down. Ms. Tocci volunteered to help out.

10. MONTHLY REVIEW OF COMMON ISSUES

This agenda item provides a forum for member Corporations to benefit from shared experiences, provide information on results from completed projects, or request input or recommendations on a variety of issues, with further discussion between Directors often carried offline. In the interest of open discussion on issues that may be confidential or sensitive in nature, reporting of discussions is limited to comments that may be broadly useful.

It has been noted that patrons of the BB Café were NOT social distancing for take-out service. This is a 311 issue and should be reported; HBSCA has no control over these issues.

Mr. Simone, Nautilus, has witnessed “almost” car accidents at the corner of Lake Shore Blvd and Brooker’s Lane. There is a No Parking sign, but patrons of Rabba are still parking at this corner on the sidewalk. Mr. Reekie will investigate; maybe bullards need to be installed. Mr. Reekie suggested that condo security guards ticket any offenders near their buildings.

Any issue in the Parks should be reported to Parks Supervisor, George Ture. For 3 years nothing has been done regarding the “flapping” of lids on old garbage bins during high winds in Jean Augustine Park.

Cyclists and Bridges: With warmer weather, more cyclists will be on the Humber Bay Path. It is dangerous for pedestrians when cyclists speed by them on the Humber River and Mimico Creek bridges. Mr. Wellman suggested painting lines on the Humber River bridge for cyclists and pedestrians; the Mimico Creek bridge is too narrow. Mr. Reekie has spoken to Mark Grimes about closing off both bridges to cyclists – making them detour onto Lake Shore Blvd. This may happen.

Unity Parking is the public parking company at Nautilus and Empire. Mr. Simone, Nautilus, has not seen any monitoring of illegal parking at Nautilus. Mr. Reekie will contact Eau du Soleil and speak to the Unity Parking company. Eau du Soleil will be installing signs to let the public know that public parking is now available in the Eau du Soleil building.

11. DATES OF NEXT MEETINGS

The next Board of Directors meetings were tentatively scheduled for:

Wednesday, July 15, 2020 at 7:00 p.m.

Wednesday, September 9, 2020 at 7:00 pm

Wednesday, October 28, 2020 at 6:00 pm (AGM and Board Meeting)

12. TERMINATION OF MEETING

There being no further business to discuss, Mr. Reekie called for a motion to terminate the meeting. On a **motion** by Mr. Reekie, President, **seconded** by Ms. Nash, Secretary, **it was resolved** at 8:42 p.m. to terminate the May 13, 2020 meeting of the Board of Directors of the Humber Bay Shores Condominium Association. **The motion carried**