

**MTCC 600 Minutes of Special Meeting of Wednesday December 10, 2014 for
Hallway Renovation**

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In Attendance:

Board Members: Greg Geralde, Alan Gracan, Diane Turner, and Ron Horton

Absent: Vincent Tondreau

Other Attendees: Larry Konyu (12A); David Honest (Desa Construction); Linda Jensen
(Designer)

1. Call to Order

Greg called the meeting to order at 7:00 p.m.

2. Discussion of Hallway Project

David and Linda presented a design for the renovation of the corridors on each residential floor plus the elevator lobbies on P1 and P2, but excluding the main floor lobby.

After the presentation and a question period, Larry, David, and Linda were excused.

MOVED by Greg to engage Desa Construction for the hallway renovation as presented for a cost of \$230,000 plus HST. SECONDED by Diane. CARRIED.

There was a discussion regarding the estimated Operating Surplus at December 31, 2014. The Board felt it advisable we leave a portion in Operating for contingencies. Greg suggested 25% be left in Operating and 75% be moved to Reserve.

MOVED by Greg to transfer \$90,000 from the accumulated surplus, estimated to be \$120,000 at December 31, 2014, to the reserve fund. SECONDED by Alan. CARRIED.

There was discussion regarding the timing of the hallway renovation project, and the elevator project (estimated to begin no earlier than late January 2015). It was considered preferable to complete the hallway renovation prior to the elevator project for the following reasons:

- There will be no concern of damaging new elevator cab interiors

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- If the elevator project is pushed later, Ron will be in town for a greater part of the project to liaise with Schindler and our consultant.

MOVED by Greg to complete the hallway renovation prior to work commencing on the elevator project, and that Schindler be requested to begin work on the elevators approximately March 15, 2015. SECONDED by Ron. CARRIED.

3. **Next Meeting**

The next regular Board meeting will be Thursday, January 8, 2015 in the office (2C), as previously scheduled.

4. **Adjournment**

The meeting was adjourned at 9:26 p.m.

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