

COMMERCIAL COUNCIL MEETING March 16, 2012

Present: John Davies, President, Keith Hyde, Vice-President, Gene Cherneski, Director

Regrets: Amanda Lu, Treasurer

1. Call to order @ 11:20 AM
2. Amanda Lu verbally agreed to waive the 7 days' notice.
3. Meeting called to address recent potential threat of litigation against LMS1866 Strata by Tony & Glen Lum, the primary tenant and owners in the basement.
4. A motion was made to pass on the threatening email to the Owner's legal counsel (Mr. Bleay) to request advise as to how respond. Seconded.
5. General discussion regarding how best to deal with the regular harassment by the basement owners and tenants against the board and the owners when we're simply trying to protect the integrity and safety of the building and its primary systems. Director Gene Cherneski has agreed, which has also been clearly communicated to the basement owners and tenants, to be the 'point' man for any and all discussions with them.
6. Director Gene Cherneski has met with the head of City of Vancouver Inspector's Dept. to clarify the board's role in any matters surrounding any permits and licenses for work related to the basement that might involve any common space.
7. It should be noted that this is the third Emergency meeting that the board has had to hold in as many weeks due to the threat by the same owner/tenant of possible legal action. This places a tremendous burden on the board as well as significant costs to the owners.
8. Meeting adjourned at 12:25PM