



**UNAPPROVED MINUTES OF THE SPECIAL GENERAL MEETING
STRATA PLAN VIS6763 – BALANCE
HELD ON MONDAY JUNE 9, 2022**

PLACE: Held by Electronic Meeting via ZOOM

PRESENT: In total, 68 owners were present in person or by proxy, as follows:

One or both owners in Person:

NAME	UNIT	SL	NAME	UNIT	SL
Mitchell Drake	GA1-373	6	Merle Wall	203-379	19
Erin West-Sadler	103-373	96	Porchlight Investments Inc Ron Abma (Rep)	204-379	20
Marilynn Winterbottom & W. Herbert Davies	109-373	102	Ingrid Heckel & Roger Krossner	205-379	21
Lynda Robbins	206-373	107	Kristin Rutledge	304-379	34
Caroline Thibault & Corey St. Luke	305-373	113	Jennifer Cooper & Michael Eeles	507-379	46
Marilynn Winterbottom & W. Herbert Davies	307-373	115	Jenna Saffin	508-379	47
Dan Buffet & Dana Evans	504-373	139	Miriam Waldman	603-379	60
Alex & Anne Marie Fyfe	507-373	133	Nancy Rheume & Sebastien St-Pierre	605-379	53
Biljana Pusic	701-373	154	Joyce Elliott	606-379	54
Daniel Giam & Sarah Hallett	901-373	169	Andrea Kosorinova	802-379	77
Dan Buffet & Dana Evans	902-373	170	Karl Anthony	809-379	75
Barbara & Glenn Bond	903-373	171	Gregory Cline & Steve LeBel	1001-379	93
Jim & Patti Lee Ross	GA4-379	3	Alain & Crystal Bedard	1002-379	89
Jane & Peter Durrant	GA5-379	2	Tanya Howes	1004-379	91
Chris Lawson & Robert Banks	GA6-379	1			

By Proxy:

NAME	UNIT	SL	NAME	UNIT	SL
Jacque & Lorne Simpson	GA2-373	5	Lillian Horvath	303-379	33
Harriet & John Lehnen	GA3-373	4	Beverley & Christian Weber	306-379	27
Ariel Pettigrew	104-373	97	Mark Unwin	402-379	41
Francine Sieben & Regan Forrester	105-373	98	Griffin Ryall	403-379	42
Quinn Leitch	110-373	103	Debbie Lucoe	501-379	49
Duncan McAndrew &	203-373	112	Eileen Seto	505-379	44

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Ordered By: Tom Fraser of Royal LePage Coast Capital - Oak Bay on 2024/04/10
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Stephanie Lepsoe					
Allyson Fleming & Catherine McGregor	303-373	120	Dale Anne Yakimchuk & John Edwards	506-379	45
Pamela Hayer	304-373	121	Leah Fowler & Wendy Donawa	701-379	67
Rowena Hart	308-373	116	Linda Pucci	705-379	62
Wilmar Fedirko	407-373	124	David Gellately	707-379	64
Jane & John Chapman	409-373	126	Pauline van den Camp	708-379	65
Soo Ham	502-373	137	Kathy Murdoch	709-379	66
Liam Moss	503-373	138	Rohit Pai	806-379	72
Camas Ussery & Karyn Woodland	505-373	131	Wheelhouse Holdings Ltd. Bill & Sandy Lang (Rep)	807-379	73
Deryl Ward & Haema Sivanesan	601-373	145	Crystal Sommer & Howard Peng	808-379	74
Dianna Killick & Sidney Horovitz	704-373	157	Nicole Moore	902-379	86
Julie King	803-373	165	Hisami Ishikawa & Michael McLorg	905-379	80
David & Julie Wilkie	804-373	166	Christopher & Karola Williams	906-379	81
Allen Bell	109-379	15	Kenneth Dyer & Shelly Harrop	1005-379	92
Al Leblanc & Kathleen Stromkins	202-379	18			

PROLINE MANAGEMENT LTD.: Represented by Sam Hasham, Property Manager

1. Call to order

The meeting was called to order at 5:01 pm.

2. Certify proxies and corporate representatives and issue voting cards

The facilitator reported that the proxies and voting cards had been certified.

3. Determine that there is a quorum

With the new Balance bylaws approved at the SGM on March 21, those in attendance at the meeting either in person or by proxy constitute quorum.

4. Elect a person to chair the meeting, if necessary

Chris Lawson, in his capacity as President of the Strata Corporation, chaired the meeting. However, due to his responsibilities managing the registration and electronic voting, the following motion was adopted:

Motion: That Sam Hasham be appointed facilitator for the meeting.

Moved: SL10
Seconded: SL60
Carried unanimously.

5. Present proof of notice of meeting or waiver of notice

Management confirmed the Notice was issued on May 20, 2022, more than 20 days in advance of the meeting, thereby satisfying the requirements of Notice under the *Strata Property Act*.

6. Approve the agenda

Motion: Approve the agenda as presented.

Moved: SL93
Seconded: SL133
Carried unanimously.

7. Approve minutes from the last general meeting

Motion: That the minutes of the Special General Meeting held March 21, 2022, be approved as circulated.

Moved: SL3
Seconded: SL89
Carried unanimously.

8. Deal with any unfinished business

There was no unfinished business from the last General Meeting.

9. Voting Procedure

Prior to the electronic vote for resolution #1 taking place, the following motion was made:

Motion That the voting on the resolution commence, and that the voting period shall remain open until the earlier of:

- ballots have been received from all eligible voters, or,
- 20 minutes have elapsed from the time the ballots are distributed.

Despite the above, the chair may extend the voting period, if additional time is required to complete the voting process.

Moved: SL46
Seconded: SL89

Motion CARRIED with all in favor.

10. Resolution #1 – Majority Vote – Approve the Machstat Replacement Project

Motion: BE IT RESOLVED, AS A MAJORITY VOTE RESOLUTION OF THE OWNERS OF STRATA PLAN VIS 6763 THAT, pursuant to section 96 (a) and section 96 (b) (i) (A) (II) of the BC Strata Property Act, the Owners authorize an expenditure of up to \$260,000 from the Contingency Reserve Fund for the Machstat Replacement Project.

Moved: SL133

Seconded: SL19

Motion CARRIED with 68 in favour, 0 opposed and 0 abstentions.

11. Terminate the meeting

There being no further discussion, the following motion was made to terminate the meeting:

Motion: Terminate the meeting at 5:33 PM.

Moved: SL46

Seconded: SL139

Carried.

Supplied to StrataDocs 2022/06/28
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