

ERIN RIDGE HOMEOWNERS' ASSOCIATION

NEWSLETTER - FALL 2016



2016 ANNUAL MEETING



The 2016 Annual General Meeting was held on October 12, 2016. A total of 47 units were represented – 37 in attendance and 10 by proxy.

Bob Gabourie was elected as a new member of the Board. Also elected for another two year term were Paul Boutin, Lorne Howell and Ron Ponich. Ray Rohr, Jim Terry and Margaret Murk have another year left in their terms.

The new Board positions are:

President – Ray Rohr 48 Enderby Cres.

Vice-President – Paul Boutin 58 Enderby Cres.

Secretary – Jim Terry 39 Edward Way

Treasurer – Lorne Howell 66 Enderby Cres.

Director – Bob Gabourie 64 Enderby Cres.

Director – Margaret Murk 44 Edward Way

Director – Ron Ponich 50 Enderby Cres.

We thank Elaine Tully and Loretta St. Arnaud for their service on the Association Board of Directors. Elaine Tully served from October 2014 until she moved from the community in May 2016, and Loretta served from October 2015 until June 2016. Your service to the community is much appreciated.

CURLING CLUB HONOURS RESIDENT



Congratulations to **Ray Rouault** on being recognized as the 13th Honourary Lifetime Member of the St. Albert Curling Club. Ray has curled at the Club for the last 60 years and been an active volunteer contributing to the successful organization it is today. He has curled with and against many accomplished curlers who started out in St. Albert and he continues to be an active part of the sport. We applaud our community "Rock Star".

PRESIDENT'S ANNUAL REPORT

The past year has seen some significant changes in the Association. In February 2016, Bill Kerr, our longstanding Property Manager, passed away. After a period of consideration Bill's family decided to close Condominium Consultants Canada Inc. Your Board of Directors then embarked on a selection process for a new property management company and ultimately selected KDM Management Inc. who commenced property management duties on May 1, 2016. That created some work for all of us including our second change of banks in the past year. The Board thanks all of the Homeowners for their cooperation during the transition.

Several properties have changed hands during the past year. Homeowners Ken and Dorothy Wilson and Elaine Tully sold and Annette Mrazek passed away. We welcome Alex and Cindy Morrison, Heather McElroy and Bob and Henriette Gabourie who purchased those properties. We note the passing of Lawrence Montgomery, Bill Opitz and Gord Smith. Our condolences go out to their families.

In February we signed a two year contract with Do-All for grounds maintenance and snow removal. We were able to reach agreement with Do-All, with only a minor cost increase. Over the summer, the Fence Committee undertook a comprehensive review of the condition of the north and south boundary wood fences. This review led to a maintenance project to replace deteriorated boards, which we trust will increase the longevity of the fence. We also installed a cap on the walkway fence. This is a test section to see if capping of the fence will reduce the deterioration of the top boards that we have been experiencing. Thanks Daryl D'Amico and Florin Bergh for your extraordinary efforts in managing this project.

I thank the Board members for their commitment and support this past year and of course the committee that produces the newsletter. I would be remiss if I failed to mention the entrance sign gardens and how lovely the flowers were this year – thanks Lyn and Myrna.

Ray Rohr, President

ALL THE STUFF YOU NEED TO KNOW - FROM THE BOARD...

...About Getting Association Information

At the AGM it was suggested that the Association make more use of email as a communication tool. To get the process started, we ask all Homeowners with email, to send a message to Kelly Cruthers of KDM Management Inc. (kcruthers@kdmgmt.ca) and give her your email address. Kelly will then create a distribution list to facilitate future electronic communications to Homeowners.

Check out the Association website – www.erinridgeaalhoa.com

- ❖ On the sidebar you will find the Newsletters, Association Documents, Association Meeting Minutes, and Community Events.



...In Case of Emergency

- ❖ If you are planning to be away for an extended period, please notify our Property Manager, Kelly Cruthers, to advise her of the duration of your absence and the name and contact information of the person looking after your home. Kelly's contact information is at the bottom of this page.
- ❖ Homeowners are also requested to provide their **security alarm company** with the KDM emergency contact number 780 460 0444.

CONTRACTOR'S CORNER



Now that the leaves have fallen off the trees, it is considered a good time to prune deciduous trees to maintain their health and control their size. Evergreens can also be pruned now or in August after the growth cycle is completed. If you are thinking of having your trees pruned and do not have anyone in mind, this will be a timely reminder that Burtine Kendall 780-458-3380 or arbur@shaw.ca maintains a liaison registry between residents who are looking for a service provider and residents who have hired various contractors. An arborist has recently been added to her registry. Feel welcome to contact Burtine should you be in need of an arborist.

NOTICE BOARD



Ladies Lunch – Everyone Welcome!

The Ladies Luncheon scheduled for November 2 will be held at **Red Willow Place** (the new Senior Centre). For more information or to be added to the contact list, please telephone Burtine Kendall at 780 458 3380, or email her at arbur@shaw.ca

Christmas Lunch

Our Christmas Lunch-for-All has been booked at Red Willow Place (the new Senior Centre) on December 7. For details on the menu and cost call Burtine at her above telephone number or above email address.

Block Party

On July 15 ERAALHA gathered once again for our annual Block Party. Over 40 residents turned out to enjoy a wonderful meal. The weather felt a little iffy, however at 5:00 pm the sun came out and we were able to set up our dinner tables.

Thank you to Norm and Nancy Moisy for the table cloths and to Mike and Irene Slecza for the table centres. You folks certainly created a Garden Party setting.

Special invited guests from KDM (our new Management Group) arrived and met with the residents. A great evening was had by all. Thanks to our hosts Lorne and Myrna Howell.

MANAGEMENT COMPANY

KDM Management Inc.

103, 205 Carnegie Drive
St. Albert T8N 5B2

Office hours 8:30 am to 4:30 pm Monday to Friday
Telephone: 780 460 0444

Kelly Cruthers 780 460 0400 ext 308
Email: kcruthers@kdmgmt.ca

NEWSLETTER COMMITTEE



Myrna Howell
Jan Alexander
Peggy Corner
Board Liaison - Lyn Murk