

BEARMOUNTAIN COMMUNITYASSOCIATION

MEETING MINUTES OF THE BOARD OF DIRECTORS

February 9, 2021 – 7:30 PM

Location: Virtual Meeting Participation via Zoom

Present: Ev Pollock, Joe Matuska, Brigitte Nielsen, Bob Flitton, Cyrus Lim, Jim Stobie, Kyle Fuzi, Dr. Charles Lugosi, Terry Trace

Absent, with regrets: Bill Stafford

Call to Order

The regular meeting of the Board of Directors of Bear Mountain Community Association was called to order at 7:35 PM on February 9, 2021 by Ev Pollock via Zoom.

1. Confirmation of a Quorum

With nine out of ten Board of Directors in attendance, a quorum was achieved.

2. Approval of Previous Minutes

Motion: To approve the minutes from meeting held January 12th.

Moved: Jim Stobie

Seconded: Bob Flitton

Carried.

3. Approval of Agenda/ Additions

Motion: Development Variance Permit No. DVP17-0002 (2000 Hannington Rd)

Moved: Cyrus Lim

Seconded: Kyle Fuzi

Carried.

4. Agenda

I. Business arising from January 12th, 2021 minutes

a. Speed/traffic/pedestrian safety

i. school bus safety concerns – letter to be drafted

ii. overgrown planting in the Champions Way traffic circle

b. Parking update

c. Recreation Center update

II. Reports from sub-committees

a. Financial Report (Joe)

b. Membership (Joe)

c. Dog Waste (Joe)

d. Covenants and Bylaws (Bob & Terry)

e. Communications (Cyrus)

- BMCA email – monthly tracking and trending
- Website renewal

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- Refreshing home page – new Vision
- Posting Board minutes

5. New Business

- a. Renew BMCA Vision
- b. BMCA Constitution/Bylaws
- c. Development Variance Permit No. DVP17-0002 (2000 Hannington Rd)

I. **Business Arising from January 12th, 2020 Minutes**

a. Speed/traffic/pedestrian safety:

- I. **School Bus Safety Concerns:** School Bus Transport officials confirm that many vehicles ignore safety warnings activated by bus drivers as students are embarking/disembarking. It has been learned school buses are equipped with video cameras that record the entire route. Bus drivers push a button to record vehicle traffic that disregard school bus warning signals. These videos are all reviewed by the transportation manager, with recorded safety concerns forwarded to the RCMP for follow-up.

An awareness campaign re this safety concern has been recently featured by local media.

Drafting a letter to the City at this time is on hold.

Bear Mountain data on this concern is requested.

Action: Ev

- II. **Overgrown planting in the Champions Way traffic circle:** It will be addressed soon.

b. The parking update: deferred for a month.

c. Recreation Center update

- I. Ecoasis is hoping to have it open ASAP.

II. Reports from Sub-committees

a. **Financial Report:** BMCA account balance is \$2124.96 versus \$2180.00 mid-February 2020. There are no payables on record.

b. **Membership Report:** 11 paid members as of today. Membership is annual, calendar year, starting January 1st.

Discussion ensued as to how to best manage the fee structure and time period.

Action: Joe to email the Board to organize a Membership Committee meeting to address these issues and form a Membership drive.

c. **Dog Waste:** Nothing to report at present.

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Joe advised that he and Jim will coordinate another road- side clean up.

- d. **Covenants and Bylaws:** Bob reported there were a couple of complaints regarding the storage of boats and motorhomes. Will circulate a reminder about Covenants come Spring. There was an incident on the golf course regarding tree cutting on the 9th hole of the Mountain course. The matter is being investigated.
- e. **Communications:**

BMCA Email tracking has been fairly quiet.

Inquiry summary:

- Reopening of Recreation Center
- the Broom infestation.

Website renewal:

- Currently in the midst of collecting photos of our Community by Bear Mountain residents for inclusion on the BMCA website. Will add a teaser section component to the front page.

III. New Business

a. **Renew BMCA Vision:**

Consider something that is more about building community.

Suggest the following Vision statement to draft BMCA refreshed Website Home page:

AN ENGAGED NEIGHBOURHOOD DEDICATED TO BUILDING A HEALTHY, VIBRANT AND SAFE COMMUNITY

- b. **BMCA Constitution/Bylaws:** As the latest documents are dated 2013, it is time to review our constitution and bylaws. Our lawyers should have latest version.

Action: Ev to clarify with law office

- c. **Development Variance Permit No. DVP17-0002 (2000 Hannington Rd):** Troon Court and Hannington residents received a notice from the City of Langford re issuance of a development permit regarding parking at a condo project on Hannington.

Through discussion, it was learned the request is for renewal of an expired Variance, to resume constructing a project that has been stalled for several years.

Motion: Cyrus to seek clarification on the variance and the history regarding the granting of the variance in the past.

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Moved: Ev Pollock
Seconded: Kyle Fuzi
Carried.

Board members also questioned if it is in fact the role of the Board to become involved in these sorts of development issues. Review of the BMCA Constitution/Bylaws may provide answers.

6. Next Meeting

The next regular Board of Directors meeting for the BMCA will be held at 7:30 PM on March 9th, 2021 via Zoom.

7. Adjournment

The meeting was adjourned at 8:56 PM.