

Red Haus



Board of Directors

Shawn Brisbin
President

Nazia Saghir
Vice President

Bev Scott
Secretary

Michael Fitz
Treasurer

vacant
Member-at-Large

Site Office

Office Hours
Monday-Friday
8:30am-4:30pm

Site Supervisor
Email: office@redhauscondos.com
Phone: 403 452 8800
24-Hour Line: 403 266 0240

Red Haus lifestyle requests can be made at
www.redhauscondos.com

*Please ensure parking pass requests for
weeknights, weekends or holidays are
submitted during office hours.*



Message from the President.

The Great Melt begins...

With yet more snow expected this week, we're all wondering if Spring will EVER arrive...

This exceptionally white season has come with its list of challenges, with snow removal at its top. In December, the Board addressed slow response times by our contractor that resulted in the reassignment of a subcontractor to our property. This turn-around time is being closely monitored by our Site Supervisor to ensure resident satisfaction.

Plastic bags are routinely being dumped into compost bins with compost. Please remember to use biodegradable bags or fines will be levied.

With the AGM soon approaching, the Board and I have taken stock of what goals have been met, missed and planned for the coming year. So here's a snapshot of where we've come and where we're heading.

2017 Completed Projects:

- Repaired asphalt on road
- Replaced concrete at Club Haus stairs and improved wheel chair access for Building 60
- Negotiations have resulted in significant savings in common space cleaning fees

2017 Challenges:

- Contractor quote disparities for the Building 60 common space renovation delayed Board progress and warranted retendering
- The source of the power outages in Building 20 have not yet been firmly identified
- Confusion for residents around acceptable garbage, recycling and compost disposal

2017/18 Remaining Goals:

- Get building 60 renovations back on track
- Repair and replacement of diverters for the eaves troughs and downspouts
- Repairs to pool table in the Club Haus
- Repairs to fire system based on inspection, which will require some unit access
- Overhead door motors to be replaced with "no maintenance" system to decrease repair costs

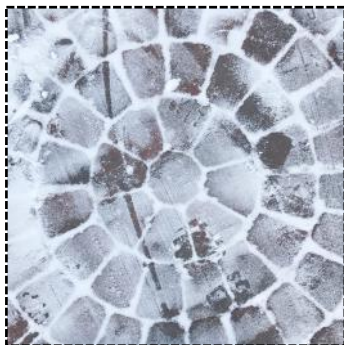
Sherry Miller (Board Secretary) has stepped down, whose time and talents have greatly improved our community spirit here at Red Haus. Thank you for your commitment and devotion, Sherry!

Call for Board Directors.

Are you an owner? Because we're planting the seed for Board of Director nominations at our Spring AGM. There will be multiple vacancies, so if you're experienced or interested in finance, corporate governance, community engagement, property or structural maintenance, then Red Haus desperately needs you. We legally require five directors which, despite 483 units, are routinely challenging to fill. Please consider putting your name forward or nominating a fellow owner whom you know will be a solid champion for our community and its collective interests. Expression of Interest forms will be included in our pre-AGM information package.

A special nod to the volunteers and neighbours who attended our Holiday Open Haus in December – 50 guests, tasty nibbles, festive décor, and gift card prizes donated by Epic Cleaning and Top Notch Landscaping. Great company. Greater community.

Warmly,
Shawn Brisbin, President | Board of Directors



UPCOMING SITE MAINTENANCE

Please watch your email and the memo boards for upcoming details regarding:

- Green space clean up & sprinkler blow out
- Bi-annual parkade cleaning
- Annual window cleaning
- Bi-annual carpet cleaning
- Building 60 common space renovation
- Phase 2: Green Space Improvement Project con't



DANGER OF OPEN WINDOWS & PATIO DOORS IN COLD WEATHER

Your unit is heated by water that circulates through baseboard pipes, so it's critical that these waterlines do not freeze by open windows or patio doors. If waterlines freeze, they burst. And property damage to your unit (and others) can be significant.

Its wise to review your respective owner and renter insurance policies annually to ensure you have adequate coverage. Should you see a window or door ajar during cold spells, please report it to the Community Manager immediately.

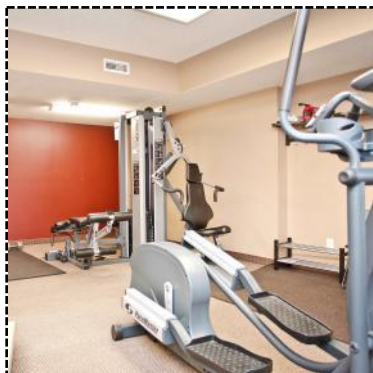


BUILDING 60 RENOVATIONS UPDATE

Reserve-funded renovations scheduled for common space in building 60 have been postponed.

The Board is seeking new quotes for a general contractor (to oversee the work), as well as necessary trades, which include painters, carpet layers, tile layers, and lighting fixture cleaning.

It is the Board's hope to have this work commenced by the AGM.



GYM ETIQUETTE

Remaining committed to your resolutions of health and wellness, kindly exercise these simple tips to ensure our Club Haus gym runs smoothly and fairly to all users. Hours of use: 5AM-11PM

- Outdoor shoes are not to be worn inside.
- Limit cardio time to 30 minutes per machine.
- Wipe machinery, mats and free-weights following use.

GARBAGE DISPOSAL REMINDER

Never leave garbage bags, recycling or composting containers in the hallways. These items are to remain in your unit or be delivered to your respective waste disposal point. Should a fellow resident fail to comply, please report incidents immediately to our Community Manager at CEra Property Management.