
MINUTES OF 2017 ANNUAL GENERAL MEETING RESIDENTIAL SECTION

DATE: Friday, October 13, 2017

Prepared and mailed/delivered by Bayview Strata & Rental Services

1. **CALL TO ORDER:** This meeting was called to order by Kate Britton at 2:20pm.

2. **MEETING PROCEDURES:**
 - a) Introductions have been completed.
 - b) There were 71 Strata Lots represented in person.
 - c) There were 34 Strata Lots represented by proxy.
 - d) A quorum was established with 105 Strata Lots represented in person or by proxy.
 - e) Terry Kerr, Managing Broker and Licensed Strata Agent for Bayview Strata & Rental Services was elected to chair the meeting with no objections from the floor.
 - f) The Notice of Meeting package was delivered to all Owners on September 22nd, 2017 in compliance with the ACT.
 - g) Confirmation of Issuance of Voting Cards was completed.

3. **APPROVE THE AGENDA:**
 - a) Motion to Approve the Agenda as Distributed.

| | | |
|------------------------|----------------------------|----------------|
| Moved by: SL#7D | Seconded by: SL#24D | |
| In Favour: 105 | Opposed: 0 | Carried |

4. **ADOPTION OF PREVIOUS MINUTES:**
 - a) It was requested to add a note that in the 2016 AGM minutes that an owner(s) supported the roofing resolution however did not support the 600 block to be the first building to be completed. This does not change the outcome of the resolution.
 - b) Motion to approve the minutes of the October 14, 2016 Annual General Meeting as amended.

| | | |
|------------------------|---------------------------|----------------|
| Moved by: SL#6C | Seconded by: SL#7D | |
| In Favour: 105 | Opposed: 0 | Carried |

5. **MATTERS ARISING FROM THE PREVIOUS ANNUAL GENERAL MEETING**
 - a) Capital Asset Repair/Replacement

6. **REPORTS:**
 - a) No reports at this time.

7. **RATIFY NEW RULES – RESIDENTIAL SECTION**
 - a) No new Rules were passed by Strata Executive.

8. **APPROVAL OF FINANCIAL STATEMENTS:**
 - a) Treasurers Report
 - b) See attached Financial Statements (APPENDIX A) for period ending August 31, 2017.

- a) Motion to Accept the Financial Statement Reports for the period end August 31, 2017 as presented.

Moved by: SL#PSOE

Seconded by: SL#7D

Carried by Majority Vote

9. INSURANCE REPORT:

- a) Refer to the copy of the insurance Binder Coverage in APPENDIX B.
 b) Strata Corporation Policy – Residential Section

10. PROPOSED OPERATING BUDGET FOR 2017 - 2018:

(see APPENDIX C)

MOTION:

- a) That the Recommended Operating Budget for 2017 - 2018 be approved.
 b) That the budget surplus from the 2016 – 2017 fiscal year be transferred into the Contingency Reserve Fund as per section 105(1)(a) of the Strata Property Act.
 c) That Strata Fees be as detailed in APPENDIX: D.
 d) That the Annual Contribution to the Contingency Reserve Fund through monthly strata fee payments shall be as detailed in the operating budget.
 e) That the preferred method of strata fee payment be Pre-Authorized Debit (PAD).

Motion to Approve:

Moved by: SL#PSOE

Seconded by: SL#TRN

In Favour: 101

Opposed: 4

Carried

11. NEW BUSINESS:

- a) **RESOLUTION #1 – Significant Change to Common Property - BBQ**

WHEREAS, the Owners Strata Plan No. VIS2036, Residential Section, wish to change the use of Common Property related to the BBQ's found onsite by authorizing either a partial closure or full closure of the BBQ's; and

WHEREAS, this change would be considered a significant change to the use of Common Property, as such, section 71 of the Strata Property Act (SPA) requires the passing of a resolution by $\frac{3}{4}$ vote prior to a significant change being carried out by the Corporation;

Be it Resolved, by at least $\frac{3}{4}$ of the vote cast by eligible voters who are present in person or by proxy at the time the vote is taken and who have not abstained approves a significant change in the use of Common Property by authorizing the closure of the use of BBQ's found onsite either partially (partially would be seasonally) or fully.

Moved by: SL#24D

Seconded by: SL#7D

Discussion:

Council has discussed this topic in depth as the cost associated with the point hot tub and BBQ could save the corporation funds. Closure would be mainly throughout the off-season months.

Amendment Motion: Be it resolved.....authorizing the closure of 4 out of the 7 BBQ's from labour day to Victoria day weekend.

Moved by: SL#11A

Seconded by: SL#18A

In Favour: 32**Opposed: 61****Defeated****Original resolution:****In Favour: 18****Opposed: 87****Defeated**

After the Resolution the following motion was put forward.

MOTION: That the ownership body delegates to the board the authority to decide which BBQ's are open and when throughout the year.

Moved by: SL#VI**Seconded by: SL#PSOE****In Favour: 71****Opposed: 34****Carried**

b) RESOLUTION #2 – Significant Change to Common Property – Point Hot Tub

WHEREAS, the Owners Strata Plan No. VIS2036, Residential Section, wish to change the use of Common Property related to the Point Hot Tub found onsite by authorizing either a partial closure or full closure of the Point Hot Tub; and

WHEREAS, this change would be considered a significant change to the use of Common Property, as such, section 71 of the Strata Property Act (SPA) requires the passing of a resolution by $\frac{3}{4}$ vote prior to a significant change being carried out by the Corporation;

Be it Resolved, by at least $\frac{3}{4}$ of the vote cast by eligible voters who are present in person or by proxy at the time the vote is taken and who have not abstained approves a significant change in the use of Common Property by authorizing the closure of the Point Hot Tub either partially (partially would be seasonally) or fully.

Moved by: SL#18A**Seconded by: SL#24D****Discussion:**

Owners and Strata Council discussed the potential of funds that could be saved by the closure of the point hot tub.

Amendment: To remove the words “or fully” from the resolution.

Moved by: SL#11A**Seconded by: SL#7D****In Favour: 32****Opposed: 73****Defeated****Original:****In Favour: 7****Opposed: 98****Defeated**

c) RESOLUTION #3 – CAPITAL ASSET REPAIR AND/OR REPLACEMENT CRF AUTHORIZATION

WHEREAS, pursuant to s. 72 of the *Strata Property Act* and the bylaws the Strata Corporation must maintain and repair common property including limited common property; and

WHEREAS, the Owners Strata Plan No. VIS2036 Residential Section (the “Residential Section”) have been performing repairs to roof systems, decks and deck supports and building facades over the course of the last 36 months; and

WHEREAS, the Strata Executive would like to continue with the much-needed repairs and maintenance to the Capital Assets of the Residential Section; and

WHEREAS, during the 2016 Annual General Meeting the Corporation approved \$60,000 to be used towards Capital Asset Repairs and/or replacements of which \$43,201.56 was spent on decks, deck post supports, water proofing foundation walls, repairing rot and more; and

WHEREAS, the Corporation would like to continue to work on the improvement of the assets of the Corporation;

BE IT RESOLVED, by at least $\frac{3}{4}$ of the vote cast by eligible voters who are present in person or by proxy at the time the vote is taken and who have not abstained approves an expenditure from the Contingency Reserve Funds up to re-establish the balance of the Capital Asset Repair and/or Replacement authorization to \$75,000 (at total of \$58,202) to continue to maintain repair and/or replace capital assets as needed for the Residential Section.

Moved by: SL#PSOE

Seconded by: SL#30B

Discussion:

In Favour: 105

Opposed: 0

Carried

12. ELECTION OF NEW STRATA EXECUTIVE:

Members of Strata Council from 2016 – 2017 allowing their names to stand for re-election are:

1. Kate Britton
2. Dave Aylard
3. Harry Felsing
4. Seann Haver
5. Leonard Aylward
6. Stuart Allen
7. Debby Morgan

MOTION: To close nominations and elect the above listed members as Strata Council for the 2017 – 2018 Fiscal Year.

Moved by: SL# 11A

Seconded by: SL#30B

In favour: 105

Opposed: 0

Carried

13. ADJOURNMENT:

Just following the request for motion to terminate the meeting an owner read a statement to the ownership group. That letter will not be included in the minutes as it was out of order, as per the Strata President. The statement will be added to the Executive Agenda at the next Council meeting.

APPENDIX: A**Financial Report and Statements**
PACIFIC SHORES RESIDENTIAL VIS2036
Balance Sheet As at Aug 31, 2017
ASSET**Assets**

| | | |
|-----------------------------|-----------|------------------|
| CCCU - Operating Acct Res | 43,290.81 | |
| CCCU Membership Shares | 5.00 | |
| Total Cash on Hand | | 43,295.81 |
| Total Current Assets | | 43,295.81 |

Other Assets

| | | |
|-----------------------------------|------------|-------------------|
| Accounts Receivable - Residential | 18,670.76 | |
| Due from CRF | 12,075.00 | |
| CCCU - CRF Trust Account | 330,708.96 | |
| Due from PS Common | 5,850.00 | |
| Total Other Assets | | 367,304.72 |
| Total Assets | | 367,304.72 |

TOTAL ASSET**410,600.53****LIABILITY****Liabilities**

| | | |
|-----------------------------------------|-----------|------------------|
| Levy - Capital Asset (260,000) (Note 1) | 18,402.21 | |
| Accounts Payable | 19,403.43 | |
| Due to PS Common | 15,581.30 | |
| Total Current Liabilities | | 53,386.94 |
| Total Liabilities | | 53,386.94 |

TOTAL LIABILITY**53,386.94****EQUITY****Owner's Equity**

| | | |
|---------------------------------------------|------------|-------------------|
| Equity Opening Balance | 247,428.19 | |
| Due to Operating | 12,075.00 | |
| Monthly Contribution - Residence | 49,999.92 | |
| Capital Asset Repairs (Note 2) | -43,201.56 | |
| Siding Repair/Replacement/Painting (Note 3) | -77,511.00 | |
| 600 Block Roof Replacement (Note 4) | 0.00 | |
| LEVY - Capital Asset (pymts) | 241,597.79 | |
| Insurance Deductible - 510/511AB | -10,000.00 | |
| Emerg Rep - 700 Block Walkway | -91,350.00 | |
| CRF Interest | 1,670.62 | |
| Total Owner's Equity | | 330,708.96 |
| Retained Earnings Prior Year | | 25,000.00 |
| Current Earnings | | 1,504.63 |
| Total Equity | | 357,213.59 |

TOTAL EQUITY**357,213.59****LIABILITIES AND EQUITY****410,600.53**

Note 1: Levy - Capital Asset (260,000)
 CRF Injection of funds for capital expenditures

Note 2: Capital Asset Repairs
 \$43,201.56 funds used/\$16,798.44 funds remaining (60,000 CRF)

Note 3: Siding Repair/Replacement/Painting
 \$77,511 funds used/\$97,489 approved funds remaining (\$175,000 CRF)

Note 4: 600 Block Roof Replacement
 \$85,000 approved funds remaining

Residential Section (As of August 31, 2017)

| | |
|---------------------------|--------------------------|
| Operating Bank Balance: | \$ 43,290.81 |
| Contingency Reserve Fund: | \$ 330,708.96 |
| Levy Account Balance: | \$ nil |
| CRF Authorization: | account closed |
| Under/Over Budget: | \$ 8,128.00 Under Budget |

Accounts Receivable: \$ 18,670.76 (as of August 31, 2017)

APPENDIX: B**Insurance Coverage**

CHRISTIE-PHOENIX (VICTORIA)
 INSURANCE BROKERS
 Part of Arthur J. Gallagher Canada Limited

SUMMARY OF COVERAGE

 POLICY NO. 8609038/5A1263338/4162674/100009998-262

 INSURED: OWNERS STRATA PLAN VIS2036

 LOCATION ADDRESS: 1600 STROUGLER ROAD, NANOOSE BAY, BC V9P 9B7

 POLICY PERIOD: FROM: AUGUST 27, 2017 TO: AUGUST 27, 2018
 (12:01 AM STANDARD TIME)

| | Deductible | Limit |
|-----------------------------------------------|---------------|--------------|
| ALL PROPERTY | \$5,000 | \$40,219,000 |
| EARTHQUAKE | 15%/\$250,000 | included |
| FLOOD | \$25,000 | included |
| SEWER BACK-UP | \$25,000 | included |
| WATER DAMAGE | \$25,000 | included |
| STATED AMOUNT CLAUSE | | included |
| REPLACEMENT COST ENDORSEMENT | | Included |
| BLANKET BY-LAW | | Included |
| COMPREHENSIVE GENERAL LIABILITY | \$5,000 | \$10,000,000 |
| MEDICAL PAYMENTS | | Included |
| \$1000.00 PER PERSON \$10,000.00 PER ACCIDENT | | included |
| DIRECTORS & OFFICERS LIABILITY | | \$2,000,000 |
| SPF6 - STANDARD NON-OWNED AUTOMOBILE | \$5,000 | \$2,000,000 |
| INN KEEPERS' LEGAL LIABILITY | \$1,000 | \$50,000 |
| MASTER KEY COVERAGE | \$5,000 | \$25,000 |
| EQUIPMENT BREAKDOWN - OPTION 3 | \$1,000 | \$40,219,000 |
| REPAIR OR REPLACEMENT COVERAGE | | included |
| VOLUNTEERS ACCIDENT MAINTENANCE | | \$100,000 |

INSURERS: ZURICH /SEAFIRST/CAN-SURE/AVIVA INSURANCE - PROPERTY
 EQUIPMENT BREAKDOWN – 100% AVIVA INSURANCE COMPANY
 INDUSTRIAL ALLIANCE INSURANCE COMPANY – 100% VOLUNTEERS

The coverage identified is for All Sections and their associated Common and Limited Common Property.

NOTE: The deductible for sewer back-up claims is \$25,000. Owners should ensure their condo policy provides for this coverage in the event of an insurance claim against the strata corporation where the owner is deemed “responsible”.

Owners are also responsible to insure the increase in value of any “betterments” from the original “fit and finish” of the interior of their strata lot at the time the strata lot was conveyed by the developer to the “first purchaser”.

APPENDIX: C

Proposed Budget – RESIDENTIAL SECTION

| | Budget 2016-2017 | Actual 2016-2017 | Budget 2017-2018 |
|----------------------------------------------------|-------------------------------|---------------------|---------------------|
| | Residential Section | Residential Section | Residential Section |
| Revenue | | | |
| Strata Fees | \$285,591 | \$285,591 | \$285,591 |
| Cable Income | \$40,659 | \$40,662 | \$39,278 |
| Other Income | \$0 | \$452 | \$0 |
| Total Income | \$326,250 | \$326,705 | \$324,869 |
| Equity / Liability | | | |
| Prior Year Surplus Brought Forward | \$0 | \$0 | \$0 |
| Prior Year Deficit Brought Forward | \$0 | \$0 | \$0 |
| Gross Income | \$326,250 | \$326,705 | \$324,869 |
| Strata Fee Plus Deficit Brought Forward | \$285,591 | \$326,705 | \$285,591 |
| Expenses | | | |
| FINANCIAL/PROFESSIONAL | | | |
| Bank Charges - Operating Acct | \$300 | \$238 | \$300 |
| Property Management Fees - Contract | \$63,000 | \$63,000 | \$63,000 |
| Property Management Fees - Other | \$1,200 | \$776 | \$1,200 |
| Professional Services | \$3,000 | \$2,516 | \$4,000 |
| Miscellaneous | \$1,500 | \$0 | \$1,500 |
| Total Financial/Professional | \$69,000 | \$66,530 | \$70,000 |
| ADMINISTRATION | | | |
| Maintenance Contract | \$109,800 | \$109,800 | \$109,800 |
| Office Supplies/Printing/Postage | \$1,200 | \$574 | \$1,200 |
| Meeting Expenses | \$2,500 | \$1,428 | \$1,500 |
| Total Administration | \$113,500 | \$111,802 | \$112,500 |
| UTILITIES | | | |
| Natural Gas | \$4,000 | \$2,562 | \$3,000 |
| Propane - BBQ | \$750 | \$924 | \$1,000 |
| Cable | \$0 | \$39,269 | \$0 |
| Total Utilities | \$4,750 | \$42,755 | \$4,000 |
| BUILDINGS | | | |
| Elevator Maintenance Contract - 700 Block | \$4,500 | \$4,517 | \$4,500 |
| Elevator Maintenance Contract - 200 Block | \$4,500 | \$3,991 | \$4,250 |
| Elevator Maintenance Other - 700 Block | \$2,000 | \$1,968 | \$2,000 |
| Elevator Maintenance Other - 200 Block | \$2,000 | \$2,077 | \$2,000 |
| Roof Maintenance/Repair | \$0 | \$3,524 | \$0 |
| Building Maintenance/Repair | \$15,591 | \$14,667 | \$15,000 |
| Lighting Maintenance | \$1,000 | \$2,307 | \$2,500 |
| Pest Control | \$1,500 | \$998 | \$1,500 |
| Perimeter Drain Maint/Inspection | \$5,000 | \$3,079 | \$2,091 |
| Windows/Doors/Skylights Repair/Replace | \$2,500 | \$335 | \$2,000 |
| Dryer Vent Maintenance | \$0 | \$0 | \$0 |
| Hot Tub Permit | \$250 | \$150 | \$250 |
| Point Hot Tub/Bathroom Facility & BBQ's - Repairs | \$3,500 | \$1,487 | \$5,000 |
| Point Hot Tub/Bathroom Facility & BBQ's - Supplies | \$2,000 | \$2,111 | \$2,500 |
| Unallocated - Buildings | \$0 | \$0 | \$0 |
| Total Buildings | \$44,341 | \$41,211 | \$43,591 |
| GROUNDS & ROADS | | | |
| Snow Removal | \$2,500 | \$11,559 | \$5,000 |
| Exterior Lighting - Buildings & Parking Areas | \$1,500 | \$425 | \$500 |
| Sidewalks, Roadways & Parking Lots | \$0 | \$918 | \$0 |
| Vandalism Repair/Refurbish | \$0 | \$0 | \$0 |
| Unallocated Grounds/Roads | \$0 | \$0 | \$0 |
| Total Grounds & Roads | \$4,000 | \$12,902 | \$5,500 |
| ANNUAL OPERATING CONTINGENCY | | | |
| Contingency Expense | \$0 | \$0 | \$0 |
| Total Expenses | \$235,591 | \$275,200 | \$235,591 |
| INVESTMENTS | | | |
| Transfer to Contingency Reserve Fund | \$50,000 | \$50,000 | \$50,000 |
| Total Investments | \$50,000 | \$50,000 | \$50,000 |
| Total Expenses + CRF | \$285,591 | \$325,200 | \$285,591 |
| Net Profit / (Loss) | \$39,278 for Cable Fee | \$40,659 | \$1,505 |
| | | \$1,505 | \$39,278 |

APPENDIX: D**Proposed Strata Fees**

| Residences Expenses and CRF: | | \$285,591 | | Cable Fee: \$39,278 | | 2015-2016 Strata Fee: | | \$285,591 | |
|------------------------------|--------|------------------------------------------------------------------|-------------------------------------------------------------------|------------------------------|----------------------------------------------------|----------------------------------------------------------|------------------------|-----------------------------|--------------------------------|
| CRF Contribution 2016-2017: | | \$50,000 | | | | | | | |
| Strata Lot # | Unit # | Residential Section Monthly Strata Fee 2017 - 2018 (FEE 1) | Residential Section Monthly CRF Contribution 2017 - 2018 | Monthly Cable Fee (FEE 2) | Total Monthly Fee to be Paid (FEE 1 + FEE 2) | Residential Section Monthly Strata Fee 2016 - 2017 | Strata Fee % Change | Strata Fee Change Amount | Strata Lot Unit Entitlement |
| 1 A | 410 | \$218.13 | \$38.19 | \$33.40 | \$251.53 | \$218.13 | 0% | \$0.00 | 1166 |
| 2 B | 411 | \$245.63 | \$43.00 | \$0.00 | \$245.63 | \$245.63 | 0% | \$0.00 | 1313 |
| 3 B | 412 | \$248.81 | \$43.56 | \$33.40 | \$282.21 | \$248.81 | 0% | \$0.00 | 1330 |
| 4 A | 413 | \$218.31 | \$38.22 | \$33.40 | \$251.71 | \$218.31 | 0% | \$0.00 | 1167 |
| 5 C | 414 | \$249.74 | \$43.72 | \$33.40 | \$283.14 | \$249.74 | 0% | \$0.00 | 1335 |
| 6 C | 415 | \$250.86 | \$43.92 | \$33.40 | \$284.26 | \$250.86 | 0% | \$0.00 | 1341 |
| 7 D | 416 | \$328.31 | \$57.48 | \$0.00 | \$328.31 | \$328.31 | 0% | \$0.00 | 1755 |
| 8 A | 420 | \$218.13 | \$38.19 | \$0.00 | \$218.13 | \$218.13 | 0% | \$0.00 | 1166 |
| 9 B | 421 | \$245.63 | \$43.00 | \$33.40 | \$279.03 | \$245.63 | 0% | \$0.00 | 1313 |
| 10 B | 422 | \$248.81 | \$43.56 | \$33.40 | \$282.21 | \$248.81 | 0% | \$0.00 | 1330 |
| 11 A | 423 | \$217.75 | \$38.12 | \$33.40 | \$251.15 | \$217.75 | 0% | \$0.00 | 1164 |
| 12 D | 417 | \$409.31 | \$71.66 | \$33.40 | \$442.71 | \$409.31 | 0% | \$0.00 | 2188 |
| 13 D | 418 | \$402.77 | \$70.51 | \$0.00 | \$402.77 | \$402.77 | 0% | \$0.00 | 2153 |
| 14 D | 419 | \$374.70 | \$65.60 | \$0.00 | \$374.70 | \$374.70 | 0% | \$0.00 | 2003 |
| 15 B | 510 | \$245.63 | \$43.00 | \$33.40 | \$279.03 | \$245.63 | 0% | \$0.00 | 1313 |
| 16 A | 511 | \$215.88 | \$37.80 | \$33.40 | \$249.28 | \$215.88 | 0% | \$0.00 | 1154 |
| 17 B | 512 | \$244.50 | \$42.81 | \$0.00 | \$244.50 | \$244.50 | 0% | \$0.00 | 1307 |
| 18 A | 513 | \$216.82 | \$37.96 | \$0.00 | \$216.82 | \$216.82 | 0% | \$0.00 | 1159 |
| 19 B | 520 | \$245.63 | \$43.00 | \$33.40 | \$279.03 | \$245.63 | 0% | \$0.00 | 1313 |
| 20 A | 521 | \$215.88 | \$37.80 | \$33.40 | \$249.28 | \$215.88 | 0% | \$0.00 | 1154 |
| 21 B | 522 | \$244.50 | \$42.81 | \$33.40 | \$277.90 | \$244.50 | 0% | \$0.00 | 1307 |
| 22 A | 523 | \$216.82 | \$37.96 | \$33.40 | \$250.22 | \$216.82 | 0% | \$0.00 | 1159 |
| 23 D | 514 | \$328.50 | \$57.51 | \$0.00 | \$328.50 | \$328.50 | 0% | \$0.00 | 1756 |
| 24 D | 515 | \$327.38 | \$57.32 | \$0.00 | \$327.38 | \$327.38 | 0% | \$0.00 | 1750 |
| 25 B | 313 | \$246.93 | \$43.23 | \$33.40 | \$280.33 | \$246.93 | 0% | \$0.00 | 1320 |

PACIFIC SHORES**ANNUAL GENERAL MEETING 2017 – RESIDENTIAL SECTION**

| | | | | | | | | | |
|------|-----|----------|---------|---------|----------|----------|----|--------|------|
| 26 A | 314 | \$234.03 | \$40.97 | \$33.40 | \$267.43 | \$234.03 | 0% | \$0.00 | 1251 |
| 27 B | 315 | \$246.19 | \$43.10 | \$33.40 | \$279.59 | \$246.19 | 0% | \$0.00 | 1316 |
| 28 B | 323 | \$246.56 | \$43.17 | \$33.40 | \$279.96 | \$246.56 | 0% | \$0.00 | 1318 |
| 29 A | 324 | \$234.03 | \$40.97 | \$33.40 | \$267.43 | \$234.03 | 0% | \$0.00 | 1251 |
| 30 B | 325 | \$246.19 | \$43.10 | \$0.00 | \$246.19 | \$246.19 | 0% | \$0.00 | 1316 |
| 31 A | 310 | \$232.72 | \$40.74 | \$33.40 | \$266.12 | \$232.72 | 0% | \$0.00 | 1244 |
| 32 B | 311 | \$247.31 | \$43.30 | \$33.40 | \$280.71 | \$247.31 | 0% | \$0.00 | 1322 |
| 33 A | 312 | \$234.40 | \$41.04 | \$33.40 | \$267.80 | \$234.40 | 0% | \$0.00 | 1253 |
| 34 A | 320 | \$232.72 | \$40.74 | \$33.40 | \$266.12 | \$232.72 | 0% | \$0.00 | 1244 |
| 35 B | 321 | \$247.31 | \$43.30 | \$33.40 | \$280.71 | \$247.31 | 0% | \$0.00 | 1322 |
| 36 A | 322 | \$234.40 | \$41.04 | \$33.40 | \$267.80 | \$234.40 | 0% | \$0.00 | 1253 |
| 37E | 610 | \$236.08 | \$41.33 | \$33.40 | \$269.48 | \$236.08 | 0% | \$0.00 | 1262 |
| 38E | 611 | \$236.08 | \$41.33 | \$33.40 | \$269.48 | \$236.08 | 0% | \$0.00 | 1262 |
| 39E | 612 | \$236.27 | \$41.37 | \$33.40 | \$269.67 | \$236.27 | 0% | \$0.00 | 1263 |
| 40E | 613 | \$236.27 | \$41.37 | \$33.40 | \$269.67 | \$236.27 | 0% | \$0.00 | 1263 |
| 41E | 620 | \$236.08 | \$41.33 | \$33.40 | \$269.48 | \$236.08 | 0% | \$0.00 | 1262 |
| 42E | 621 | \$237.21 | \$41.53 | \$33.40 | \$270.61 | \$237.21 | 0% | \$0.00 | 1268 |
| 43E | 622 | \$236.27 | \$41.37 | \$33.40 | \$269.67 | \$236.27 | 0% | \$0.00 | 1263 |
| 44E | 623 | \$236.27 | \$41.37 | \$33.40 | \$269.67 | \$236.27 | 0% | \$0.00 | 1263 |
| 45E | 614 | \$236.83 | \$41.46 | \$33.40 | \$270.23 | \$236.83 | 0% | \$0.00 | 1266 |
| 46E | 615 | \$236.65 | \$41.43 | \$33.40 | \$270.05 | \$236.65 | 0% | \$0.00 | 1265 |
| 47E | 616 | \$237.96 | \$41.66 | \$33.40 | \$271.36 | \$237.96 | 0% | \$0.00 | 1272 |
| 48E | 617 | \$235.90 | \$41.30 | \$33.40 | \$269.30 | \$235.90 | 0% | \$0.00 | 1261 |
| 49E | 624 | \$236.83 | \$41.46 | \$33.40 | \$270.23 | \$236.83 | 0% | \$0.00 | 1266 |
| 50E | 625 | \$236.65 | \$41.43 | \$33.40 | \$270.05 | \$236.65 | 0% | \$0.00 | 1265 |
| 51E | 626 | \$237.96 | \$41.66 | \$33.40 | \$271.36 | \$237.96 | 0% | \$0.00 | 1272 |
| 52E | 627 | \$235.90 | \$41.30 | \$33.40 | \$269.30 | \$235.90 | 0% | \$0.00 | 1261 |
| 53E | 714 | \$177.34 | \$31.05 | \$33.40 | \$210.74 | \$177.34 | 0% | \$0.00 | 948 |
| 54E | 715 | \$178.47 | \$31.25 | \$33.40 | \$211.87 | \$178.47 | 0% | \$0.00 | 954 |
| 55E | 716 | \$178.47 | \$31.25 | \$33.40 | \$211.87 | \$178.47 | 0% | \$0.00 | 954 |
| 56E | 717 | \$119.73 | \$20.96 | \$33.40 | \$153.13 | \$119.73 | 0% | \$0.00 | 640 |
| 57E | 724 | \$177.34 | \$31.05 | \$33.40 | \$210.74 | \$177.34 | 0% | \$0.00 | 948 |
| 58E | 725 | \$178.47 | \$31.25 | \$33.40 | \$211.87 | \$178.47 | 0% | \$0.00 | 954 |
| 59E | 726 | \$178.47 | \$31.25 | \$33.40 | \$211.87 | \$178.47 | 0% | \$0.00 | 954 |

PACIFIC SHORES**ANNUAL GENERAL MEETING 2017 – RESIDENTIAL SECTION**

| | | | | | | | | | |
|-----|-----|----------|---------|---------|----------|----------|----|--------|------|
| 60E | 727 | \$178.28 | \$31.21 | \$33.40 | \$211.68 | \$178.28 | 0% | \$0.00 | 953 |
| 61E | 734 | \$177.34 | \$31.05 | \$33.40 | \$210.74 | \$177.34 | 0% | \$0.00 | 948 |
| 62E | 735 | \$178.47 | \$31.25 | \$33.40 | \$211.87 | \$178.47 | 0% | \$0.00 | 954 |
| 63E | 736 | \$178.47 | \$31.25 | \$33.40 | \$211.87 | \$178.47 | 0% | \$0.00 | 954 |
| 64E | 737 | \$178.28 | \$31.21 | \$33.40 | \$211.68 | \$178.28 | 0% | \$0.00 | 953 |
| 65 | 710 | \$178.28 | \$31.21 | \$33.40 | \$211.68 | \$178.28 | 0% | \$0.00 | 953 |
| 66 | 711 | \$178.84 | \$31.31 | \$33.40 | \$212.24 | \$178.84 | 0% | \$0.00 | 956 |
| 67 | 712 | \$178.65 | \$31.28 | \$33.40 | \$212.05 | \$178.65 | 0% | \$0.00 | 955 |
| 68 | 713 | \$177.72 | \$31.11 | \$33.40 | \$211.12 | \$177.72 | 0% | \$0.00 | 950 |
| 69 | 720 | \$178.28 | \$31.21 | \$33.40 | \$211.68 | \$178.28 | 0% | \$0.00 | 953 |
| 70 | 721 | \$178.84 | \$31.31 | \$33.40 | \$212.24 | \$178.84 | 0% | \$0.00 | 956 |
| 71 | 722 | \$178.65 | \$31.28 | \$33.40 | \$212.05 | \$178.65 | 0% | \$0.00 | 955 |
| 72 | 723 | \$177.72 | \$31.11 | \$33.40 | \$211.12 | \$177.72 | 0% | \$0.00 | 950 |
| 73 | 730 | \$178.28 | \$31.21 | \$33.40 | \$211.68 | \$178.28 | 0% | \$0.00 | 953 |
| 74 | 731 | \$178.84 | \$31.31 | \$33.40 | \$212.24 | \$178.84 | 0% | \$0.00 | 956 |
| 75 | 732 | \$178.65 | \$31.28 | \$33.40 | \$212.05 | \$178.65 | 0% | \$0.00 | 955 |
| 76 | 733 | \$177.72 | \$31.11 | \$33.40 | \$211.12 | \$177.72 | 0% | \$0.00 | 950 |
| 85 | 214 | \$204.10 | \$35.73 | \$33.40 | \$237.50 | \$204.10 | 0% | \$0.00 | 1091 |
| 86 | 215 | \$204.47 | \$35.80 | \$33.40 | \$237.87 | \$204.47 | 0% | \$0.00 | 1093 |
| 87 | 216 | \$204.28 | \$35.76 | \$33.40 | \$237.68 | \$204.28 | 0% | \$0.00 | 1092 |
| 88 | 217 | \$204.10 | \$35.73 | \$33.40 | \$237.50 | \$204.10 | 0% | \$0.00 | 1091 |
| 89 | 224 | \$204.10 | \$35.73 | \$33.40 | \$237.50 | \$204.10 | 0% | \$0.00 | 1091 |
| 90 | 225 | \$204.47 | \$35.80 | \$33.40 | \$237.87 | \$204.47 | 0% | \$0.00 | 1093 |
| 91 | 226 | \$204.28 | \$35.76 | \$33.40 | \$237.68 | \$204.28 | 0% | \$0.00 | 1092 |
| 92 | 227 | \$204.10 | \$35.73 | \$33.40 | \$237.50 | \$204.10 | 0% | \$0.00 | 1091 |
| 93 | 234 | \$204.10 | \$35.73 | \$33.40 | \$237.50 | \$204.10 | 0% | \$0.00 | 1091 |
| 94 | 235 | \$204.47 | \$35.80 | \$33.40 | \$237.87 | \$204.47 | 0% | \$0.00 | 1093 |
| 95 | 236 | \$204.28 | \$35.76 | \$33.40 | \$237.68 | \$204.28 | 0% | \$0.00 | 1092 |
| 96 | 237 | \$204.10 | \$35.73 | \$33.40 | \$237.50 | \$204.10 | 0% | \$0.00 | 1091 |
| 97 | 244 | \$204.10 | \$35.73 | \$33.40 | \$237.50 | \$204.10 | 0% | \$0.00 | 1091 |
| 98 | 245 | \$204.47 | \$35.80 | \$33.40 | \$237.87 | \$204.47 | 0% | \$0.00 | 1093 |
| 99 | 246 | \$204.28 | \$35.76 | \$33.40 | \$237.68 | \$204.28 | 0% | \$0.00 | 1092 |
| 100 | 247 | \$204.10 | \$35.73 | \$33.40 | \$237.50 | \$204.10 | 0% | \$0.00 | 1091 |

PACIFIC SHORES**ANNUAL GENERAL MEETING 2017 – RESIDENTIAL SECTION**

| | | | | | | | | | |
|-----|-----|-----------|----------|----------|-----------|-----------|----|-----------|--------|
| 101 | 210 | \$203.53 | \$35.63 | \$33.40 | \$236.93 | \$203.53 | 0% | \$0.00 | 1088 |
| 102 | 211 | \$204.28 | \$35.76 | \$33.40 | \$237.68 | \$204.28 | 0% | \$0.00 | 1092 |
| 103 | 212 | \$203.91 | \$35.70 | \$33.40 | \$237.31 | \$203.91 | 0% | \$0.00 | 1090 |
| 104 | 213 | \$204.66 | \$35.83 | \$33.40 | \$238.06 | \$204.66 | 0% | \$0.00 | 1094 |
| 105 | 220 | \$203.53 | \$35.63 | \$33.40 | \$236.93 | \$203.53 | 0% | \$0.00 | 1088 |
| 106 | 221 | \$204.28 | \$35.76 | \$33.40 | \$237.68 | \$204.28 | 0% | \$0.00 | 1092 |
| 107 | 222 | \$203.91 | \$35.70 | \$33.40 | \$237.31 | \$203.91 | 0% | \$0.00 | 1090 |
| 108 | 223 | \$204.66 | \$35.83 | \$33.40 | \$238.06 | \$204.66 | 0% | \$0.00 | 1094 |
| 109 | 230 | \$203.53 | \$35.63 | \$33.40 | \$236.93 | \$203.53 | 0% | \$0.00 | 1088 |
| 110 | 231 | \$204.28 | \$35.76 | \$33.40 | \$237.68 | \$204.28 | 0% | \$0.00 | 1092 |
| 111 | 232 | \$203.91 | \$35.70 | \$33.40 | \$237.31 | \$203.91 | 0% | \$0.00 | 1090 |
| 112 | 233 | \$204.66 | \$35.83 | \$33.40 | \$238.06 | \$204.66 | 0% | \$0.00 | 1094 |
| 113 | 240 | \$203.53 | \$35.63 | \$33.40 | \$236.93 | \$203.53 | 0% | \$0.00 | 1088 |
| 114 | 241 | \$204.28 | \$35.76 | \$33.40 | \$237.68 | \$204.28 | 0% | \$0.00 | 1092 |
| 115 | 242 | \$203.91 | \$35.70 | \$33.40 | \$237.31 | \$203.91 | 0% | \$0.00 | 1090 |
| 116 | 243 | \$204.66 | \$35.83 | \$33.40 | \$238.06 | \$204.66 | 0% | \$0.00 | 1094 |
| | | | | | | | | | |
| | | \$23,799 | \$4,167 | \$3,273 | \$27,072 | \$23,799 | | \$23,799 | |
| | | | | | | | | | 127220 |
| | | \$285,591 | \$50,000 | \$39,278 | \$324,869 | \$285,591 | | \$285,591 | |

Footnote –

The column Residential Section *Monthly Strata Fees 2016 – 2017 (Fee 1)* represents the total monthly strata fee amount per Strata Lot, while the *Total Monthly Fee to be Paid* represents the total monthly amount to be paid by each Strata Lot. The total amount to be paid includes the monthly Cable Fee and the contribution to the Contingency Reserve Fund. The column Residential Section *Monthly CRF Contributions 2016 – 2017* represents how much of the monthly strata fee is being transferred monthly to the Contingency Reserve Fund.

PACIFIC SHORES
ANNUAL GENERAL MEETING 2017 – RESIDENTIAL SECTION

