



## HOMEOWNERS ASSOCIATION

### WHITEMUD RIDGE HOMEOWNER'S ASSOCIATION ANNUAL GENERAL MEETING MINUTES October 5, 2022

#### 1. CALL TO ORDER

Meeting was called to order at 7:30 p.m.

#### 2. Appointment of the Chair

**Motion to appoint John Watson as chairperson for the meeting:**

**Moved by: Shahidul Islam 2<sup>nd</sup> Perry Moshansky Carried**

#### 3. Confirmation of Quorum and notice of meeting

John Watson confirmed that the AGM notice was sent out and the quorum has been reached as per the bylaws

#### 4. Approval of the Agenda

**Motion to approve the agenda as presented.**

**Moved by: Perry Moshansky 2<sup>nd</sup>: Shahidul Islam Carried**

#### 5. Approval of the October 6, 2021 AGM Minutes

**Motion to approve the October 6, 2021 1AGM Minutes**

**Moved: Debbie Rowley 2<sup>nd</sup> : Diana Mora**

#### 6. Presidents Report

John Watson reported on behalf of Sandra Annicchiarico that most notably this year is the new HOA website that became live in February. He also noted that the free little library is finally up and running after a couple of years of talks as to where to place it. It is now in the park by the gazebo. The board is trying to secure some sandboxes for the neighbourhood from the city for the winter. The bridges in the community are an ongoing conversation for the board. The bridge area around the wetland is in good condition but the other two (2) are in need of repair. The board needs to get in touch with our city councillor to discuss who we need to work with from the city on this.

#### 7. Financial report

##### a) 2021 Financial Statement

Shahidul Islam reported that the bank balance as of Sept 30, 2022 is \$77,435.36. The Accounts receivables sit at approximately \$63, 695.00. This represents around 51 homes that are more than one (1) year behind and 61 homes that have not paid their 2022 fees. Caveats are placed on any home that owes more than \$900.00.

**b) 2022 Budget**

Shahidul Islam reports that there have been no large expenses this year. With the largest amount of monies going to landscaping costs.

**Motion to approve the financials as presented**

**Moved: Shahidul Islam 2<sup>nd</sup>: Hans Raj Carried**

**8. Landscaping Beautification**

John Watson explained that the HOA purchased 6 self watering planters for the community. They were delivered and planted to beautify the neighbourhood. Same landscaping company, was hired again this year to do lawn maintenance as well as water once a week. Cost of the maintenance is approximately \$3480.00 per month. Various miscellaneous plants were also purchased for the community. The missing bronze sign was also discussed as the board is looking into a variety of solutions to fill this space. Replacing the bronze map is not an option as the costs would be too prohibitive.

**8. NEW BUSINESS**

**a) Bridges**

John Watson reiterated what was already discussed on this topic in the president's report. This is an ongoing discussion for the board and will be more closely examined in the Spring.

**10. ELECTION OF DIRECTORS**

John Watson stated that all current Board members were willing to let their names stand for re-election with the exception of Tania Hrebicek who has exhausted her 5 year term. John Watson announced that Barbara Brady-Fryer has put forth her name to serve on the board via proxy. The slate of Directors presented was Ziad Kaddoura, Sandra Annicchiarico, John Watson, Shahidul Islam and Gundeep Kang along with the new member Barbara Brady-Fryer.

**MOTION: To accept the slate of Directors of Ziad Kaddoura, , Sandra Annicchiarico, John Watson, Shahidul Islam and Gundeep Kang as well as the new director Barbara Brady-Fryer**

**Moved by: Ayman Abusamra 2<sup>nd</sup> : Diana Mora Carried**

**11. ADJOURNMENT**

**Meeting adjourned: 8:02 pm**

  
\_\_\_\_\_  
Director

  
\_\_\_\_\_  
Recording Secretary



## HOMEOWNERS ASSOCIATION

### NOTICE OF ANNUAL GENERAL MEETING OF THE WHITEMUD RIDGE HOMEOWNERS ASSOCIATION

NOTICE IS HEREBY GIVEN that the Annual General Meeting of the Whitemud Ridge Homeowners Association will be held on:

**Date:** Wednesday, October 5, 2022  
**Place:** Whitemud Creek Community Centre  
951 Ogilvie Blvd  
Edmonton, AB  
**Time:** Registration: 7:00 P.M. / AGM Meeting 7:30 PM – 8:30 PM

For the purpose of:

- Considering the report of the President
- Receiving financial statements for the year ended December 31, 2021
- Electing members of the Board of Directors
- Appointment of the auditors
- To consider all other matters which may legally come before this meeting

Should you be unable to attend, a proxy has been attached for your use. To assist in the registration of proxy votes, you are requested to complete and mail to:

Whitemud Ridge Homeowners Association  
Rabbit Hill RPO  
P.O. Box 88015  
Edmonton, AB T6R 0M5 OR email: [WRHA2016@gmail.com](mailto:WRHA2016@gmail.com)

If you do not attend the Meeting and do not complete the Proxy for someone else to act on your behalf, you will lose the right to vote at the Meeting.

On behalf of the Whitemud Ridge HOA Board of Directors,

Donna Fruhwirth  
Administrator



## HOMEOWNERS ASSOCIATION

### WHITEMUD RIDGE HOMEOWNER'S ASSOCIATION ANNUAL GENERAL MEETING

October 5, 2022

7:00 p.m.

AGENDA

1. CALL TO ORDER	Annicchiarico	Information
2. CONFIRMATION OF QUORUM AND NOTICE OF MEETING	Annicchiarico	Information
3. APPROVAL OF THE AGENDA	Annicchiarico	Motion
4. APPROVAL OF THE OCT 6, 2021 AGM MINUTES	Annicchiarico	Motion
5. PRESIDENT'S REPORT	Annicchiarico	Information
6. FINANCIAL REPORT a) 2021 Financial Statements b) 2022 Budget	Annicchiarico	Motion
7. LANDSCAPE BEAUTIFICATION	Annicchiarico	Information
8. NEW BUSINESS a. Bridges	Annicchiarico	Information
9. ELECTION OF DIRECTORS	All	Motion
10. ADJOURNMENT	Annicchiarico	