



West Hillhurst Community Association  
Board of Directors Meeting  
January 13, 2020 at 7pm

Attendees: Patrick Craddock, Jan Cerny, Stephanie Livaditis, Dale Voight, Cher Jacobs, Stacy Ewing, David Quaintance, James Heater, Anar Ramji, Michael Strilchuk, Bryan Polack

Guest: Brenda Annala (City of Calgary)

Regrets: Jordan Stuart Jason Holley David Best Marc Rosso Christian Wulff

1. Confirmation of quorum – yes
2. Call to Order, Approval of meeting agenda– approved.
3. Stephanie Livaditis first meeting as Secretary
4. External Reports
  - a. City of Calgary representative Brenda Annala was at the meeting. Discussed the importance of ensuring we are compliant with services, infrastructure etc. City of Calgary is reviewing the community associations land use designation and the impact with Alberta Liquor and Gaming. The community association’s land use designation is S/R, which is a Special Purpose – Recreational District. Community Association will initiate an update to the Strategic Plan, last completed in Fall 2017.
5. Internal Reports – General Manager Report
  - a. Capital Projects/Life Cycle items every five years – Stantec to do initial report. 2019 had roughly 11 projects, dollar amounts are important the first \$400K you pay and get reimbursed 75% back, anything more is on the paid by the community association
  - b. Capital Projects for 2020
    - i. HVAC in dressing rooms (July/August) going through hospitality room. Stantec says dollar amount will be \$100K. Concern for additional costs once work commences.
    - ii. Squash Court replacement of back wall and door, approximately \$100K (Can be done right away)
    - iii. Pre-school washrooms need to be done, it’s the remaining washroom not updated (July/August)
    - iv. General manager to review 2021/2022 capital projects to determine if any can be completed in Fall 2020
    - v. Engineering Study to be completed for Electrical room and workshop, cost will be reimbursed 100%. Bryan to look into cost for flooring and painting from Stantec

- c. Volunteer Bond – Directors to have discuss the volunteer bond at the February 2020 meeting to determine how next course of action with the bond for 2020/2021 hockey season.
  - d. CFEP Grant was awarded in the amount of \$50,000. The funds will be utilized to install security cameras inside and outside the facility.
  - e. City of Calgary, WHCA and Alberta Gaming, Liquor and Cannabis (“AGLC”) are reviewing license to ensure compliance with all rules as it relates to The Barn. Non Contact Hockey League (NCHL) have been notified of the review.
6. Planning Committee Update
- a. A large turnout of guests came to the planning meeting. Public realm improvements for West Hillhurst were discussed. The list is compiled of small scale, public improvements (less than 1million) that will be lobbied at city council to have implemented. A brainstorming session was held and resulted in a list of improvements. General discussion topics included: 19<sup>th</sup> St and 2<sup>nd</sup> Ave NW, Legion Site, Main streets, Narrow Sidewalks, Committee communication to the community, the committee’s relevancy.
  - b. December 10 – Louise Dean School relocation Community Engagement Session- No one from the planning committee was able to attend. We have reached out to Louise Dean for an update.
  - c. Mrs. Dahl reported the City of Calgary is developing a Guidebook for Great Communities, which will eliminate the RC – 1, RC – 2 and RCG zoning and create a blanket zoning classification, eliminating the requirement to obtain a land use amendment for low density housing.
  - d. Mrs. Dahl reported West Hillhurst will be included in a local area growth plan in 2020, where West Hillhurst will be grouped with neighboring communities, creating a multi-community district for planning purposes.
  - e. A proposal was submitted in July – New land Use Amendment R-C2 to MU-1 at 2417 5Ave NW. WHC committee suggests that the developers do a public engagement process related to the proposed re-development. To help find ways in improving the public realm within the community.
7. Treasurer’s Report – Board Treasurer, Jordan Stuart  
No update
8. Transportation Report - David Quaintance, Chairman –
- a. No Update
9. HR Report – Bryan Polack, - GM
- a. General manager will update WHCA Liquor Policy to incorporate marijuana.
10. Health and Safety Committee – David Quaintance and Bryan Polack co-chairs

- a. No items presented.
11. New Business
    - a. Bryan Polak lead a discussion about 11 spin bikes on lease and can't find any studios who want them. WHC will keep three and sell eight. The money made will go towards the washer/dryer for the health club.
    - b. Next Meeting – Changes to Taste of the Neighborhood fundraiser.
    - c. General Manager to look to see if there are opportunities to receive funding from Alberta Energy Efficiency Program
  12. In Camera session.
  13. Meeting was adjourned.