



LASQUETI LAST RESORT SOCIETY
Minutes of the Board of Directors Meeting
Held at the Health Centre
December 10, 2020

1. Call to Order

Chairperson called the meeting to order at 1:10 PM.

2. Present

The following Board members were present: Marilyn Darwin (chair), Sandy Morrison, Ron Abrahams, Tom Carter, Gwen Bigsby, Mary Hurlburt (via videoconference), Pia Lironi (via videoconference).

Building committee reporter: Shirley Rogers

Recorder: Robin Jacobs

Regrets: Vic Downard, Tim Peterson, Andrew Van der meer.

3. Approval of minutes from last meeting: December 1, 2020

MOVED (Sandy)/SECONDED (Gwen): that the BOD minutes of December 1, 2020 be accepted as circulated.

CARRIED

4. Treasurer's Report

Treasurer read the current bank balances, and clarified that we have sufficient funds to carry operating expenses until the next disbursement from qRD, with the understanding that we will borrow from the investment (capital) account if needed, as was previously done.

MOVED (Ron)/SECONDED (Tom): that the Treasurer's report be accepted as read.

CARRIED

5. Building committee report

Shirley Rogers reported for the committee. All committee members except Ray and Gwen met on-site on Saturday December 5. The committee has prepared a budget for "Phase 2: Draw 1" **[ATTACHED]**, which was distributed to all directors. The committee asks for board approval to proceed with the expenditures outlined in this document.

Discussion:

1. Why were handicapped-accessible doorsills not originally installed? Answer: they were not included in the original drawings.
2. What to do about the sinking footings? Committee is still discussing who will correct this problem. Consensus is that the responsibility is borne by the building committee, since Jake verbally warned committee members that the ground was too soft for the footings, not prepared properly by previous machine work. Roof is propped up (by framing contractor), so it is not currently putting weight on the structure. Consensus: that fixing the situation can wait until the spring.
3. Regarding the plan, previously approved by the BOD, that rigid insulation would be installed on the exterior of the duplex building before siding is affixed: although this plan is mentioned in the architectural drawings, the necessary door and window framing to accommodate the additional insulation was not added to the plans. The framing was done in accordance with the plans, and so currently does not accommodate the possibility of exterior insulation. The cost of re-doing doors and windows and adding the styrofoam is judged by the board to be prohibitive in comparison with the prospective energy savings, given our comparatively mild climate.
4. Chairperson: at this point the committee still has no chair. That will be addressed by the committee and hopefully a chair will be appointed.

MOVED (Sandy)/SECONDED (Gwen): That the BOD approve a work order covering the items detailed in the Building Committee's proposal for Phase 2/Draw 1, up to a total expenditure of \$8,000.

CARRIED

MOVED (Tom)/SECONDED (Sandy): that the plans for rigid insulation on the exterior of duplex be abandoned.

CARRIED

6. Maintenance report / State of the physical plant

1. Jan Darwin reports that the work he performed on the linkage between LLRS heating system and the Recycling/Fire Hall is the responsibility of the LLRS. LLRS will receive invoice and pay directly for this work.
2. Gabe Doucet has been hired as the second maintenance employee. Bob K. and Karl D. are training him. Bob will be away starting Sunday for one week on medical leave.
3. Timing of early and late shifts: What are the requirements for the hours employees report to work during the heating season? Marilyn will discuss with Karl, and communicate the consensus on hours to Bob and Gabe.
4. Dryer use: Robin has posted a "Dryer Use Log" to gather information about how the use of the dryer is correlated with excessive generator run times as reported by Ray. All users of the dryer are asked to fill out this form, with the information to be conveyed to Ray and others interested in the problem.

5. Robin will follow-up with Daniel J. to see if it's possible to have a display of the batteries' state of charge inside the health centre building.
6. Marilyn will follow-up about her possible gas dryer donation.

7. Course of Construction insurance

Lesley Brown (Waypoint) inquires whether we choose to renew our policy covering the duplex during construction, currently expiring December 15. She states that until the building is completed, it is not possible to insure it under our general policy, even if no construction is currently occurring. Robin to follow up with Lesley regarding the board's decision.

MOVED (Ron) SECONDED (Gwen): that we renew the Course of Construction insurance for up to 8 months if there is a savings, if no savings, renew for 4 months.

CARRIED

8. Isle & Times contribution

There is no charge for publishing articles in Isle & Times; however the newsletter is supported by donations, and LLRS has benefitted from the ability to publicise events and developments in the paper. Sandy will give \$50 out of LLRS petty cash to the editor as a contribution for Isle & Times publishing, with all directors present in support.

9. COVID-19 testing on island:

Community members have contacted LLRS asking about the possibility of bringing COVID-19 testing to Lasqueti. There are many complications making it difficult for local residents to get tested, and significant exposure risks if a symptomatic person has to ride the ferry. Nurse Dianne has said she may be willing to administer testing locally if public health develops a clear protocol for her to safely do so.

Ron volunteers to help coordinate this discussion. He will talk to Darcy Pascall as emergency coordinator, as well as public health representatives at Oceanside, and report back to the board.

10. Next Meeting

Next Directors' Meeting: not scheduled.

11. Adjournment

Chairperson adjourned the meeting at 2:40 PM

Minutes submitted by: Robin Jacobs

Adopted minutes accepted by: _____, Secretary