

Manager Report
January 18Th,11

This last month did not go by without any incident. A large water break occurred behind unit 558. The repair was a challenging one because of the time of year and the space available to us to complete the task. Because of the type of break a large amount of water was lost. Water had to be shut off to the park which was a concern of fear of freezing water mains. This was done without an incident.

Another break occurred at unit 213. The break was caused by a broken water meter. The other issue was the amount of freezing water services. These were caused by the lengthy power outage which had damaged many of the heat traces. This past week has been busy with getting everyone affected up and running.

Sewer mains have been behaving to date.

Austin has not heard anything from Mr Dix. He will make one more attempt to make contact and will file the application to compel answers to the undertakings if he does not get a clear indication that our claim will be accepted by the insurer. This has been on the books for a long time. I think if we do not have progress by the end of January a push for court should proceed as quickly as possible. I will meet with Austin next week,if he is available,to discuss how we can expedite the process.

Next week,I will be contacting NUP and Office Compliments to confirm the room and the minute taker for the AGM. I will have my report for the AGM ready next week should anyone have any questions.

I will be meeting with the city utilities personnel next week to discuss inconsistencies of the water waste-age invoices.The past few months have been challenging trying to make sense of what they are doing.

Hopefully this next month things will quite down so I can get to other things that need some attention.

Regards
Mike
Manager
YK Condo Corp #8