



# QUAYSIDE COMMUNITY BOARD MINUTES

October 4, 2023

Meeting Location: Anchor Pointe, 1135 Quayside Drive

**Bruce Campbell** chaired the meeting and called it order at 7:08 pm.

**Attendees:** Bruce (Anchor Pointe), Maureen (Laguna Landing), Bert (Tower 1), David (Rialto), Jerry (Riviera), John (Quaywest.) Marie (Anchor Pointe), Barbara (Lido) Calvin (Excelsior) Ruby Campbell (City of New Westminster)

Quorum (13) was not achieved with only 8 properties represented.

## Approval of minutes - April 26, 2023 and June 7, 2023

- The April minutes were not approved at the June meeting due to absence of quorum, and there were insufficient responses to an email request for approval
- Carryforward item: security / letter to Police,, deferred
- Breakout committees.. deferred

## Treasurer's Report

- Carry forward May 31st, \$9252.48 + G&F shares \$52.25 + (1) membership \$71.00 + interest \$42.37 - STC website \$263.80, balance as at September 30th, 2023, \$9154.30

## Chair's Report

- Bruce discussed the 'Government Engagement Committee' list. Members agreed for Bruce to attend the RA meeting with the City and after much discussion, 3 issues will be presented.
  - Flood Mitigation, Accessibility and Mobility, Traffic Intersection Safety

Following this decision, Ruby Campbell provided the updates noted below (inclusive of updates provided by email following the meeting)

## Report from the City

- Ruby Campbell forwarded;
  - <https://pub-newwestcity.escribemeetings.com/filestream.ashx?DocumentId=16346>
  - <https://pub-newwestcity.escribemeetings.com/filestream.ashx?DocumentId=16344>
  - Police Crime Map- <https://www.nwpolice.org/crime-map/>
  - [https://www.nwpolice.org/wp-content/uploads/Open-Police-Board-Package-V2-Sep-12-2023-Link ed.pdf](https://www.nwpolice.org/wp-content/uploads/Open-Police-Board-Package-V2-Sep-12-2023-Link-ed.pdf)

## Flood mitigation strategy; QCB should be involved with any current and future discussions.

There are a variety of technical analyses that need to be completed in the next few years as part of the "Phase 2" works identified in the report to council. The intention, after we have advanced the next stages of technical work, is to then develop community engagement and educational material on flood resilience planning.



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**McGinnis overpass expansion: we would appreciate an update on the timelines etc. with respect to plans to widen the overpass.**

our team is working on the preliminary design to widen the sidewalk, paying particular attention to ensuring the design works for emergency access. We are working through design details now and expect detailed design drawings and tender documents to be complete mid-way through 2024, with construction in the latter half of 2024.

## **2024 light replacement on board walk**

Phase 1 to commence mid-end of November 2023. This includes a feasibility study with recommendations to guide future phases of the replacements and electrical infrastructure upgrades along the E-W Esplanade as well as the N-S connectors. This phase 1 work will also include a costed strategy for phased implementation of lighting replacement over a five year period

Recycling- Here is the webpage with more info to share with residents and Ruby will ask City's Engineering Operations if they have additional resources that can be shared

<https://www.newwestcity.ca/recycling>

## **Strata Reports**

In view of ongoing challenges with getting participation from many stratas at meetings such that quorums are often not achieved, it was agreed that a letter will be sent to each Strata Council asking for confirmation of whether they wish to continue to participate on the QCB.

- Anchor Point:
  - Have just completed a round of engagement sessions with owners regarding bylaws in preparation for deciding what resolutions to put forward at the next AGM
  - Continuing investigations into repairs recommended in the BECA report we received last year.
  - Recent repairs include:
    - i. Fixing guard rails on the 17th and 18th floors
    - ii. Fixing drywall in various units following leaks
    - iii. Fixing doors that were not opening or closing properly
    - iv. Painting the lobby
- Dockside:
  - EV installation approved and proceeding.
  - Upcoming activities: window washing, roof maintenance/repairs, outside duct cleaning, baseboard heater adjustments, annual fireplace cleaning and maintenance.



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- Excelsior:
  - Break in last Month and keys to building stolen. Bldg refitted all locks etc. Roof being replaced due to water ingress issues. Other ongoing projects be assessed including piping, water envelope, etc.
- Laguna Landing:
  - Had our AGM, got our building report, a few repairs but looking good.
- Lido
  - A mature tree, originally planted too close to the building, created a leak into the parkade and a strata unit. The tree was removed, and the rainscreen and garden bed membrane were replaced.
  - Security camera system upgraded
  - Catch basins and basement sumps inspected and flushed.
  - Sanitary lines flushed.
  - Scaffolding currently erected to replace one strata unit's bay windows
- Murano Lofts
  - No report
- Promenade:
  - No report
- Quaywest:
  - Enterphone damaged twice in 2 weeks, new security frame being installed. Mouse presence high around the building, Okin providing bi-weekly visits, may increase to weekly following review.
- Quayside Terrace
  - No report
- Rialto
  - No report
- Riverbend:
  - No report
- Riversky
  - No report
- Riversky 2:
  - No report
- Riviera
  - After a long illness, our former Site Manager died this summer. We have been struggling to fill the gap and hire a replacement. A new Site Manager was hired in September.
  - At last we have completed or nearing completion on costly damages caused by last December's snow/rain storm:
  - Completed rebuild of a parkade patio and drains
  -



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*Riviera, continued:*

- Started rebuild of a roof membrane and drains
- Completed permanent repairs of two elevators damaged by the storm
- Tiffany Shores
  - No report
- Tower 1
  - Security camera system upgrade. Replaced 17th Floor balcony covers with larger ones
- Tower 2:
  - Garden podium membrane project is nearly finished, final clean up is scheduled for end of October.
- Westminster Landing
  - No report
- Westport
  - No report

**Breakout Groups** - no updates, deferred to next meeting

- Safety & Wellbeing - Barbara, Patty, Karen, Maureen, Jerry
  -
- Maintenance - Toni, Marcine, Naomi, Derek, Calvin, Marie
  -
- Government Engagement Committee - David, Enzo, Bruce (Preliminary Report)  
We are following up on work discussed at our June meeting and subsequent meetings and communications with city council and staff members. A hard copy of the report was distributed for discussion at the meeting and will be updated accordingly for subsequent meetings. A copy was circulated with these minutes.
- Communication, Technology and Management - Kendra, Bonnie Lee, John

Next meeting will be @ 7 pm at Anchor Point on November 1st.

Meeting adjourned ..... 8:45 pm