



The Peaks

OWNERS' NEWSLETTER

FEBRUARY 2019



Annual General Meeting

The Annual General Meeting (AGM) for The Peaks will be held on **Saturday, March 30, 2019 at 9:00 am.**

The meeting will be held in the **Amenities Building.**

Please ensure that if you are unable to attend, that you appoint

a proxy to represent your interests. Your proxy must be another owner at The Peaks.

The proxy document will be sent out with the AGM paperwork in early March and is available for download on the public info section of the website. Please note, those who have signed up for communications to be sent via

email will have the AGM package emailed to them.

If you have not signed up for email communication, the package will be mailed to the physical address you have provided to the Strata Corp.

Becoming a Board Member

Are you interested in giving back to The Peaks' community? Acting as a board member for The Peaks may be for you!

Adding new members to the Board provides diversity and fresh perspectives to the decision making pro-

cess.

If you are interested, please have a look at the Board Code of Ethics in the public documents area of The Peaks website. It is ideal if board members are ready to let their names stand, (if they are elected) for a minimum of 2 election cycles. All board members are elected

for a one year mandate at each AGM.

If you would like to get your name out as a prospective board candidate, send an email to the Strata Corp. We will feature any interested owners in the next newsletter.



INSIDE THIS ISSUE:

Proxy Votes 2

Update on Smoking/Cannabis 2

Renting of Strata-Owned Unit 2

Safety Moment: HVAC unit 3

Upcoming Events 3

Facebook Group 4

Contact Information 4

Proxy Votes for the AGM

The silence of nature is real. It surrounds you, you can feel it.
-Ted Trueblood

A proxy vote is used when an owner cannot make it to the Annual General Meeting. It allows an owner to cast votes, through another owner, without being present at the meeting.

You designate the person who is to vote in your stead.

The proxy vote form

will be attached to the AGM papers that you receive, either via mail or email. It is also available to print off on the public info section of the Peaks website. Please ensure that if you are not attending the meeting, your proxy vote form is filled out and sent in prior to the AGM.

All owners have a right to vote on the issues that arise and if you cannot attend, this is your way to be heard.

Be on the lookout for the AGM package, including the Proxy Vote



Please remember, there is no reverse stall parking in front of the balconies or within 8 meters of a door or window.

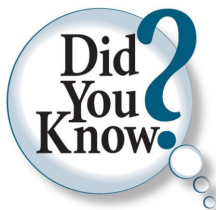


Update on Smoking/Cannabis

After reading up on the current provincial law with regard to smoking as well as cannabis use, it was decided that a survey was not the best way to receive information from the owners.

The issues around smoking and cannabis use will be discussed at the Annual General Meeting so that all owners can get an idea of current provincial law as well as what the Peaks might do to further regulate use

on site. Here is a link about current BC strata law for smoking. <https://www2.gov.bc.ca/gov/content/housing-tenancy/strata-housing/operating-a-strata/bylaws-and-rules/smoking-bylaws>



In accordance with BC law, there is no

smoking within 6 meters of an opening of a building.

Consent to Email

Please consider filling out the Consent to Email form for official Strata communication located on the public forms section of the website.

Strata-Owned Unit

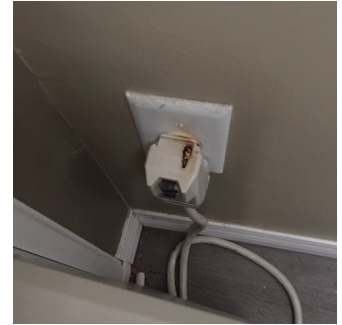
The strata owned unit has been rented. The contract is valid until January 30, 2020.



Safety Moment: HVAC plugs and receptacles

We suggest owners have a look at their HVAC plugs. Two units in the Birch building have had plug issues, resulting in burn marks (please see photos). In light of this information, owners could have a look at their HVAC units, specifically where they plug into the wall.

If you are concerned with the electrical connection to your HVAC unit, or the potential for an electrical hazard to exist, contact a licensed Electrician or HVAC contractor to examine it. There are several in the Valley and such a service call should be easy to arrange.



Upcoming Events

The Peaks:

February 23 at 10:00 am:
The Peaks Board Meeting

March 30 at 9:00 am: Annual
General Meeting in the
Amenities Building

Radium:

February 9: Free meal for
the Town of Radium at the
Community Hall sponsored
by Rotary

Monthly: Bingo at the Com-
munity Hall sponsored by
Rotary

February 13: Village Council
Meeting

Thursdays: Karaoke at the
Horsethief Creek Pub

Invermere:

February 8-9: Mountain
Film on Tour at the Co-
lumbia Valley Centre

Wednesdays: Station Pub
Trivia Nights

February 8: Roast Beef
Dinner with all the trim-
mings at the Invermere Le-
gion

March 2, 10:00am-4:00pm:
Coffee and Tea Expo at the
Columbia Valley Centre

Edgewater:

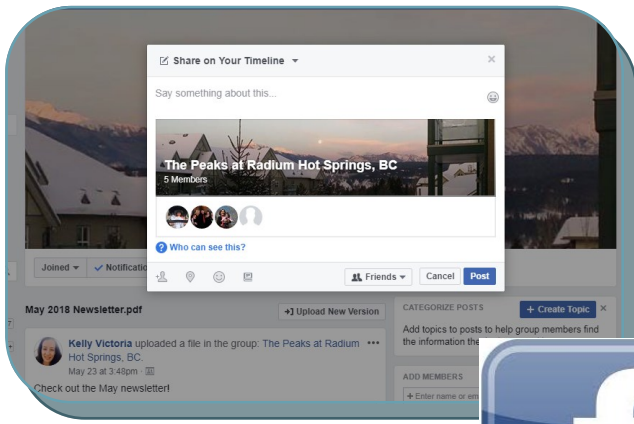
February 22 at 12:00 pm:
Soup's Ready at the Legion
(recurring event, the last
Friday of each month)

Fairmont:

Fridays 7:00-9:00pm: Star-
light Challenge at the ski
area

****Join our Facebook
group to get up-to-date
notices on happenings in
The Peaks, Radium and
the Columbia Valley.****





Let's Get Together!

Owners are now
connecting on facebook

Search

“The Peaks at Radium Hot
Springs, BC”

(Not an initiative or means of communi-
cation of the Strata Corp / Strata Board)

Use Facebook as a way to connect for social outings or other happenings. Going for a hike, to the beach or for an ATV ride and want company? This is a way to get in touch with other Owners like you!

Important Contacts

Emergencies

Please contact 911

Urgencies

In situations where damage to common or private property is imminent or occurring, such as flooding or water infiltration, contact the Strata Corp.

(866) 364-7424

BC Drug and Poison Information Centre

(800) 597-8911

Disturbances/Noise Complaints

For intervention in a disturbance, contact local RCMP.

(250) 342-9292

To report a rule or bylaw contravention, refer to the Strata Corp. contact information below.

Rule and Bylaw Contravention Complaints

Formal complaints can be submitted by email or by phone to the Strata Corp. Please include your full name, building and unit number along with a detailed description of the complaint. The Strata Corp. must follow process as outlined in the Strata Property Act.

General Inquiries

For general inquiries, to report maintenance concerns etc. contact the Strata Corp.

stratacorp@radiumpeaks.com

(866) 364-7424

IMPORTANT INFORMATION FOR BOTH THE PUBLIC AND OWNERS CAN BE ACCESSED THROUGH THE STRATA CORP. WEBSITE

www.radiumpeaks.com