

WHITEHORSE CONDOMINIUM CORPORATION #124

PRESIDENT'S REPORT

Our major projects for the summer of 2024 included a new side walk entrance for Building B, siding repair on select locations on both buildings, fence reinforcing to the back fence, front gate repairs and painting, replacing shingles and roof survey on both buildings using drone technology, new signs indicating building A and B and the hiring of a new contractor to clean remove the snow from the parking lot.

We also had a painting contractor repaint the lobby and ground floor of both buildings.

We would welcome new board members for 2025 so if you are interested please put your name forward before the AGM or at that meeting, both Mike and I will run again and we would love to have more people on the Board.

Again this year residents volunteered their time and in the case of Barb and Jamie Tait donated steel fence post that helped in the reinforcements back fence. The replacement cost of that fence was proposed to be in the \$5000 plus range and thanks to this donation a contractor was able to reinforce the old fence for substantially less.

Again this year residents volunteered their time to make our home more livable, Terry and Rosemary Burns insured our compost bin was out on the street for a weekly pick up, Gil and Cathy Boudin cleared the snow off in front of building A as needed, Bob Thornton regularly does yard maintenance and cleanup around the property, Donna Jones and Sue Staffen do the Christmas decorations in both buildings lobby's and Donna does seasonal decorations in both buildings to brighten up the lobby's.

We will also be taking suggestions from Owners at the AGM (or any time) on future projects they would like to see in 2025.

As you can see by the financial statement we are in pretty good shape as compared to the rest of the world, insurance rates have gone up industry wide, the Insurance Bureau of Canada recorded insured losses in Canada of \$8.5 billion last year, triple the losses compared to 2023.

We continue to have a great working relationship with Gray Management Services. Although we pay them for their services, they often go beyond our contractual obligations to assist the Board and we are thankful for that assistance.

Ted Staffen
President, Lansing Point Condo Corp