

BRIDLEWOOD POINTE OF VIEW RESIDENT NEWSLETTER

Bridlewood Pointe of View 16320 24th St. S.W. Calgary Alberta
Website: <http://condohood.com/bwpov.html> email: bwpov@condohood.com



Join the Conversation

Your condo board is pleased to announce that we are now online at Condohood.com. There you will find the latest announcements, bylaws, policies, and contact information. Clicking on the Forums button will take you to our fully interactive online forum.

You can sign up for a free anonymous user id, and join the discussion with your neighbours. Have an item to sell, this is the place to post it. Annoyed about something in our complex, air your concerns on the forum and see what your neighbours think. It is also an excellent way to tell the board how you feel about the way complex is run, and get feedback. It's all about improving our communications, and thus our quality of life.

If you need help getting on the site or the online forum email info@condohood.com

Vehicle Vandalism

On March 19 in the early morning hours 22 vehicles had their windows smashed in building 1000. The police are involved and your board is discussing what further action can be taken up. We are also investigating and costing the installation of security cameras throughout the parkades. This will not stop a vandal but it might provide some deterrent, and will help the police catch the perpetrator. This is the action the police have recommended to the board, but it will not happen over night. Please watch the web forum for ongoing information on this subject. And remember please do not let people into our buildings that you do not know, security is everyone's business.

Inside This Issue

Join the Conversation	1
Christmas Lights	1
Vehicle Vandalism	1
Dog Refuse	1
Unit Alterations	2
Household Garbage	2
How to Reach Us	2

Christmas Lights

Although there is no policy in place, your Board reminds you to take down Christmas lights within a reasonable time frame. It is noted a few lights are still up and burning in the evening. Energy costs are affected by unnecessary use of electricity.

Dog Refuse

With the spring fast approaching, it is becoming abundantly clear that some pet owners are not picking up after pets. It is the responsibility of the pet owner to clean up pet refuse. Your condo policy states "All residents must clean up their pet's refuse on the common property immediately after it is deposited including balconies and patios which are also common property. Any owner failing to follow this policy will have their right to own a pet within this complex removed by the board."

If you are new to our community, please register your pet with the Board by emailing us at bwpov@condohood.com.

Unit Alterations

This is a reminder to anyone contemplating making structural, mechanical or electrical alterations or additions to your unit. Please refer to your By-laws, Section 58 (b) (xxiv) which says:

“An Owner shall not ...make or cause to be made any structural, mechanical or electrical alterations or additions to his Unit or any load bearing wall, without first having the design and specifications of such alteration or addition approved in writing by the Board. Any alteration or addition made by an Owner without such approval may be restored or removed by the Board or its duly authorized representative and any costs incurred by the Corporation as a result thereof shall forthwith be paid by such Owner to the Corporation....;”

Make sure you have written board approval before proceeding with any changes like for example, putting down hardwood flooring. Failure to do so can result in the board ordering it removed at your expense, and this can be quite costly and very inconvenient.

Household Garbage

Residents continue to leave household garbage and non-garbage items inappropriately in the garbage rooms. Proper disposal of household and other garbage is your responsibility. The cost to our Condominium Corporation is great when it is forced to clean up after you.

Please refer to the Garbage Enclosure Dumping Policy which says: All garbage must be placed in the provide garbage dumpster. Only garbage that is appropriate to the garbage dumpster may be placed in it, all other material is the responsibility of the resident to have removed. For example sofas, furniture, large appliances, mattresses, and other such materials are not appropriate to be placed in the garbage dumpster, and may not be left in the garbage enclosure under any circumstance. All garbage bags must be placed in the garbage dumpster and may not be left on the garbage enclosure floor.”

Most people are quite sick of dealing with other people’s mess and whenever possible violators will be fined for violating this policy.

How to Reach Us

You can reach the Board by sending an email to bw pov@condohood.com or by contacting Cynthia MacFarlane Community Manager, Condominium First Management Services by email at cynthia.macfarlane@condominiumfirst.com, by phone at 403-299-1865.

Please remember, if you have a problem or concern you must send it in email or by phone at the above number. Written records of all communications are very important in dealing with issues brought forward by residents of our community. For after hour emergencies please call Condominium First Management Services at 264-7789.

Everyone wants life at Bridlewood Pointe of View to be pleasant and enjoyable for us all. This can be achieved with a little common sense and common courtesy. If you have any suggestions to improve our complex please pass on your ideas by emailing us at bw pov@condohood.com.

*This is Your Condominium, This is Your Home.
Be part of your community!*