



January, 2021

TO: All Residents of Lindsay Park Community

Subject: *Time for Change*

LPCA was formed in January of 2008 for the purpose of being the voice for all residents living north of 25th Avenue and bordered by the Elbow river on the west and north.

Its' primary mission was to be the voice for directly affected residents, and develop a relationship to work in conjunction with the Developer of the property (currently owned by Anthem Properties) both during the construction phase, and subsequently, to monitor the retail impact on the community in the future.

The Board of Directors of all five of the Condo Corporations (River Run I, River Run II, River Grande Estates, The Waterford A and B, The Waterford C and D) had agreed to pay \$5 per household to ensure all residents were members for a stronger voice and complete community involvement. The collective funds (less administrative costs) were earmarked for community beautification (after the development) as well as to ensure funds were available in the event that legal action became necessary if development anomalies were discovered during construction.

The members of the current Board of Directors have all served on the Board since 2009, having been duly elected and re-elected at subsequent AGM's. During their tenure the Board members feel they have developed a sound financial and professional structure for the future of the Association, and that it is now time to step aside and give new individuals with fresh ideas, the opportunity to 'take the reins'. Details regarding the Board transition are set out at the end of this report.

During their tenure the LPCA Board has, among other things:

- Supported Anthem Properties at the City of Calgary hearing to have the land use designation changed from the condition existing at the time to enable them to apply for a building permit. As a result of the numerous communications necessary to this initiative, the Board has developed an excellent rapport and working relationship with Anthem Properties. LPCA support at the hearing was vital as there was opposition to the development.
- Set up a Task Force regarding the intersection at MacLeod Trail and 25th Avenue and subsequently held several meetings with City officials, Anthem Properties representatives, Repsol representatives and Erlton Community Association. The City did recommend a couple of options to which the Task Force agreed, however, to date nothing has materialized but is still a work in progress.
- In order for River Grande and The Waterford residents to park their vehicles on Anthem property during parkade clean up after the 2013 flood, negotiated a deal with both Anthem Properties and Derksen Enterprises (who held a lease on the land from Anthem) for the business of parking vehicles during Stampede.
- Negotiated with the City Roads and Transportation Department to have controlled community access during Stampede and distributed the passes to residents, as necessary. This project has recently been reassigned to Calgary Parking Authority and with Stampede being cancelled in 2020, no further negotiations have taken place to date.
- Communicated and followed up with the city to ensure all LPCA boulevard trees damaged or lost during '**Snowtember**' were attended to and replaced where applicable.
- Solicited and provided feedback to the City of Calgary and others on various initiatives, including the currently proposed Repsol Development project.
- Set a date of May, 2020 for the LPCA Annual General Meeting, but had to cancel due to COVID-19 restrictions. A new date has not been set, pending updated city / provincial pandemic guidelines.

STATUS OF LPCA AND ANNUAL GENERAL MEETING (AGM)

LPCA Board of Directors Update:

A meeting of the LPCA membership was meant to be held as soon as possible before the end of 2020 to review various community matters and to discuss the future of the Association, along with the need for new people to participate, at a Board level, in moving the Association forward. Plans were stalled due to COVID-19.

AGM agenda items were to include:

- presentations by various city/community officials,
- receipt of the 2018 and 2019 Financial Statements and ratification of the approval of two community members to the 2019 Financial Statements,
- appointment of an auditor or approval for two independent members of the Association to review the 2020 financial statements,
- a discussion on next steps for the Association and appointment of Directors.
- Membership dues

Status of Membership Dues

Membership dues were temporarily suspended in 2018 and 2019 due to the fact that LPCA is a non-profit organization and currently has no expenditures other than administrative fees (web site, UPS mailbox and Federation of Calgary Communities membership dues).

In 2020 it was agreed that, given comments received from the Presidents of some of the Condo Corporations and a few residents, no invoices would be sent directly to the Condo Corporations to cover their total residences.

Instead, membership would be solicited on a resident-by-resident basis. This decision is not necessarily intended to be permanent and any changes would require discussions with the Presidents of the respective Condo Corporations (or their designated representative) prior to reverting to the previous process.

However, due to COVID-19 restrictions we were unable to finish the collection of 2020 dues and thus the year ended with a limited membership. With 2021 being a new year, a virtual canvassing project for 2021 memberships will commence, as it is imperative that a quorum exists at the next Annual Meeting, which will be held as soon as permissible to attend to the business noted above, including a discussion and plan for the future of the LPCA.

In addition, the 2019 Financial Statements will be made available and ratification of the independent review and approval of these Statements can be obtained at this meeting. The 2019 Financial Statements can then be subsequently filed with the Registry along with the applicable year's Annual Returns.

Also, the 2018 Financial Statements, which received Membership approval to the manner of independent review and approval, will be posted on the LPCA website for a period of 30 days in order that members of the community can review. Hard copies will also be available at the next Annual Meeting.

Board Transition

With the current Board members stepping down (ideally effective March 31, 2021), this gives residents the opportunity to step up and continue towards the implementation of the long-range plan for the community, and in particular, work with Anthem to ensure the development conforms with the original plan.

All individuals interested in serving on the Board are asked to fill out the attached form by February 28, 2021. If anyone wishes more information regarding Board positions, please submit your request and contact info via email to:

lpca.yyc@gmail.com and you will be contacted by a Board member.

A notice and Membership Form will also be posted on the LPCA Website.

Thank you in advance for your interest.

LPCA Board of Directors