



MOUNTAIN VIEW TERRACES NEWSLETTER

April 2023

1. **COMMUNITY SPRING CLEANING**

Every year the City of Calgary teams up with communities around the city to help people get rid of unwanted items. The Signal Hill, Springbank Hill, and Discovery Ridge Community Associations have teamed up to host a Community Cleanup Event in 2023.

Community Cleanup Event

- Date: April 29, 2023
- When: From 9:00 am to 2:00 pm
- Where: Westside Kings Church parking lot (SE corner of Springbank Blvd and 69th St SW)

The City will provide trucks to collect garbage going to the landfill.

- Other recycling vendors may include: metal, electronics, tires, and household donations.
- Unfortunately, they cannot accept: chemicals, contaminated materials, or hazardous items.

2. **UNWANTED ITEMS**

In the same thought, DO NOT LEAVE UNWANTED ITEMS in public areas, like by the mailbox or in the lobby/ sitting area, especially made of glass that can easily break. If you cannot make it to the above-mentioned City Spring Clean up to get rid of things, there are many places where you can drop off your items in good conditions, like WINS (Women in Need Society), some Diabetes Society bins (one at Superstore and some at Westhills where they take lots of recycling materials) and a few thrift stores around the city.

3. **KITCHEN STACK FLUSHING**

The Board is still moving forward with the flushing of kitchen stacks (stacks are 3 units on top of each other, for example, #1109, #1209, #1309 makes one stack). After review, the Board will go on with one or two stacks per month, prioritizing the stacks with issues first, but all stacks will be done within the next 24 months. The cost will be budgeted in the next Reserve Fund budgets as a preventative measure as it seems to be the needed regularly, can create a lot of damage and will be easiest in a way of payment by owners.

4. **REMINDER: NO CAR WASH OR REPAIRS ON THE PROPERTY**

We would like to remind occupants that they are not allowed to wash or repair their vehicles in the underground parking or the visitor parking area. Especially in the underground parking, as this could create trouble in the drains.

5. **COMPLEX SPRING CLEANING**

Watch for notices to come to inform all residents of scheduled upcoming cleaning items, like underground and visitor parking sweep or other items in the public areas.

6. **MICE SIGHTINGS**

There has been a lot of mice activity around the building. If you are on the main level, make sure you leave your screen door closed at all time so mice don't get in. Another reason not to use the emergency doors to exit the building. Also, if you are on the main level, you might want to bang on your BBQ as someone had a mouse (alive and surprised) under the lid.

If you end up with a mouse in your unit or outside storage, you are responsible to set traps and deal with the results.

7. COMMUNICATING WITH THE BOARD OF DIRECTORS

A reminder that for questions and/or requests to the board, the proper email is board@mvtcondos.ca and make sure you indicate your Unit number for reference – it is very important. The Board would like to remind you that Board positions are volunteer and you can expect up to 48 hours for a response and requests need to be in writing. You can also put a note in the Suggestion Box in either of the building if you don't have access to a computer.

If immediate action is required, residents should phone Diversified directly at 403-230-7376. For after hour building **emergency**, call Diversified 403-230-7376 ext 2.

When sending an email to Alex, our Property Manager at Diversified, please indicate in the Subject line: **MVT** so she knows which building you are referring to, **and indicate your unit number**. She can be reached at alex@divsouth.com

8. GARBAGE IN THE PARKADES:

Do not throw liquid or containers with liquid left in them in the garbage in the garage. Recently when they were carried out by the cleaning staff the bag leaked all over the floor and carpet in the elevator which required these areas to be cleaned all over again.

If you sweep around your car do not pick up the gravel and put it in the garbage can. The bag ends up being very heavy for our cleaners to throw out and also could leak gravel everywhere on their way to the garbage shed.

9. BOARD NEWS

The Board has assigned Donna Rutherford as Project Manager. This position, currently as a Pilot project, has existed in the past and after review, needed at this time as there are a lot of projects in and around the two buildings. The Board is doing it's best to keep the property in its best shape so that our property investment stays healthy.

If you are interested in being a member of the Board and help in the condo community, please send a note to the Board at board@mvtcondos.ca. More hands make work lighter.

10. GENERAL

Cigarette butts were found in a plant container by the elevators on the second floor. Seriously!!!! This can not only be a fire hazard, but smoking in the common areas is not permitted.