

Fall 2022 in the Condo Classroom

Accessibility, Accommodation and Strata Council Governance

These programs have been developed to assist strata councils, property managers, owners and tenants in the general operation and management of their strata corporations.

| Session # 1 | Session # 2 | Session # 3 |
|--|--|---|
| <p style="text-align: center;">Council Meetings</p> <p>Understanding the governance models for decision making, record keeping, bylaw enforcement & implementation.</p> <ul style="list-style-type: none"> • How council members can prepare for council meetings • Documentation and policies • Can you have electronic council meetings? • Code of Ethics for council members • Maintaining confidentiality • When is, and what needs to be done, at the first council meeting after an AGM. • Who chairs the meeting? • Dealing with a domineering council member • Conflicts of interest • Approving minutes and financials • Reports from subcommittees • Dealing with correspondence • Making decisions between council meetings. How and when do decisions get made? • How frequently are meetings required? • Who is permitted to attend council meetings? Who can speak? • How does council vote? What is a majority vote of council? • When does the president or vice president cast a tie breaking vote? | <p style="text-align: center;">The BC Human Right’s Tribunal The Civil Resolution Tribunal The Accessibility Act</p> <ul style="list-style-type: none"> • An update on current decisions that impact strata corporations • Understanding how various legislation applies to strata corporations • How does council manage a request for accommodation under the BC Human Rights Code? • How does council manage an accessibility request? • Who pays for alterations to a strata lot? • Who pays for the alterations to common property? • Pet accommodations • What types of pets are required to be accommodated? • Are there any limitations the strata corporation can impose? • How does a strata corporation enforce nuisance bylaws on accommodated pets? • Accessibility to common areas • Accessibility to a strata lot • Do Human Right’s decisions set precedents that apply to all strata corporations? • How do we report Human Right’s decisions to owners and on a Form B Information Certificate? | <p style="text-align: center;">Alteration requests for: Heat pumps and air conditioners, electric vehicles charging stations and accessibility to common areas and strata lots</p> <ul style="list-style-type: none"> • Applying strata corporation bylaws to alteration requests • What documentation is required for the approval to a strata lot? • What documentation is required for the alteration of common property? • What conditions must be evaluated before permission is granted? • Is this a possible significant change in use or appearance of common property? • Are there implications to the building?: <ul style="list-style-type: none"> ○ Structure ○ Envelope(exterior) ○ Ventilation ○ Sound and Noise transmission • How are alterations authorized, documented and reported? • Is the strata entitled to impose conditions on alterations? • Is there an option for an alteration or upgrade within the common services of the strata corporation to improve cooling, ventilation or access to charging stations?: <ul style="list-style-type: none"> ○ Heat Pumps ○ Networked Charging stations ○ Energy Upgrades |

TIMES & LOCATIONS

Time: 9:00am - 3:00pm (except where indicated below)

In-person sessions

| | | | |
|-----------------|-------------------------------|-------------------------------------|-------------------------|
| Prince George | Thursday, September 15, 2022 | Coast Prince George Hotel | 770 Brunswick St |
| Cranbrook | Wednesday, September 21, 2022 | St. Eugene Golf Resort | 7777 Mission Rd |
| Nelson | Thursday, September 22, 2022 | Hume Hotel | 422 Vernon St |
| Vancouver | Tuesday, September 27, 2022 | Italian Cultural Centre | 3075 Slocan St |
| Abbotsford | Tuesday, October 04, 2022 | Clarion Hotel & Conference Centre | 36035 North Parallel Rd |
| Coquitlam | Saturday, October 15, 2022 | Executive Plaza Hotel | 405 North Rd |
| Penticton | Thursday, October 27, 2022 | Penticton Trade & Convention Centre | 273 Power St |
| Kelowna | Friday, October 28, 2022 | Ramada Hotel & Conference Centre | 2170 Harvey Ave |
| *Kamloops | Saturday, October 29, 2022 | Coast Conference Centre | 1250 Rogers Way |
| *Victoria | Wednesday, November 02, 2022 | Sandman Hotel & Suites | 2852 Douglas St |
| Nanaimo | Thursday, November 03, 2022 | Nanaimo Golf Club | 2800 Highland Blvd |
| **Sechelt | Thursday, November 17, 2022 | Seaside Centre | 5790 Teredo St |
| Richmond | Wednesday, November 23, 2022 | Mayfair Lakes Golf Club | 5460 No. 7 Rd |
| North Vancouver | Thursday, November 24, 2022 | Holiday Inn | 700 Old Lillooet Rd |

***Online sessions

| | | |
|-----------|----------------------------|--------------|
| Session 1 | Tuesday, November 29, 2022 | ZOOM Meeting |
| Session 2 | Tuesday, December 06, 2022 | ZOOM Meeting |
| Session 3 | Tuesday, December 13, 2022 | ZOOM Meeting |

*Kamloops and Victoria Sessions will include an expanded forum on accessibility.

**The timing of the Sechelt seminar is 9:30am – 3:00pm

***ZOOM Meetings are 12:00pm-1:30pm. The single session as indicated will be presented

CHOA COVID POLICY FOR IN-PERSON MEETING

- Masks appreciated.
- Hand sanitizer will be readily available throughout the meeting space.
- We ask attendees to socially distance when possible.
- Please do not attend if you feel sick.
- We ask that attendees do not approach or crowd speakers and/or CHOA staff between or after sessions. If you have a question that relates to the session topic please follow-up, by phone or email, with a CHOA advisor who will be pleased to assist.

Condominium Home Owners Association of British Columbia

FALL 2022 STRATA EDUCATION PROGRAM

Welcome to the "Condo Classroom"

Due to the popularity of meetings, pre-payment and pre-registration are required. Seating is limited so register early.

To Register: 1) Register online at www.choa.bc.ca/seminars

OR 2) Please indicate below your meeting location choice and complete this registration form.

Mail with payment to CHOA at 200-65 Richmond St, New Westminster, BC V3L 5P5,
email info@choa.bc.ca, fax 604.515.9643, or register by phone at 604.584.2462 (Ext. 2) / toll-free 1.877.353.2462 (Ext. 2)

Time: All sessions are 9:00am – 3:00pm unless otherwise indicated

Fees: In Person Meetings: \$60 per person (\$57.14 + \$2.86) Seminar fee includes all three sessions and lunch.

ZOOM Meetings: \$10 per person (\$9.52 + \$0.48 GST) per meeting

Please Indicate Location Choice:

- | | | |
|---|--|--|
| <input type="checkbox"/> Prince George, Sept 15 | <input type="checkbox"/> Penticton, Oct 27 | <input type="checkbox"/> Sechelt, Nov 17, 9:30am-3:00pm |
| <input type="checkbox"/> Cranbrook, Sept 21 | <input type="checkbox"/> Kelowna, Oct 28 | <input type="checkbox"/> Richmond, Nov 23 |
| <input type="checkbox"/> Nelson, Sept 22 | <input type="checkbox"/> Kamloops, Oct 29 | <input type="checkbox"/> North Vancouver, Nov 24 |
| <input type="checkbox"/> Vancouver, Sept 27 | <input type="checkbox"/> Victoria, Nov 2 | <input type="checkbox"/> ZOOM #1, Nov 29, 12:00-1:30pm |
| <input type="checkbox"/> Abbotsford, Oct 4 | <input type="checkbox"/> Nanaimo, Nov 3 | <input type="checkbox"/> ZOOM #2, Dec 6, 12:00 – 1:30pm |
| <input type="checkbox"/> Coquitlam, Oct 15 | | <input type="checkbox"/> ZOOM #3, Dec 13, 12:00 – 1:30pm |

A unique email address is required for each ZOOM Registrant. Please include a separate page if needed with this information
For varying location choices among registrants, please write in the location choice next to the registrant name

Registrant #1 Name: _____ email address: _____

Registrant #2 Name: _____ email address: _____

Registrant #3 Name: _____ email address: _____

Address: _____ Phone number: _____

City: _____ Prov: _____ Postal Code: _____

Strata Plan Number: _____ Business Member Name: _____

Special Dietary Requirements: _____ for Registrant #: _____ (Notification required at least one week prior to the seminar date)

TOTAL COST: _____ **Payment Option:** Cheque payable to CHOA VISA MasterCard e-Transfer

Please note that VISA DEBIT is not currently accepted.

Card #: _____ Expiry _____

Card holder Name: _____ Signature: _____

Email for receipt: _____

NO REFUNDS for no-shows or cancellations received less than 72 hours prior to event.

All requests for refunds must be in writing, by email or by fax. We request that you make our seminars a fragrance free environment.

CHOA reserves the right to cancel or change seminars without notice, due to unforeseen circumstances.

***People with dietary restrictions may be encouraged to bring supplemental food.**



*Leadership, Education and Resources
for strata owners across BC*



*We gratefully acknowledge the
support and partnership of BC Housing in
research and support for consumers*