

Crossbow Chatter



OF SPECIAL INTEREST

- Kudos and Welcome
- Owner and Resident Guide to Crossbow Point
- New Security firm; Bicycles removal
- Propane NOT permitted

THE NEWS

KUDOS:

Spring Clean-up: thanks to all volunteers who worked to get the Lodge into fine form through dusting, vacuuming, cleaning, repairing. Thanks to the Social Committee for lunch

NEW—OWNER and RESIDENT GUIDE:

The Board has developed a Guide to living at Crossbow Point that is intended to serve as a ready reference to assist both new and existing owners/residents in enjoying the living experience that Crossbow Point provides. It is hoped that you find the information useful as the Guide covers such things as: who to contact for what, financial and insurance information, safety and security, moving into or out of Crossbow Point, booking and rental of facilities, recycling program, forms, annual calendar of activities and other guidance. The GUIDE can be downloaded for free from PEKAs website. Go to www.peka.ab.ca Click on the tab in the upper right-hand corner "Condo Forms & Documents", then scroll down the page and click on "Crossbow Point" to see available documents. You need to register (top right hand portion of page) to download any documents. The pdf file document is listed in the "Misc Documents" section, and titled "Crossbow Point Owners and Resident guide". You can also sign up to receive a notification when new documents are available

WELCOME NEW RESIDENTS:

Crossbow Point welcomes as new residents to our 155 building: Brenda, Georgann ; and to our 175 building: Rick, Rusty.

Previous newsletters, and other condo forms & documents are available; please refer to the section 'More Information Is Online' at the bottom of page 2

SUMMER HEATING:

If you find that your unit is too warm, you may want to turn off the pilot light on the fireplace for the Summer. Please follow the instructions located at the base of your fireplace for turning off and re-lighting the pilot light. Refer to the new Guide for further information

BALCONY STANDARDS:

Each resident is asked to maintain their patio or balcony area in a reasonable manner, keeping it free of debris, as per the condominium By-Laws. Refer to the Guide for more information.

Not permitted: items such as laundry or clothes lines, artificial plants, bikes, recreational equipment, signs, flags, advertising (including for sale signs), large items. Planters may not be hung on balconies nor attached to the railings. Open flames, including propane or gas heaters

Permitted: patio furniture & related small storage containers (up to 24" in height)

DEVELOPMENT WORK:

Landscaping improvements with shrubs, limestone rock and crushed 'Rundle' (sandstone) rock will be incorporated into ground level areas surrounding Crossbow Point buildings. Plans are underway for the next phase of painting, which will include some, if not all, portions of exterior walls.

SUMMER
July 2011

IMPORTANT DATES

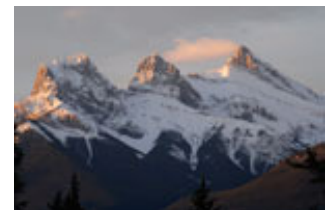
- **Sept 17: FALL CLEAN-UP**
Saturday 10:00 am — Noon) - Meet outside near the 175 garage entrance. Following the clean-up, a light lunch will be provided
- **June 30 : BICYCLES REMOVED**
Bikes that were parked on common property, but not identified (using a luggage type tag with Name, Unit # and Bldg #) by June 30th have been removed as 'abandoned' and have been placed in temporary storage. These bikes can be claimed by contacting Cliff at 403-609-2024. After September 30th, the stored bikes will be disposed of as a charity item.

ONGOING

- **TUESDAYS : FOR COFFEE**
10:00 am — 11:00 am. Bring your own coffee and join us in the Great Room of Owners Fireside Lodge — meet your neighbors & socialize
- **DAILY WALKS:**
every weekday at 2:00 pm for an hour; meeting beside the #175 garage driveway

MISSING

- **COLLAPSIBLE EXTENSION LADDER:** Contact Cliff at 403-609-2024 if you have information concerning this item



THE NEWS (cont'd)

SECURITY:

High Mountain Protection Service Ltd. is now providing security service, including lock down of the Lodge building, pool and hot tub at 11:00 pm Residents can contact this firm in the event of noise complaints and disturbances. Contact at 403-493-4661

PROPANE: Kindly note that since all units are fitted with natural gas outlets, the use of propane BBQs is not permitted. For safety purposes, the storage of propane cylinders is NOT permitted on any part of Crossbow Point property, including titled and common property

SCREEN DOORS:

Crossbow Point is a 'luxury' condo and the consistency of visual appeal is an important factor where common property and exterior views come into play. In support of this goal, only "Phantom" brand screen doors, which retract sideways into a case inside the suite, are approved for installation. Frame must be beige, brown, woodgrain, or white; screen in beige or brown; in Canmore, "One Way Glass Ltd." sells and installs these screen doors (403-678-6927)

BY-LAW INFRACTIONS: Fines and warning letters have been sent to specific residents concerning the following matters:

Dog: Not on leash, — warning letter sent; subsequently, a fine was issued

LODGE: Great Room rental—a reminder that the kitchen and contents, and BBQ, are included

OTHER IMPORTANT INFORMATION

Owners' Fireside Lodge:

Swimming Pool and Hot Tub	- open at 6:00 am; closes at 10:30 pm (alarmed for security)
Lodge (building)	- open at 6:00 am; closes at 11:00 pm (alarmed for security)



Who To Contact:

NEWSLETTER: Your feedback is welcomed. Contact us at crossbow.chatter@gmail.com

COMMENT BOX: Your comment on any condo matters is welcomed. The box is located in the entrance lobby of the Owners' Fireside Lodge

BOOKING THE MOVIE THEATRE (Owners Fireside Lodge): Write your reservation, including the name of the movie, in the book outside of the theatre. Contact Dorothy at 403-678-6795 for the theatre key (in Dorothy's absence contact Susan at 403-679-1091). All movie bookings must be open to attendance by all owners and residents

BOOKING A GUEST SUITE: A user agreement is required to be signed by the owner/tenant. Cost is \$30 per night plus a one-time cleaning charge of \$25. Contact Marsha at 403-678-3678

BOOKING THE GREAT ROOM (Owners' Fireside Lodge): A user agreement is required to be signed by the owner/tenant. Cost is \$100 for 6 hours. Contact Cliff Block at 403-609-2024 or crblock1@telus.net

PEKA ASSISTANCE - Crossbow Point property: Contact PEKA at 403-678-6162 during regular business hours (Mon - Fri, 8:30 am - 5:00 pm)

EMERGENCY (PEKA) ASSISTANCE - Crossbow Point property: An EMERGENCY is an event that requires immediate assistance in order to mitigate property damage (includes but not limited to fire, flood, water leaks, no heat). Contact PEKA at 403-678-6162 during regular business hours (after hours: 403-678-7936)

SECURITY: Contact High Mountain Protection Service at 403-493-4661 for noise and other disturbance complaints

More Information Is Online:

Get it online! Newsletters and other condo docs are available online through the PEKA website - www.peka.ab.ca. Click on the tab "Condo Forms & Documents", then click on "Crossbow Point" to see the page of documents available to you. You will need to register (top right hand portion of page) to download any documents. Also, you can sign up to receive a notification when new documents are available

Board of Directors: Marinus Hus (President), Murray Lambert (Vice-President), Val Kildaw (Treasurer),
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