

CROSSBOW CHATTER – Summer, 2013

FALL CLEAN-UP DAY: September 14 (morning) Posters will be put up in our buildings.

CROSSBOW BBQ SOCIAL: August 17: Social hour - 5pm to 6pm. Dinner at 6. Bring your own main dish for barbecuing, a salad to share and your own alcoholic beverages. There will be chefs on hand to do the cooking of your meat if you wish. Everything else will be provided by the Social Committee. Posters will be put up in our buildings.

FIRE ALARMS: Testing of fire alarms occurs on the first Tuesday of each month at 11:00 am.

TUESDAY COFFEE: 10:00 - 11:00 am - Bring your own coffee to the Owners' Fireside Lodge Great Room.

DAILY WALKS: Meet beside #175 garage driveway at 2:00 pm for a one hour walk with other residents.

THIS 'N THAT

STORM – There were no injuries to Crossbow residents and no apparent damage to buildings or property. Three Sisters Creek was rapidly eroding its banks on our side of the Three Sisters Parkway at the height of the storm. Trucks hauled earth and rocks for almost a complete day to successfully save the parkway. Backhoes were used in the creek-bed on our side of the parkway to dredge some of the debris out of the bed and build up the creek banks.

ONGOING PROJECTS : The rock veneer is now being reinstalled on many of the log columns which had been worked on in the late fall of 2012. We are grateful to have Doug Brown's expertise and commitment throughout our log work project. As well, timber box steps are being constructed at the west end of our property for easier access to trails.

EMAIL – We have a mail-out list of over 60 of our Crossbow residents. Newsletters and occasional memos will be sent out to this list. Please contact Robert Reed at crossbow.chatter@gmail.com if you are interested in joining. For the time being, newsletters will continue to be mailed (Canada Post) to all residents.

STORAGE LOCKERS : The Board is contemplating building a few supplemental storage lockers for resident usage. In order to start construction, we are considering a plan in which interested storage users would pay money up front (as pre-paid rent) to assist in the cost of building lockers. In return, this money would cover their usage of the storage area for an extended period of time. Also, a limited rental-free period would be applied. Rental rate will be nominal. Please contact a board member, or david.minifie@gmail.com directly, for further detailed information if you may have an interest in a storage locker.

RENOVATIONS : If you or someone you know are planning to renovate, a renovation approval form now exists. Please contact Gibson (PEKA) for a form. Approval must be granted prior to any Crossbow renovation.

PEKA KEYHOLDER SERVICE: Please ensure that PEKA has a copy of your unit's entry key. Quick access to your unit may be required in an emergency or maintenance situation. Depending on the incident and circumstances, the unit owner may be charged if a locksmith is required.

BALCONIES are categorized as common property for the exclusive use of the unit owner. Storage on balconies is restricted to lawn furniture, flower pots and a barbeque. Flower pots must be placed on protective trays to avoid damage to the balcony surface.

FIRE SAFETY: Smoking is prohibited in all common areas of our building. Please, ensure that cigarette butts are disposed in a safe manner (By-Laws 68-a-xi, 3-e,f). Fires have occurred when cigarettes were placed in flower pots. Also, please ensure that candles on balconies be kept in fully enclosed containers and are secure from being blown over by wind gusts (By-Laws 68-a-xi, 3-f).

PETS: If you have a pet, or are considering acquiring one, please be certain to consult the condominium By-Laws (68-a-iii). All dogs must be on a hand leash at all times.

BICYCLES: Please be reminded that bicycles stored on common property must have a tag with the owner's name and unit number.

BEARS: Please be aware that bears do frequent the Canmore area. Where possible, travel in groups, make noise, carry bear spray and keep pets on a leash. A Google search of the words 'bears and people' will lead you to an excellent Parks Canada site.

TICKS may hitch a ride on unsuspecting walkers and hikers. Consider conducting a post-trip body inspection, starting with a quick once-over examination of clothing surfaces, followed up by a more detailed inspection once out of the public eye. Ticks are repelled effectively by aggressive bug repellents with a high DEET content.

MANY THANKS

Thanks to all who participated in our Spring Clean-Up of the Owners' Fireside Lodge. Your enthusiasm and volunteerism are greatly appreciated! Thanks to Val Kildaw and Georgina Hus for preparing the food.

Thank you very much to Rick Thrale for all of his efforts in building a 'soon to be launched' website for our Crossbow Community.

Thanks to Micheline Ralet and Cliff Block for the excellent job they are doing in maintaining our pool. Many positive comments have been received.

Thanks to Lynne Kemshead for purchasing various items for our now upgraded guest suites.

OWNERS' FIRESIDE LODGE

HOURS

Lodge (building) – 6:00 am to 11:00 pm (alarmed for security after hours)
Swimming pool and hot tub - close at 10:30 pm

BOOKING THE MOVIE THEATRE

Indicate the time and title of your movie in the reservation book outside of the theatre. Contact Dorothy at 403-678-6795 for the theatre key (or Susan at 403-679-1091). Movie showings are to be open to all residents.

COMMENT BOX

Your thoughts on any condo matters are welcomed. The comment box is located in the entrance way of the Owners' Fireside Lodge. It is checked regularly. Also, you may write to us at crossbow.chatter@gmail.com

BOOKING THE GREAT ROOM

A user agreement will be required. Cost is \$100 for 6 hours. Contact Cliff Block at 403-609-2024 or crblock1@telus.net

BOOKING A GUEST SUITE

Four are available. The required user agreement is 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.

CONTACT INFORMATION

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

For immediate assistance, in order to mitigate property damage (including but not limited to fire, flood, water leaks, loss of heat), contact PEKA at **403-678-6162** during regular business hours.
(after hours: 403-678- 7936).

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

ONLINE: Newsletters and other condo documents are available online through the PEKA website - www.peka.ab.ca. Click on the tab 'Condominium Management', then scroll down the page and click on 'Condo Forms & Documents'. Click on 'Crossbow Point' to see the page listing all of the documents available to you. You will need to register (top right hand portion of page) to download any documents. Also, you may sign up to receive notification as new documents become available.



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