

**MINUTES OF ANNUAL GENERAL MEETING
STRATA CORPORATION NW 2671
"SUNRIDGE ESTATES"**

Held: Tuesday, February 13th, 2007 at 7:00 PM in the Library of Scott Creek Middle School, 1240 Lansdowne Drive, Coquitlam, BC

Present: The Owners, Strata Plan NW 2671
As per the Registration Sheet
Joan MacDougall, Bayside Property Services Ltd.
Tony Gioventu, Condominium Home Owners' Association (CHOA)

CALL TO ORDER

Gordon Matheson, Council President, called the meeting to order at 7:09 PM and informed the Owners of Council's request to have Tony Gioventu, Executive Director of CHOA, chair the meeting.

It was moved, seconded (#514/#201) and carried unanimously to have Tony Gioventu chair the meeting.

Bayside reported that there was a total of 35 Owners represented at the meeting, including 7 by proxy. In accordance with the Strata Property Act of British Columbia, a quorum requires that eligible voters holding 1/3 of the Strata Corporation's votes be present in person or by proxy. The registration sheet was signed, proxies were certified and ballots were issued.

PROOF OF NOTICE

It was agreed that the Notice of Meeting dated January 25th, 2007 was proper notice as per the requirements of the Strata Property Act.

APPROVAL OF THE AGENDA

It was moved, seconded (#201/#519) and carried unanimously to approve the Agenda, as amended, to include information on the return of any monies left in the Special Levy Fund, PST Rebate and Litigation. It was also agreed that the landscaping and deck issues would be discussed.

PREVIOUS MINUTES OF THE ANNUAL GENERAL MEETING

It was moved, seconded (#104/#514) and carried, to approve the Minutes of the Annual General Meeting held December 13th, 2005, as previously circulated.

SPECIAL LEVY REFUND / LANDSCAPING AND DECK ISSUES

During the approval of the Agenda for the meeting, an Owner requested an update on the current status of the deck reinstatement and landscaping, as well as a discussion on the refund of monies left over from the Special Levy, PST Rebate and Litigation. An Owner questioned if the decks and landscaping were meant to be included in the overall building envelope repairs; Bayside referenced the resolutions in the Minutes of the Special General Meetings held August 23rd, 2004 and April 4th, 2005 and noted that those Minutes indicated that decks added, with or without permission, would be repaired and quotes from outside contractors were to be obtained. Another Owner (Gary Strong, Unit #201), who had volunteered many hours to gather all the documents required for the lawyer to support the current litigation for premature building envelope failure, noted that in the course of gathering this information he had discovered letters that gave some Owners permission to build decks provided that they obtained permits and would be responsible for the repair and maintenance of those decks.

At the request of Council, to try to come to a resolution for the deck and landscaping issues, a legal opinion was obtained and initially, the letter supported the position that the decks needed to be addressed. A member of Council and an Owner had issued emails to the lawyer that in their opinion the decks built by Owners were the responsibility of that Owner, or any subsequent Owner, raising the question of whether or not the Special Levy could be used to repair the decks. The lawyer then advised the Council that a full legal review would be required before a decision or opinion could be rendered, despite the fact that a previous legal opinion had been offered by Stephen Hamilton, who is handling the litigation for the Strata Corporation. Several Owners became upset at the idea of expending more money to legally decide this issue. Tony Gioventu advised the Owners that a review by the Council of the previous resolutions would be in order. Another Owner, who had purchased their unit after the remediation, stated they had clearly checked to ensure that the deck and landscaping reinstatement would be covered by the Special Levy and would be dealt with without any cost to a new Owner. They also investigated and confirmed that the information they received from the City of Coquitlam indicated that the permit issued for construction noted decks on the original permit. The Owners were advised by Bayside that a Work Order dated February 1st, 2007 had been received from the City of Coquitlam demanding that the decks comply with a bylaw that requires a permit for decks higher than 2' off of grade, which must be obtained no later than February 15th, 2007, and the decks must be repaired for safety reasons. The City also included a previous letter dated June 13th, 2006 that was never received as it was incorrectly mailed to 1215 Lansdowne Drive. The letter was read to the Owners and must be dealt with as it was a Work Order and under the Strata Property Act, Sections 84 and 85, the Strata Corporation must comply. Significant fines by the City of Coquitlam of up to \$150.00 per day for each and every deck that does not comply can be assessed if this Work Order isn't responded to appropriately.

Another Owner questioned the fact that the survey that had been circulated on decks didn't distinguish between those that were original as built and those built by Owners, with or without permission, and that the survey was therefore of no value in their opinion. They suggested that the decks were dangerous and therefore should be removed. The Owner also questioned the use of funds for various expenditures, but was informed that this was done in accordance with 98(3) of the Strata Property Act. The Owner asked if they could

bring a motion to the floor for a $\frac{3}{4}$ vote and was informed that it wasn't permitted, as only those items in the Notice of Meeting could be voted on as per the Strata Property Act. Tony Gioventu mentioned it was possible to ratify the original resolutions for the building envelope repairs as the wording wasn't the best, and that a Special General Meeting could be called to do so. It was also noted that this failure to comply with the Municipal Work Order could jeopardize the Strata Corporation's insurance.

It was moved, seconded (#409/#404) and carried, with 18 in favour, 16 opposed and 1 abstention, that the Owners direct Council to present an argument (at a General Meeting) that requires that non-compliant and non-original, or parts thereof, decks be covered entirely by the current Owner in accordance with the current bylaws and Municipal Code requirements. The Owners will be responsible for all legal engineering and permit costs otherwise the decks will be removed by the Owners.

Another Owner pointed out that it appeared that the Owners were more concerned with their possible recovery of funds instead of concerns over liability that could result from the decks not being addressed and brought back to code. In the event someone was injured, the costs could be significant and it is likely that the insurance would not cover the resultant costs as the Strata Corporation did nothing to mitigate their liability. The Owner further stated that for the sake of a few thousand dollars the Owners should be more concerned over restoring the property, as the Property Tax Assessments clearly indicate a loss of value far in excess of the amount that would be required to reinstate the landscaping, and repair of the decks.

INSURANCE REPORT

In compliance with the Strata Property Act, Section 154, the Strata Corporation is obligated to report on the insurance coverage and has included a Summary of Coverages in the Notice of Meeting. The Owners were encouraged by Bayside to retain this information as their insurance company may require the information to renew the Owner's insurance policy. The Owners were advised that they were responsible for their own contents insurance.

All Owners – please note the following important items:

- a) **Contents/Improvements:** We take this opportunity to advise all Owners and residents that the Strata Corporation's insurance covers the building, carpeting etc., as per original construction. Owners must insure any improvements to these items (wallpapering, paneling, general upgrading, etc.) completed by yourself or the previous Owner as well as your personal effects and furniture, through your personal Homeowner's coverage. It is suggested that all Owners and residents complete an inventory of their personal contents and belongings to ensure that you are adequately insured. Most insurance agents will provide you with an inventory guide booklet to assist you with an inventory. It is well worth it – also, take pictures or a video of your unit – and keep same in another location along with your inventory list.
- b) **Claim Possibility/Notification:** Please note that any leakage or seepage of water should be reported promptly to Bayside, to ensure efforts are made to minimize the loss, and to ensure the Strata Corporation has an opportunity to

make a claim with the insurance company. Such problems, if not reported, become repeated, ongoing leaks, and therefore may not be covered. The building's insurance normally covers incidents of leakage, but not those of a continuing nature.

An Owner questioned the insurance coverage for Volunteers, Officer's Liability, and other issues. Volunteer insurance is currently \$100,000.00, which should be adequate to cover any normal volunteer activities. An increase in this would increase the premiums. Tony Gioventu suggested that it was time to move on to other issues rather than engaging in a protracted discussion about insurance issues and the rest of the Ownership concurred.

The same Owner brought up the tree removal and asked if they would have to file a lawsuit against the Strata Corporation or if the Strata Corporation's insurance would cover the tree cutting. The Owner was informed that the trees would not be covered by the insurance policy.

Another Owner mentioned that, as a result of slanderous comments being made about him during his time on Council, he was quite upset to discover that he wasn't covered under the Strata Corporation's Officer's & Liability insurance. Tony Gioventu explained that the insurance will not cover this as there had been no "loss" and there has been no lawsuit filed in which to defend. It is unfortunate that comments that the Owner felt were damaging to his reputation were made by some other Owners, but it was explained that the insurance coverage cannot step in to defend this issue.

2007 OPERATING BUDGET

The proposed Operating Budget was presented to the Owners for discussion. The Landscaping category was questioned as in the past, the 500 series units have never received the benefit of landscaping and yet contribute to this item as part of the Operating Budget. The Owner was advised that when the Council obtains quotes for landscaping services this would be pointed out to the landscaping companies and they would be directed to include landscaping for the 500 series. Another Owner commented on the significant increase being proposed overall. Bayside explained that the Repairs and Maintenance category was severely under budgeted at \$14,500.00 in the previous fiscal year, and that the actual year end cost for this line item was \$46,384.58. Another Owner questioned the cost quoted by Bayside for the garage doors and was advised that this was simply an estimated number. The Owner stated that they had obtained three (3) quotes quite easily for a previous garage door that had to be replaced and their quote for \$900.00 plus GST was significantly less. Bayside explained that the quote for the garage door replacement was actually around \$1,100.00 and the difference was that this door was powder coated and the door that was \$900.00 plus GST wasn't painted; the Owner had painted the door and the Strata Corporation paid for the paint. It was also explained to the Owners that obtaining three (3) quotes on any scope of work wasn't always feasible, as the current shortage of trades makes it extremely difficult to have the work carried out and the trades and skilled labour are often not interested in quoting on work. As most of the resolutions being voted on tonight are for a significant amount of money, Bayside would do their best to obtain quotes and when it is not possible, they will try to suggest well established contractors that have worked for many of Bayside's other clients and would not overcharge at the risk of losing Bayside's business. Al

MacLeod, former President, advised the Owners that there were a number of repairs that need to be dealt with and that proactive, rather than reactive, maintenance needs to be considered to maintain the property.

It was moved, seconded (#318/#201) and carried, with 30 in favour, 2 opposed and 3 abstentions, to add Legal to the Sundry line item 395.

The Owners were concerned that money not be spent on legal issues unnecessarily and to definitely not pursue a legal opinion regarding the decks, as the Owners considered this unnecessary. An Owner raised the question if an Owner or Council member could directly approach the lawyer representing the Strata Corporation. Bayside informed the Owner that, in fact, this had occurred with both an Owner and a Council member directly approaching Adrienne Murray and that she had issued an email to Bayside, which was forwarded to the Council, that any and all communications should be through the Property Manager at the direction of Council. The Owners expressed displeasure with this Council member's actions and clearly directed the Council that they did not want money spent to further investigate the deck issue, feeling that the previous resolution from August 23rd, 2004 was sufficient.

It was moved, seconded (#104/#320) and carried, with 30 in favour, 2 opposed and 3 abstentions, to approve the Operating Budget as amended.

NOTICE REGARDING INCREASED MAINTENANCE FEES

As a result of the Annual General Meeting being held after your Strata's year-end (December 31st, 2006), Bayside will need to adjust your March 2007 maintenance fee to reflect the difference between the 2006 maintenance fee and the 2007 maintenance fee for the months of January and February 2007.

- For Owners who are paying by pre-authorized withdrawals from their bank account, the **March 1st, 2007** automatic withdrawal will reflect the adjustment, as per the attached schedule.
- Please note that the **March 2007 automatic withdrawal** will include the amount of the increase in maintenance fee for the months of January and February 2007, **plus** the new maintenance fee payment for March 2007.
- For Owners who pay by **cheque**, you will need to make your March 2007 payment for the increased maintenance fee shown for your suite, as per the attached schedule, **plus** the amount of the increase in maintenance fee for the months of January and February 2007.

**PLEASE REFER TO THE ATTACHED SCHEDULE FOR
DETAILS OF MAINTENANCE FEES OWING FOR YOUR SUITE.**

All Owners are reminded that the monthly maintenance assessments are due and payable on the first day of each and every month, in advance. Please note that late or non-payment will result in penalty assessment in accordance with Strata Corporation NW 2671 Bylaws. Post-dated cheques are welcome and those wishing to do so may arrange for pre-authorized withdrawals from their bank, *which is the preferred method*

of payment. Interested Owners may obtain a Pre-authorized Withdrawal Form from Bayside to be completed and returned to Bayside along with a void cheque.

Alternatively, Owners may forward a series of twelve (12) post-dated cheques to BAYSIDE'S office located at Sperling Plaza, Suite 100 - 6400 Roberts Street, Burnaby, BC V5G 4C9. Please note the following when making out your cheques:

1. Your cheques should be dated for the **FIRST** of each month.
2. Cheques are to be made payable to "**Strata Plan NW 2671**";
3. Your **Unit Number** is to be noted on your cheques, if not already imprinted.

****Note: Three Owners had left the meeting at this point.*

SPECIAL RESOLUTION #1 BY ¾ VOTE

BE IT RESOLVED THAT The Owners, Strata Plan NW 2671, hereby approve a contribution of \$20,000.00 to the Contingency Reserve Fund in the fiscal year 2007.

***The Strata Property Act Section 93 and Regulation 6.1(2) states "If the amount of money in the Contingency Reserve Fund at the end of any fiscal year is equal to or greater than 100% of the total annual budgeted contribution to the Operating Fund for the fiscal year just ended, any additional contribution to the Contingency Reserve Fund must be approved by a resolution passed by a ¾ vote at an Annual or Special General Meeting."*

It was moved, seconded (#510/#405) carried unanimously to approve Special Resolution #1 as presented.

SPECIAL RESOLUTION #2 BY ¾ VOTE

BE IT RESOLVED THAT The Owners, Strata Plan NW 2671, hereby approve an expenditure of up to \$5,000.00 to replace the gate enterphone system for the 500 series units. Funding for this expenditure will be from the Contingency Reserve Fund.

***The Strata Corporation has a duty to repair and maintain common property and common assets of the Strata Corporation. The gate system is operational, but the enterphone system is not operational and must be replaced.*

It was moved, seconded (#510/#318) and carried, 29 in favour and 3 opposed, to approve Special Resolution #2 as presented.

SPECIAL RESOLUTION #3 BY ¾ VOTE

BE IT RESOLVED THAT The Owners, Strata Plan NW 2671, hereby approve an expenditure of up to \$2,500.00 to install a safety loop at the gates to prevent the gates from closing prematurely, thereby causing injury or damage to vehicles or their occupants when using the gate. Funding for this expenditure will be from the Contingency Reserve Fund.

It was moved, seconded (#405/#510) and carried, with 31 in favour and 1 opposed, to approve Special Resolution #3 as presented.

SPECIAL RESOLUTION #4 BY ¾ VOTE

BE IT RESOLVED THAT The Owners, Strata Plan NW 2671, hereby approve an expenditure of up to \$20,000.00 to repair the roadways within the complex that are damaged due to naturally occurring wear and tear, as well as damage due to the heavy equipment used during the restoration project. Due to the recent severe weather conditions, it is likely that further deterioration will be apparent due to freezing and thawing, which will require repair. Funding for this expenditure will be from the Contingency Reserve Fund.

It was moved, seconded (#510/#514) and carried, with 30 in favour and 2 opposed, to approve Special Resolution #4 as presented.

SPECIAL RESOLUTION #5 BY ¾ VOTE

BE IT RESOLVED THAT The Owners, Strata Plan NW 2671, hereby approve an expenditure of up to \$18,000.00 to repair or replace certain garage doors. Funding for this expenditure will be from the Contingency Reserve Fund.

***Based on current information the cost to replace the garage doors, inclusive of painting, will be approximately \$1,500.00 per door. Therefore, only those doors that are considered to be in the worst condition, at the discretion of the Strata Council, will be replaced during the 2007 fiscal year. The contribution to the Contingency Reserve Fund, as per Special Resolution #1, is necessary to replace some of the funds that will be used to complete the aforementioned repairs, which are considered necessary.*

An Owner questioned if the motors were the responsibility of the Owner and after a review of the Strata Plan filed in Land Title Office, it was confirmed that the motors were the individual Owner's responsibility.

It was moved, seconded (#318/#405) and carried, with 31 in favour and 1 opposed, to approve Special Resolution #5 as presented.

SPECIAL RESOLUTION #6 BY ¾ VOTE

BE IT RESOLVED THAT The Owners, Strata Plan NW 2671, hereby agree to amend the current registered Bylaw 21.1 by adding the following wording which is underlined and bolded:

"At council meetings, decisions must be made by a majority of council members present in person at the meeting **provided that the majority consists of a minimum of three (3) members of council.**"

This resolution deals with a minimum of three Council members being in agreement to pass any motion. There was some discussion on why this was proposed as it is different than the Strata Property Act, but it was pointed out that it is consistent with the bylaws. This would

mean that if Council consisted of 4 members then 3 must be in agreement and not the 2 provided for in the Strata Property Act. Tony Gioventu advised that he felt this was reasonable as it didn't seem appropriate for only 2 Owners to make decisions on behalf of the other 66 Owners. An Owner then raised the issue of having a Court appointed Administrator to manage the Strata Corporation. It was explained that the cost of this would be significant and to bring that action, an Owner or Owners would need to first apply to the Courts. To have this go before the Court, the cost to the Strata Corporation would be between \$25,000 - \$30,000 and then approximately \$3,000 - \$5,000 per month, in addition to the management agent's fees. It is not a recommended action and basically if the Owner or Owners applying to the Court were successful what it means is that the Administrator would make all the decisions for the Strata Corporation and there would be no Council decisions.

It was moved, seconded (#514/#320) and carried, with 29 in favour and 3 opposed, to approve Special Resolution #6 as presented.

SPECIAL RESOLUTION #7 BY $\frac{3}{4}$ VOTE

BE IT RESOLVED THAT The Owners, Strata Plan NW 2671, hereby agree to amend the current registered Bylaw 9, Renovations/alterations, by adding items 9.5 and 9.6 as follows:

- 9.5 "Screen doors must not be installed without the prior approval of council, in writing, and must be installed by a professional using only screws and other materials which will not penetrate the building envelope."
- 9.6 "All window coverings must be white or cream coloured and they must be hung with appropriate hardware systems. No lights, ornaments, flags, bedding or newspaper are to be used as window coverings."

An Owner questioned the word ornaments and asked if this could be deleted.

It was moved, seconded (#201/#203) and defeated, with 16 in favour, 13 opposed and 3 abstentions, to amend the resolution by deleting the word ornaments from the proposed Bylaw 9.6.

An Owner then questioned if this would mean that their stained glass decorative panel would be in violation of the bylaw and was advised it would be in violation once the bylaw was registered in the Land Title Office. Another Owner then questioned if lights around their window would also be in violation and were told the same would apply. Fines of \$100.00 per contravention can be levied under the current registered bylaws.

The purpose of the bylaw wasn't to be oppressive, but to ensure that there is uniformity in window coverings and that by having multiple window dressing treatments the complex would look less appealing.

It was moved, seconded (#405/#203) and carried, with 28 in favour, 3 opposed and 1 abstention, to approve Special Resolution #7 as presented.

SPECIAL RESOLUTION #8 BY ¾ VOTE

BE IT RESOLVED THAT The Owners, Strata Plan NW 2671, hereby agree to repeal and replace the current registered Bylaw 9.5 and add 9.7 as follows in order to accommodate the additional new bylaws under Bylaw 9, Renovations/alterations:

- 9.7 "An owner in contravention of bylaws 9.1 to 9.6 (inclusive) shall be subject to a fine of \$100.00 for each contravention, as well as be responsible for any clean up or repair costs."

It was moved, seconded (#209/#223) and carried, with 29 in favour, 1 opposed and 2 abstentions, to approve Special Resolution #8 as presented.

GENERAL DISCUSSION

Hot tubs have been discovered during the course of the building envelope repairs and the Owners asked to discuss this. The Owner that expressed concern had a hot tub which reportedly was approved by a previous Council member, but it wasn't in writing. There are a number of issues that should be considered before allowing hot tubs which include some safety concerns, Municipal Bylaws and Rules, and the issue of short term exclusive use, and special privilege that needs be thought through and considered before any decisions are made. This issue would be addressed in the Bylaws when they are re-done and would require a ¾ vote approval. The issue of the landscaping reinstatement was raised by an Owner whose unit faces Guildford and after the trees were removed they feel they have no privacy whatsoever. Reinstatement of trees or fencing was under review by the Council and would be considered and brought back to the Owners to decide. Fencing would certainly address the privacy and security issue in some respects and also be less expensive to maintain than trees. Some concern was expressed that fencing would also provide a cover for thefts.

The Council will meet to discuss all the issues raised during this meeting.

ELECTION OF THE STRATA COUNCIL

It was moved, seconded (#104/#318) and carried unanimously to elect Owners by a majority vote.

In accordance with the Strata Property Act, all current Council Members resigned but are eligible for re-election. The following Owners were nominated and were elected by majority vote:

Wayne Bryson	Unit #205
Gord Matheson	Unit #318
Mae Reid	Unit #510
Sherrill Berg	Unit #508
Jim Brose	Unit #402
Trevor Neuman	Unit #223
Geri Campbell	Unit #514

There being no further business to discuss, the meeting was terminated at 10:20 PM on a motion by Unit #510.

The next Council Meeting has been scheduled for Wednesday, March 7th, 2007 at 7:00 PM at Bayside Property Services, Suite 100 – 6400 Roberts Street, Burnaby, BC, at which time Council will elect Officers.



Joan MacDougall
Property Manager

BAYSIDE PROPERTY SERVICES LTD.

Sperling Plaza, Suite 100 – 6400 Roberts Street, Burnaby, BC V5G 4C9

Tel: 604.432.7774 (24 hours – after office hours, emergencies only please)

Fax: 604.430.2698

Direct: 604.629.8757

Email: jmacdougall@baysideproperty.com

****Recent revisions to the Real Estate Regulations require a vendor to provide purchasers with copies of minutes. Please retain these minutes provided to you, at no cost, as replacement minutes will be subject to payment of a fee.**

2007 Operating Budget
STRATA CORPORATION NW 2671

RECEIPTS

**APPROVED
BUDGET
2007**

101	Owners' Contributions	176,205.00
103	Interest Income	500.00
TOTAL RECEIPTS		176,705.00

DISBURSEMENTS

310	Electricity	2,750.00
320	Management Fees	18,055.00
330	Insurance/Appraisal	24,000.00
360	Audit	1,200.00
395	Sundry	5,000.00
415	Scavenging	6,400.00
425	Equipment/Supplies	2,500.00
435	Repairs/Maintenance	50,000.00
436	Snow Removal	2,500.00
445	Landscaping	28,000.00
448	Annual Maintenance Inspection	4,500.00
449	Drain Cleaning	5,000.00
500	Fireplace Cleaning & Inspection	6,800.00
710	Contingency Reserve	20,000.00
TOTAL DISBURSEMENTS		176,705.00

Strata Corporation NW 2671
2007 Approved Maintenance Assessment Schedule
January 1, 2007 – December 1, 2007

Unit	Strata Lot	Unit Entitlement	Operating	CRF	Monthly Assessment
101	9	45	213.55	27.34	240.89
103	10	45	213.55	27.34	240.89
104	7	34	161.35	20.66	182.01
106	5	34	161.35	20.66	182.01
108	6	34	161.35	20.66	182.01
109	1	46	218.30	27.95	246.25
110	8	34	161.35	20.66	182.01
11	2	47	223.04	28.56	251.60
201	13	45	213.55	27.34	240.89
203	14	45	213.55	27.34	240.89
204	11	35	166.09	21.27	187.36
205	29	46	218.30	27.95	246.25
206	12	34	161.35	20.66	182.01
207	30	47	223.04	28.56	251.60
208	3	35	166.09	21.27	187.36
209	33	47	223.04	28.56	251.60
210	4	35	166.09	21.27	187.36
211	34	47	223.04	28.56	251.60
213	37	47	223.04	28.56	251.60
215	38	46	218.30	27.95	246.25
217	41	45	213.55	27.34	240.89
219	42	46	218.30	27.95	246.25
221	45	47	223.04	28.56	251.60
23	46	46	218.30	27.95	246.25
225	49	46	218.30	27.95	246.25
227	50	46	218.30	27.95	246.25
314	39	36	170.84	21.87	192.71
316	40	36	170.84	21.87	192.71
318	43	35	166.09	21.27	187.36
320	44	35	166.09	21.27	187.36
322	47	35	166.09	21.27	187.36
324	48	35	166.09	21.27	187.36
326	51	36	170.84	21.87	192.71
327	53	46	218.30	27.95	246.25

Unit	Strata Lot	Unit Entitlement	Operating	CRF	Monthly Assessment
328	52	36	170.84	21.87	192.71
329	54	47	223.04	28.56	251.60
401	17	46	218.30	27.95	246.25
402	15	35	166.09	21.27	187.36
403	18	47	223.04	28.56	251.60
404	16	34	161.35	20.66	182.01
405	21	47	223.04	28.56	251.60
406	31	35	166.09	21.27	187.36
407	22	46	218.30	27.95	246.25
408	32	35	166.09	21.27	187.36
409	25	47	223.04	28.56	251.60
410	35	35	166.09	21.27	187.36
411	26	47	223.04	28.56	251.60
412	36	35	166.09	21.27	187.36
413	65	46	218.30	27.95	246.25
415	66	46	218.30	27.95	246.25
417	61	46	218.30	27.95	246.25
419	62	46	218.30	27.95	246.25
421	57	47	223.04	28.56	251.60
423	58	47	223.04	28.56	251.60
424	55	36	170.84	21.87	192.71
426	56	36	170.84	21.87	192.71
502	19	35	166.09	21.27	187.36
504	20	35	166.09	21.27	187.36
506	23	35	166.09	21.27	187.36
508	24	35	166.09	21.27	187.36
510	27	35	166.09	21.27	187.36
512	28	35	166.09	21.27	187.36
514	67	36	170.84	21.87	192.71
516	68	35	166.09	21.27	187.36
518	63	35	166.09	21.27	187.36
520	64	36	170.84	21.87	192.71
522	59	36	170.84	21.87	192.71
524	60	35	166.09	21.27	187.36

Totals

2743 13,017.02

1,666.74

14,683.76