

LEASIDE PROPERTY OWNERS' ASSOCIATION INCORPORATED

CONSTITUTION (Consolidated)

ARTICLE I NAME AND AREA SERVED

The Association shall be known and designated as "The Leaside Property Owners' Association Incorporated". The Association shall offer its services to all those owning residential property and living within the boundaries of the Association as indicated on Map "A" in the attached Appendix.

ARTICLE II OBJECTS

Section 1: To promote cooperation among all governing bodies and property owners in matters pertaining to legislation, administration and taxation or any other matter which is deemed to be in the interests of the community.

Section 2: To study problems of the property owners which have a direct bearing on their well-being as property owners or the well-being of the community as a whole and to anticipate such problems.

Section 3: To promote a good community spirit by fostering good neighbourly relations.

Section 4: To promote interest in good government and civic affairs.

Section 5: To sponsor, if possible, pre-election meetings for all Municipal, Provincial and Federal elections and to invite candidates to present their platforms. The Association shall remain neutral in all such election meetings and campaigns and shall not nominate or sponsor in the name of the Association any person as a candidate for election.

Section 6: To take such action as is necessary to give effect to the objectives stated in Sections 1 to 5 above.

ARTICLE III: MEMBERSHIP, FEES, ASSESSMENT

Section 1: Active Members

During the time any person owns real property in and lives within the Association boundaries, he or she is eligible to become an Active Member of the Association. A person who has been an Active Member shall cease to be such if they no longer own real property in or no longer live within the boundaries of the Association.

An Active Member is entitled to attend and vote at the Annual and Special Meetings of the Association.

Section 2: Associate Members

During the time that any person lives within the Association boundaries, but being a tenant, boarder or otherwise, does not own real property therein, that person is eligible to become an Associate Member of the Association. If an Associate Member ceases to reside within the Association boundaries, membership shall automatically cease. An Associate Member shall have the right to participate in the Annual and Special Meetings of the Association except the right to vote.

Section 3: Honorary Members

From time to time, the Board of Directors at a regular or special meeting may name a person as Honorary Member of the Association in recognition of that person's contribution to the Association and/or the community served by the Association. An Honorary Member thus named need not necessarily be an Active or Associate Member of the Association. An Honorary Member shall have the right to participate in the Annual and Special meetings of the Association, except for the right to vote unless the person is also an Active Member of the Association.

Section 4: The fee for Active and Associate Members including his or her spouse shall be determined by the Board as required from time to time. There shall be no fee required of Honorary Members.

ARTICLE IV: BOARD OF DIRECTORS

Section 1: There shall be a Board of Directors consisting of not more than twenty-five (25) Active Members of the Association, which shall be the governing body of the Association.

Section 2: The Board of Directors shall have the power to fill vacancies on the Board and list of Officers.

Section 3: Any Director may be removed from the Board by a two-thirds vote of the Directors present at any Board of Directors' meeting, if in their opinion his or her membership is of no further benefit to the Board.

Section 4: The Board of Directors shall be elected at the Annual Meeting.

Section 5: Any Active Member may nominate any other Active Member for election to the Board of Directors at the Annual Meeting. Consent of all candidates must be obtained prior to their nomination.

Section 6: The term of office for the Board of Directors shall be from one Annual Meeting to the

next.

Section 7: The decision of the Board in all Association matters shall be final, subject to an appeal to the Association Membership.

ARTICLE V: RIGHT TO APPEAL

Section 1: Any decision of the Board of Directors may be appealed, providing such appeal is submitted in writing to the Recording Secretary and signed by twenty-five (25) Active Members of the Association. Any member wishing to make an appeal under this section shall be permitted to see the membership list.

Section 2: A Special Meeting shall be called within sixty (60) days from the date the appeal is received. Notice of such meeting and the reason therefore shall be made available to all members of the Association at least ten (10) days prior to the meeting.

Section 3: A successful appeal shall require a two-thirds vote of Active Members present at the meeting.

ARTICLE VI: OFFICERS

Section 1: Officers of the Association shall be:

- (a) President or Co-Presidents
- (b) First Vice-President
- (c) Second Vice-President
- (d) Recording Secretary
- (e) Treasurer
- (f) Correspondence Secretary
- (g) Immediate Past President or Co-Presidents

Section 2: These Officers except for the Past President shall be elected by the Board of Directors from their own number.

ARTICLE VII: COMMITTEES

Section 1: There shall be a nominating committee and any such other committees as deemed necessary by the Board.

ARTICLE VIII: MEETINGS

Section 1: The Annual Meeting shall be held within the 90 days following the fiscal year end.

Section 2: Special Meetings of the Association shall be held:

- (a) at the call of the Board of Directors
- (b) on petition of not fewer than twenty-five (25) Active Members of the Association
- (c) as provided by Article V above.

Section 3: Fifteen (15) Active Members of the Association shall constitute a quorum for the transaction of business at the Annual Meeting or any Special Meeting of the Association.

Section 4: Board Meetings

(a) Regular Meetings of the Board of Directors shall be held monthly on dates specified by the By-laws, with the exception that such regular meetings may be suspended, or the day upon which they are to be held may be changed, with the consent of the Board.

(b) Special Meetings of the Board of Directors may be called by the President or a Co-President or at the request of three (3) Directors of the Board. The Directors shall be notified of any Special Meeting as far in advance of the meeting as practicable. Notice of the meeting shall include nature of the business to be discussed, and a statement that no other business may be brought before the meeting.

(c) A quorum for transaction of business at any regular or special meeting of the Board of Directors shall consist of eight (8) Directors, two of whom shall be Officers.

ARTICLE IX: AMENDMENTS

Section 1: Proposed amendments to the Constitution may be initiated by the Board of Directors, or by Active Members, upon presentation to the Board of a petition recommending the proposed amendments, bearing signatures of not fewer than ten (10) Active Members.

Section 2: Proposed amendments to the Constitution shall receive the endorsement of the Board of Directors before being submitted to the Association for action.

Section 3: This Constitution may be amended by a two-thirds vote of the Active members present at any Annual or Special Meeting.

Section 4: Notice of proposed amendments shall be made available to all members of the Association.

Revised and amended by resolution of the Board of Directors on September 9, 2015, approved and confirmed at the Annual General Meeting on November 25, 2015.