



# GTC Newsletter

## Winter 2022

### OUR NEW WEBSITE IS HERE!

We are pleased to announce the launch of our new Glamis Terrace website which can be found at <https://GlamisTerrace.com>.

Initiated by the Board of Directors, the new site will keep owners and residents of the Glamis Terrace community informed of important updates, Board activities, happenings in and around the Complex, and the community. Additionally, forms such as pet approval, renovation approvals and many more can be downloaded directly from the site.

**The website will not replace the role of FirstService Residential**, however, it will provide owners and residents with direct access to the Board of Directors to make suggestions, ask questions, and of course, voice concerns.

Please keep in mind that the website email will be monitored by volunteer Board members and will be checked once or twice a week. Therefore, urgent matters should ALWAYS be communicated directly to FirstService Residential.

We want to keep the information on the website, fresh, current, and useful, and encourage suggestion of ways to improve it.

We encourage you to sign up for Board emails which can be done at the bottom of any page on the website, to keep up with relevant information. Remember that this is your website and look forward to getting your feedback.

Welcome Danna Elbast –  
Our New FirstService  
Residential Manager

We are excited to extend a warm welcome to Danna Elbast, our new FirstService Community Manager.

Danna has been with FirstService for 4 years and brings extensive property management experience.

Danna truly believes in the FirstService Residential core values and is committed to delivering the highest level of service to the GTC Board, owners, and residents.

Danna can be reached via email at [Danna.Elbast@fsresidential](mailto:Danna.Elbast@fsresidential)

Customer Care Center  
**1-855-266-3601** and is available  
24/7

## ***Tips To Prepare You Home for Winter***

*And save a little money too...*



A few simple precautions prior to the arrival of our brutally cold weather can save you from a very costly and inconvenient disaster.

Living in a climate where the temperature can be plus 10 degrees one day, and minus 25 the next, makes it even more important to ensure that our homes are winter ready.

### **Here are a few things you can do to reduce the risk of a disastrous event:**

1. Have your fireplaces and chimneys professionally cleaned to remove creosote build up and dead animals.
2. Check smoke and carbon monoxide detectors monthly and replace the batteries as necessary.
3. Turn off exterior water supply and drain water from outdoor pipes, and valves to prevent pipes from bursting.
4. Seal the gaps and cracks around your windows and doors to keep your home warm and using less energy.
5. Check your garage heaters to make sure they are in proper working order.
6. Inspect and replace weather stripping around doors to keep the cold out and reduce heating bills.
7. Replace furnace filters and have it inspected to ensure proper operation. Atco Gas will provide the service free of charge.
8. Inspect and clean dryer vents as lint built up in the duct behind the machine not only reduces the efficiency of your dryer but can also cause fires.
9. Test and inspect smoke detectors and carbon monoxide monitors to ensure proper operation.
10. Purchase a fire extinguisher for the kitchen.

# Reminder

## SNOW REMOVAL

Landscapers by Nature provide snow removal and roadway maintenance in the Complex during winter. The icy conditions on the roadway are a constant challenge, and while there's no simple solution The Board is continually exploring ways to mitigate this hazard.

A few things to keep in mind this season:

- Snow is cleared from driveways, doorsteps and the common roadway when we get a certain volume of snowfall
- Snow should be cleared within a 24-hour time frame, but response time can vary depending on the amount we receive
- Between snow removal days, please use a broom or plastic shovel to clear snow from your doorstep as metal shovels will chip and peel the paint.
- Backyard snow removal from concrete pads and decks is the responsibility of the owner.
- For increased traction around doorsteps and drive-ways, and to lessen the risk of slips and falls, there are gravel bins (filled with salted gravel) located by the south-east and north-west garbage enclosures in the complex. Bring a small container with you to transport the gravel.

It's a good idea to have some gravel on hand before you need it.

- You can also purchase de-icer for use on doorsteps and driveways. Make sure to purchase an environmentally friendly product that contains calcium magnesium acetate, aka CMA. Using sodium chloride, aka straight salt, will degrade the asphalt and act as an irritant to pets.

## SPEED LIMIT

The posted speed limit on the sign at the front entrance **for the complex is 15km/hr**. Adhering to the speed limit is especially important in the winter as conditions maybe slippery and you don't know what's around our curves.

## SURVAILLANCE EQUIPEMENT/CAMERAS

Please note GTC does not allow outdoor cameras at this time due to privacy reasons and we ask that you respect your neighbors by not installing them. Doorbell cameras however both front and rear entrance are permitted.

## PARKING

Since our roadway is also a fire lane, there is no parking allowed on the roadway. All vehicles, including visitors, must be parked in your driveway or either on Glamis Drive or 50th Street. The City of Calgary Parking authority patrols our complex and vehicles illegally parked will be ticketed and or towed.



Please note that our bylaws also state that a unit with a single car garage may have only 1 car parked on the front pad and a double garage may only have 2.

**DOGS & CLEANUP** Please make sure your dogs are on a hand leash at any time you are walking around the Complex and please do not let them urinate on your neighbors' lawn. Please clean up any dog waste immediately and place into the garbage receptacle. Our composting bins are not designed to handle dog waste.

## NOISY NEIGHBOUR??

Please be respectful of the noise level during your holiday merriment! If you need to report noise levels, please **call bylaw services at 311** directly.



## Christmas Happenings Around Town



Hopefully everyone has enjoyed the summer months after being cooped up for the last two years, has made plans to vacation and is taking the time get out and socialize.

With that in mind and the cold weather setting in, why not take the opportunity to go to a few local events happening around town for the holiday season. Here is just a short list of some things you may want to do with friends and family.

1. A new event called, "Christmas Glow" is taking place November 25<sup>th</sup> to December 30<sup>th</sup> at 1800 Stampede Trail SE. The theme is Christmas around the world with structures from various countries lit up with millions of lights.
2. There are sure to be many instagramable moments. The venue will include shopping, Santa, food trucks, live entertainment and more. For more information and tickets go to <https://glowyyyc.ca/>



3. Christmas Lights at Spruce Meadows... pack up the kids in their pyjamas after dinner with a thermos of hot chocolate and cookies and go for a drive to Spruce Meadows to look at the spectacular display of lights. On from December 9<sup>th</sup> to January 1<sup>st</sup> after dark every evening. Also don't forget about the International Christmas Market being held Nov 18-20, Nov 25-27, and Dec. 2 to 4<sup>th</sup>. See <https://www.sprucemeadows.com/>
4. CP Rail Holiday Train will be back again this year after a two-year hiatus. A CP Rail train lit up with Christmas lights makes its way across Canada every year, stopping at towns and cities along the way with a host of well-known entertainers spreading Christmas cheer. This is a free event, however a food or monetary donation to help the local food bank is much appreciated. The train will be stopping at the Anderson C-Train Station, South

C-train parking lot at 5:45 pm, Sunday December 11<sup>th</sup>. Entertainment is from 6:00 – 6:45 pm. Dress warm as this is an outdoor event!

<https://www.cpr.ca/holiday-train/canada>

5. Make memories with family and friends while warming up around roaring fire pits or explore the Market inside the sunny greenhouses at The Saskatoon Farm Christmas Market. This Christmas market will be held over 3 weekends, November 25 to 27, December 2 to 4 and 9 to 11, from 9-5 pm each day. The farm is located 80181 338 Ave East Foothills, AB. See <https://www.saskatoonfarm.com/> for ticket information and details.
6. Come listen or sing along to some of the most beloved Christmas carols at Calgary Carol Fest. These four days are sure to get you into the holiday Spirit. Every year CBC and Knox United Church invite choirs from around the city to perform their favorite Christmas music.

Admission to the Carol Festival is free with money and non-perishable donations accepted at the door. This year performances will be Friday, November 25 thru to Monday November 28 at 7pm. Knox United Church is located at 506 4 St SW. <https://www.kxcalgary.com/calendar> Look forward to hearing you there!



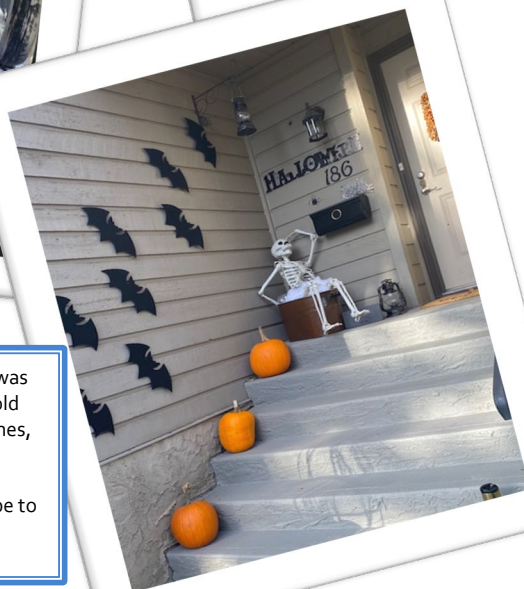


## Glamis Spooky Halloween Haunt



Our Glamis Halloween Complex party was back this year! Neighbors young and old joined together for an afternoon of games, tricks and plenty of treats!

Thank you to all who joined, and we hope to see you again next year!





## Our 4-Legged Residents

### Bio of Oswald Pettit

Oswald Pettit, otherwise known as Ozzie to friends and family, has lived in the Glamis Terrace Condo complex for approximately 12 years.



**Age:** 13 in dog years and 91 in people

**Breed:** Australian Labradoodle hence the name Ozzie

**Favorite Toys:** Soft Squishy Squeaky Toys

**Favorite Treats:** Organic only please

**Tricks:** Shake a paw, play dead and falls over when hears the word bang or the sound of a gun.

**Music:** Folk, Country, Jazz, some rock

Considers himself a free spirit and just goes with the flow, is currently a retiree, was once a wannabee actor – which is why he learned to play dead at the sound of a gun shot but never got cast in a serious role. Has always had a secret desire to play a lead role in Heartland.

Developed a bad hip from his early hippy days rocking out to music. Today considers himself a retired hippy that only smokes marijuana for medicinal reasons. (Bum Hip)

Deafness has set in with old age and loud music, so Ozzie requires hearing aids, but he vehemently thinks he doesn't need them. He can often be seen entering neighbors' garages, in fact any open door because all the houses in the neighborhood look alike. Neighbors can often be seen offering him a delicious snack and tonnes of affection.

### Bio of Shadow and Luna

Here are Shadow and Luna a couple of new owners at the GTC's. (Glamis Terrace Condo)

**Ages:** He is 8 and she is 11 or 56 and 77 respectively in human years.

**Breed:** They are long haired miniature dachshunds

We moved to the GTC in May and are all loving our new yard, nearby pathways, and the neighbours! We spend a lot of time on the couch cuddling with our human and each other of course....and when on walks we watch out for each other to make sure none of us gets left behind. Like most couples we don't stray far from each other.

We look forward to meeting more four legged friends in the neighborhood to hang out with.



## ***Yours, Mine, Or Ours***

As owners in a condominium complex the question sometimes arises whether it's mine or it's the complex. These questions are answered by the corporation By-laws. The By-laws are a group of rules decided by the Owners in the complex to ensure maintenance, peacefulness, uniformity and common aesthetics.

### **What do you own and are responsible for generally?**

*You are responsible for everything in the interior of your home.* This includes painting, heating, hot water and other utilities. Water supply and garbage removal is taken care of by the Corporation



### **What are you responsible for specifically?**

- |   |                                     |
|---|-------------------------------------|
| • Window hardware, cranks, hinges, and latches              | • Floor coverings                   |
| • Garage door hardware including opener and tracks          | • Non load bearing partitions       |
| • Mailboxes and doorbell buttons                            | • Communications systems            |
| • House numbering   | • Heating and electrical appliances |
| • Window screens and screens or storm doors                 | • All insulation in the unit        |
| • Door hardware, hinges, knobs, and locks and viewers       | • Plumbing within the unit          |
| • Interior decorating, drywall, stipple, and interior doors | • Exterior light fixtures           |

Although many items are owners' responsibility, it is important to maintain uniformity throughout the Complex. It is therefore a requirement that if any exterior items are to be replaced the Board must be notified in order to maintain uniformity.

Yards, driveways, patios and decks are common property of the corporation but are designated for the sole use of the residents. Some issues may arise that are unclear as to who has responsibility. For further information please contact our management company, FirstService Residential.



## *Winter Activities In And Around Town*



1. Get together with friends and family to enjoy hotdogs and smores at one of Calgary's many parks. The city of Calgary's firepits are available to book from Nov.7th through to March 26<sup>th</sup>, 2023. Last year Glenmore Park had a skating path through a portion of the park with benches set up to change your footwear. Or just go and enjoy a leisurely stroll along the river.
2. Official City of Calgary Toboggan Hills:
  - Bridlewood – 20 Bridleglen Park S.W.
  - Glendale Park – 25 Avenue and 45 Street SW (west side).
  - Kingsland – dry pond – Heritage Drive SW (behind the Rose Kohn/Jimmy Condon Arenas)
  - Richmond Green – 33 Avenue and 25 Street SW
  - Sacramento – dry pond – Sacramento Drive and 104 Avenue SW
  - Scarboro – 15 Avenue and 16 Street SW
  - Signal Hill – Sirocco Drive and Signal Hill Heights SW
  - Stanley Park – 4011, 1A Street SW
3. Take up Skating or Cross Country skiing this year. Rent your equipment from one of the many local shops or pick up used skis or skates before investing. Bowness Park Lagoon is one of the many nice places close by to go skating. Check out the City of Calgary's website for information on best places to cross country ski or skate and of course all the safety and condition information before heading out.

## Kid's Korner

### TISSUE WREATH

#### You will need:

- Circular wreath form – cut from recycled cereal box or a paper plate
- Lots and LOTS of green tissue paper squares
- White glue
- Paint brush
- Pencil with eraser
- Embellishments – pom poms, sequins, etc. (optional)
- Ribbon or string for hanging



Use the paintbrush to spread a small amount of white glue on to a section of the wreath (work on about 1/6 of the wreath at a time). Use the eraser end of the pencil to shape each square of tissue paper as shown.



Use the eraser to help you place your tissue paper squares on to the wreath form and continue to work section by section until the entire wreath form is full and covered.

Add optional embellishments – pom poms make great holly berries, sequins and glitter add sparkle, and large buttons make nice “ornaments.”



Add a ribbon for hanging, and the wreath is ready to be displayed or gifted!

## ***Turtle Stuffed Shortbread Cookies – Julie Van Rosendaal***



### **Ingredients**

- 1 cup butter
- ½ cup icing sugar
- 1 tsp Vanilla
- 2 cups all-purpose flour
- 2 TBSP Cornstarch
- ¼ tsp fine salt
- 1 box of Turtles
- Icing sugar for dusting (optional)

### **Method:**

1. Preheat oven to 350 F
2. In a large bowl beat together the butter, icing sugar, and vanilla until smooth, then stir in the flour, cornstarch, and salt until it comes together in a soft dough.
3. Take a walnut size piece of dough and wrap it around a turtle to enclose it completely. Roll it in your hand to make it roundish and smooth then place it on a parchment lined baking sheet. If your hands are warm or it is warm in the room, you may need to chill the dough in the fridge for 30 mins. or so to help them keep their shape.
4. Bake the yummy cookies for approximately 18-20 minutes or until pale golden on the bottom and around the edges. Cool on the sheet or cookie rack then if desired sprinkle with icing sugar before serving.

Makes about 1 dozen cookies



## ***Creamy Vegan Coconut Ginger Carrot Soup***



### **Ingredients**

- 2 tsp olive oil or water
- 1 medium white onion, diced
- 3 cloves garlic, minced
- 2 tbsp fresh ginger, minced
- 1 tsp cumin
- 1 tsp coriander
- 5 cup peeled and chopped carrots (approx. 7 large carrots)
- 3 cups vegetable stock
- 1 cup canned full fat coconut milk
- salt and pepper, as needed

### **Method:**

1. **Sauté Onion and Garlic:** If you're using oil, heat it in a large soup pot over medium heat then add the onion and garlic with a pinch of salt and pepper and cook for 3-4 minutes until fragrant and soft. For oil-free soup, use water or broth instead of oil.
2. **Add Ginger, Carrot and Spices:** Add the ginger, carrot and spices, along with another pinch of salt and pepper, and cook for another minute, stirring constantly. If the pan starts to dry out, you can add a splash of water or broth.
3. **Simmer Soup:** Add the coconut milk and vegetable broth and let it simmer lightly, uncovered for about 20 minutes or until the carrots are fork tender and cooked through. Remove the soup from heat.
4. **Blend Soup:** Use an immersion blender in the pot or carefully transfer the soup to a blender and blend until smooth and creamy. Pour it back into the pot.
5. **Season and Serve:** Taste the soup and adjust the seasoning if needed. Serve right away with finely chopped cilantro, a drizzle of coconut milk and a squeeze of fresh lime juice.

## President's Holiday Message



As we wrap up 2022, let me take a moment to exhale and express gratitude. I am thankful for my wonderful team and fellow Board members, who continue to go above and beyond, generous residents who have also volunteered their time and resources, and lastly all my great neighbors that keep Glamis a wonderful place to live!

This year saw a return back to a more normalized routine. The Board was able to resume in person meetings, and for that we are thankful! The grounds are looking better than ever, with the addition of some new trees and a maturing garden filled with flowers and shrubs. Major projects were also completed with the start of our driveway paving program. We welcomed quite a few new residents and said farewell to some long-time neighbors.

As I do every year, I ask you to take some time out of your busy lives and look at those less fortunate than us. Our city has grown, and resources are stretched thin. Now, more than any other time of year, the Food Bank is struggling to keep up with demand. There are many ways to help out, from volunteering to donating food and funds directly.

### FEEDING CALGARY

This year they even have the option of hosting a virtual food drive!

<https://www.calgaryfoodbank.com/yourevent/>

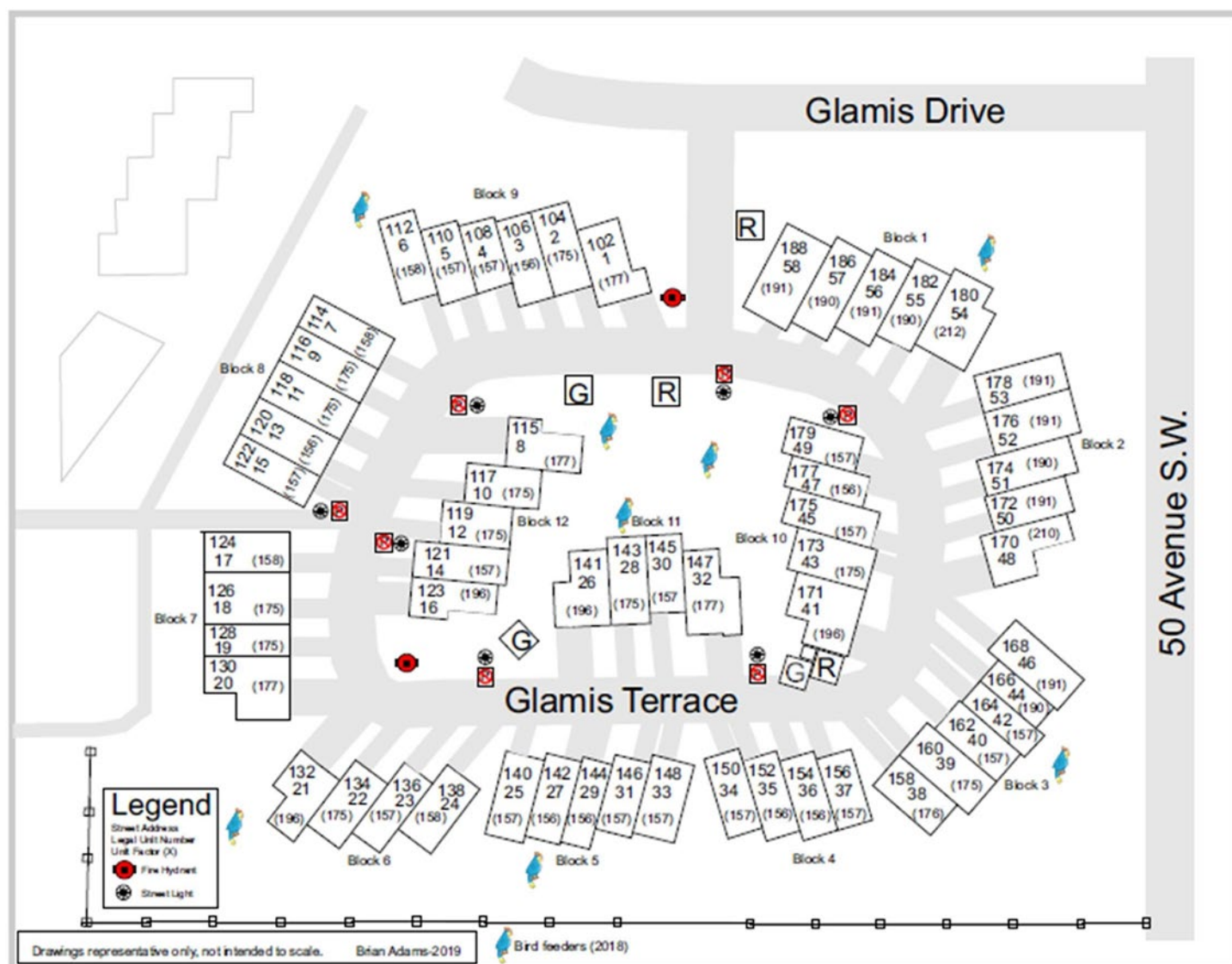
I hope the Holidays bring you some time with your loved ones, activities that bring you joy and good cheer.

**Wishing you all a Merry Christmas, Happy Hanukkah, Happy Kwanzaa and a very Happy New Year!**

- Monica D.

### HOLIDAY DECORATIONS

Holiday lights and decorations are permitted providing they do not obstruct or interfere with another unit and are taken down by February 28, 2023.



Have a concern or issue?

First Service can be reached at 24/7 at 1-855-266-3601

Our designated Community Manager is Danna Elbast; please email her at

[Danna.Elbast@fsresidential.com](mailto:Danna.Elbast@fsresidential.com)

For any other questions that are non-financial or NOT related to the condominium corporation, please send an email to

[Board@GlamisTerrace.com](mailto:Board@GlamisTerrace.com)