

NOTICE TO OWNERS

September 10, 2025

Great news!

The Suite has been rented to a young couple, in their 30's, who are relocating from Vancouver Island. They both have good jobs. Their move-in date is set for September 15.

The Suite was rented for \$1,750/month. From this amount, the Rental Management Company's fee (8%) and Hydro will be deducted.

The side patio has been repaired for the tenants, and they understand that it's not a fully private space. They'll also have access to the Clubhouse Amenities, including the pool and spa, and will follow the same Bylaws and Rules as Owners.

Drainage Issues

The rainy season is just around the corner, and with it come our usual drainage concerns. This year, we've prioritized Units 70, 76, 77, 88 and 93. So far the issues at Units 76 and 77 have been addressed. The next substantial rainfall will test the fix for Unit 70. The work will begin on Unit 88 and 93 on Sept 16.

Council's current goal is to repair the existing drainage systems, which primarily includes front yard and perimeter drains. Unfortunately, at this time, we are not able to address the soggy side yards and backyards.

That said, if you are experiencing flooding in your front yard or near your downspouts, please notify Glenn Green, the Council member responsible for Repairs and Maintenance, by email (glenngreen@shaw.ca). We'll prioritize reported issues and do our best to address them. However, please note that the cost of repairs can be substantial, so we may not be able to correct all issues within the 2026 Budget year.

Thanks for your support through the year,
From your Council

Household Hazardous Waste

The following is copied from the TOL Newsletter for your information.

New dates for 2025! The Household Hazardous Waste Plus Event returns on Saturday, September 20 and Sunday, September 21, 2025. **This event is for**

Township of Langley residents only. Proof of Township residency required (e.g., driver's license, utility bill, tax notice, etc.).

When: Saturday, September 20 and Sunday, September 21 from 9am to 3pm both days.

Location: East parking lot - George Preston Recreation Centre (20699 – 42 Ave).

- **Access to the event is via southbound 208 Street only.**
- **This event is a drive through event. Walk-ins are not permitted.**
- Items will only be accepted from vehicle trunks/hatches or truck beds. Items will not be accepted from the vehicle cabin.
- Residents must remain in their vehicles at all times. Event staff will unload waste from your vehicle. **Please ensure only items for disposal are in your vehicle.**
- Liquid items must be in a secure container with a secure lid. Leaking items will not be accepted as they can be dangerous if spilled or mixed with other materials.
- Boxes, totes, and containers carrying or storing items for drop-off will not be returned (ex. Rubbermaid-type containers).

Non-perishable food donations will be collected at the event on behalf of the **Aldergrove Food Bank**. Monetary donations will not be accepted. Please visit their website for information if you wish to make a monetary donation.

Items accepted at the event for drop-off:

- Antifreeze*
- Ballasts (must be removed from fixtures)*
- Batteries (residential and automotive)*
- Bear spray
- Bleach
- Brake fluid
- Concentrated acids
- Darkroom chemicals
- Electric outdoor power equipment (eg. electric mower, electric trimmer, etc.)*
- Electronics*
- Fire extinguishers
- Gasoline and diesel (in approved container – containers will not be returned)*

- Herbicides*
- Lamps and light fixtures*
- Light bulbs*
- Motor oil*
- Oven cleaner
- Paint thinners and strippers*
- Propane tanks (empty)*
- Small appliances*
- Smoke/CO Alarms*
- Swimming pool chemicals
- Thermostats*
- Toilet bowl cleaner
- Transmission fluid
- Turpentine

***Items with an asterisk (*)** have free year-round disposal options available. All asterisked items are accepted at Metro Vancouver's Central Surrey Recycling and Waste Centre (6711 – 154 Street). More local options may exist for specific items. Call 604-RECYCLE for other disposal options.

New! As of June 2025, the **Langley Recycling and Waste Centre (1070 – 272 Street)** accepts used motor oil, oil filters, antifreeze, paint, solvents, pesticides, and old gasoline (in an approved container) year-round.

Residents with paints or stains are asked to return these items to local depots for free, year-round recycling as part of provincial stewardship programs run by **Product Care Recycling**.

Items not accepted at the event (list is not comprehensive):

- Appliances with refrigerant (eg. refrigerator, air conditioner, etc.)
- Biohazardous items, including sharps
- Built-in appliances (eg. over-the-range microwave)
- Explosives, ammunition, gunpowder, fireworks, and flares
- Gas Outdoor Equipment (eg. gas lawn mower)
- Ink/toner cartridges

- New and used gypsum (drywall, tiles, etc.)
- Tires

Important note

If you want to drop off an item but it is not listed in the “accepted items” list, please call 604-532-7300 by Friday, September 12 for confirmation before attending the event.

Preferred packing order:

Vehicles will pass through up to three (3) stations during the event, depending on what items are being dropped off. Only materials accessible from truck beds and/or vehicle trunks or hatches will be accepted. To improve unloading efficiency, please consider packing items in our preferred order to help reduce wait times:

1. Pack first (unloaded last) – household recyclable products: electronics, small appliances, batteries, lightbulbs, smoke/CO alarms, thermostats.
2. Pack middle – household hazardous waste: motor oil, antifreeze, cleaning supplies, acids, pool chemicals, propane tanks, etc.
3. Pack last (will be unloaded first) – Product Care Items: flammable liquids, pesticides, gasoline and diesel in approved container.

Preferred Packing Order

There will be three stations at the event, each accepting materials from different categories. To ensure the event proceeds as smoothly as possible and to reduce wait times, please pack your items in the order listed below.

Materials must be accessible from truck beds and/or vehicle trunks or hatches. Materials will not be accepted from the vehicle cabin, including through doors and windows.



