

Quorum Quick Reference Sheet

Strata Property Act a quorum for an annual or special general meeting is Section 48

(1) Business must not be conducted at an annual or special general meeting unless a quorum is present.

(2) **Subject to the bylaws**, a quorum for an annual or special general meeting is

(a) eligible voters holding 1/3 of the strata corporation's votes, present in person or by proxy, or

(b) if there are fewer than 4 strata lots or fewer than 4 owners, eligible voters holding 2/3 of the strata corporation's votes, present in person or by proxy.

(3) Unless otherwise provided in the bylaws, if within 1/2 hour from the time appointed for an annual or special general meeting a quorum is not present, the meeting stands adjourned to the same day in the next week at the same place and time but, if on the day to which the meeting is adjourned a quorum described in subsection (2) is not present within 1/2 hour from the time appointed for the meeting, the eligible voters present in person or by proxy constitute a quorum.

Always refer to your bylaws when convening general meetings. The quorum may set a specific minimum number or percentage of votes required, and may set minimum time periods that define when the meeting may be called to order once a certain time period has expired from the time of notice. If you have commercial strata lots with proportional voting by area, the voting entitlement also must be calculated to meet the minimum numbers.

Example: 60 eligible voters, 1/3 of 60 = 20, therefore a quorum is 20 voters present in person or by proxy.

# of eligible voters	# of voters needed for a quorum	# of eligible voters	# of voters needed for a quorum	# of eligible voters	# of voters needed for a quorum	# of eligible voters	# of voters needed for a quorum	# of eligible voters	# of voters needed for a quorum	# of eligible voters	# of voters needed for a quorum
5	2	33	11	61	21	89	30	117	39	145	49
6	2	34	12	62	21	90	30	118	40	146	49
7	3	35	12	63	21	91	31	119	40	147	49
8	3	36	12	64	22	92	31	120	40	148	50
9	3	37	13	65	22	93	31	121	41	149	50
10	4	38	13	66	22	94	32	122	41	150	50
11	4	39	13	67	23	95	32	123	41	151	51
12	4	40	14	68	23	96	32	124	42	152	51
13	5	41	14	69	23	97	33	125	42	153	51
14	5	42	14	70	24	98	33	126	42	154	52
15	5	43	15	71	24	99	33	127	43	155	52
16	6	44	15	72	24	100	34	128	43	156	52
17	6	45	15	73	25	101	34	129	43	157	53
18	6	46	16	74	25	102	34	130	44	158	53
19	7	47	16	75	25	103	35	131	44	159	53
20	7	48	16	76	26	104	35	132	44	160	54
21	7	49	17	77	26	105	35	133	45	161	54
22	8	50	17	78	26	106	36	134	45	162	54
23	8	51	17	79	27	107	36	135	45	163	55
24	8	52	18	80	27	108	36	136	46	164	55
25	9	53	18	81	27	109	37	137	46	165	55
26	9	54	18	82	28	110	37	138	46	166	56
27	9	55	19	83	28	111	37	139	47	167	56
28	10	56	19	84	28	112	38	140	47	168	56
29	10	57	19	85	29	113	38	141	47	169	57
30	10	58	20	86	29	114	38	142	48	170	57
31	11	59	20	87	29	115	39	143	48	171	57
32	11	60	20	88	30	116	39	144	48	172	58