

# Where the Candidates Stand on Six Key Lakefront Owner Issues.

During this Municipal campaign, candidates were asked to answer six questions that concern many waterfront owners on Kosh and submit their replies in writing. Their answers below provide interesting insight into their beliefs, ideas and style and how they might ultimately respond to these issues if elected. We invite you to review each question and response prior to casting your vote this fall. *Note:* Some responses were slightly edited for clarity and formatting purposes.

As waterfront owners on Kosh, we vote for a Mayor, Deputy Mayor, Councillor at Large and a Councillor Township Ward. This election, our Deputy Mayor, Hart Webb, was acclaimed. Therefore, you will have three votes to cast. (I have highlighted those candidates and positions you will be voting for.) We included the comments of candidates for Councillor Village Ward, as the winning candidate has a vote in council on issues as well. Our sincere condolences go to Hart Webb and his family for their recent loss. As a result, he was unable answers these questions.

**Q1 (Environment) In some waterfront areas the municipality takes responsibility for regular septic pump outs and taxes are adjusted accordingly. This is an interesting and progressive concept that will ensure systems are working properly to protect our lakes. Do you think HBM should take leadership in this way?**

**Jim Martin – Candidate for Mayor**

Havelock Belmont Methuen works with the Peterborough Health Unit regarding septic systems. Scheduled pump outs would be a huge cost for ratepayers. Every septic system has different needs for pumping, depending on the amount of use and age of the system. I have always felt septic inspection should be a mandatory inspection when a property changes hands/owners and possibly look at random inspections of older systems to ensure they are working properly and protect our lakes.

**Rolf Joss – Candidate for Mayor**

Ensuring that our Lakes are pollution-free is of utmost importance. I'm not sure Municipal involvement is the answer. Perhaps education on the topic would better serve the property owners. According to google, septic tanks usually show signs of wear: water back up, ground is wet or spongy, the water level in the tank is too high or there's a gurgling or strange sound when using the bathtub sink or shower. Perhaps, just slow draining or there are bad odors inside or outside of the house. I feel this is an issue that should be voted on by Lake residents to decide if they would like the municipality involved. Ensuring fairness to all residents is key.

**Hart Webb- Deputy Mayor- Acclaimed**

**Cathy Clement - Councillor at Large**

I really like the idea of regular septic pump outs but I would like to look at a current municipality where this is in effect. I tried to research it but to no avail. Some of my concerns are: Is it in effect permanently or is it on a trial basis? Is the septic company local and tendered? What is the price and how are the taxes adjusted? (per property size or septic size) I think this would be a great subject to have as part of a round table talk.

**Pascal Hill - Councillor at Large**

This question is a double edge sword - the Township of HBM could move forward with this concept only to see the amount of taxes raised immensely. There could be a happy median to this... maybe we could make a tax break for anyone who pumps their own tank and submits a receipt to HBM. In the grand scheme of things, I believe this is something for the taxpayers, HBM and maybe the county to have a sit down and figure this out. In the end everyone should have their say on the issue and everyone should be heard before making a decision like this.

**Ralph Horton - Councillor at Large**

I have researched this program and cannot find any municipality that has this program. It's an interesting concept. Peterborough Health is responsible for septic programs and this would have to go thru them. I would like to see them take the first step in having inspectors have the mandate to inspect each of the lakes in our township and to find out who is and who isn't in compliance with properly running septic systems. Also investigate those who just have holding tanks. The systems that are not in compliance is a much bigger concern to me. To my knowledge I have found that people with good systems get them pumped on a regular basis.

**Shelley Miles - Councillor at Large**

I believe the pressure from the provincial government to implement re-inspections programs will drive HBM down the same path. Based on findings of re-inspection programs elsewhere, old and inadequate septic systems are polluting our lakes. Systems on waterfront properties are priority but all systems in the municipality should be inspected. Identifying and eliminating potential problems now will help ensure a healthy environment for future generations. This program would also create employment opportunities for student septic inspectors or seasonal employees. Although I would like HBM take a progressive approach in regards to the septic maintenance, increased taxes would likely follow.

**Gregory Clements - Councillor Township Ward**

Good question. First of all, I think that when septic tanks are being pumped out it should be the responsibility of the pumping company to report any problems to the municipality or health board. I don't think the township needs to be involved in the maintenance of septic systems. All lake associations need to reinforce the importance of having your system properly cared for. A bigger concern I have, is the systems being installed on island properties. I think all the new systems being installed on Island properties should be either electric or composting toilets. With today's technology we need to ensure correct installation and maintenance of systems on island properties.

**Jerry Doherty - Councillor Township Ward**

No, not at this time. But the Ministry of Health inspects each property when there's a change/improvement and that in itself is moving us towards this goal.

**Beverly Flagler - Councillor Village Ward**

I believe in protecting our lakes and going forward with a plan to tackle the septic issues and concerns.

**Jonathan Prosser - Councillor Village Ward**

I have never heard of townships taking responsibility for septic pump outs. I have heard of septic tank inspections being done in Peterborough County. I believe our township is on a volunteer basis. I completely agree that we need to protect our water from pollution, but I don't feel it is the government's job to tell you when to empty your tank and definitely not the townships job to pay for it.

**Paul Wood - Councillor Village Ward**

We need to protect our lakes. I would support a plan involving re-inspection. I think that the person inspecting the system should be a professional and not connected to the lake association or the municipality. The FOCA report on septic re-inspection should be used a guideline for this program.

**Q2 (Environment) In order to prevent invasive species from entering the lake, boats need to be property cleaned prior to being launched into Lake Kasshabog. Some townships provide staff and cleaning stations at public boat launches and off-set the cost by charging launch fees. Is this something you would support? or do you have other ideas?**

**Jim Martin - Candidate for Mayor**

The environment is important to me, and boat wash stations could be something to try as a pilot project. We would need to work with each lake on this as it would be challenging to do on lakes with multiple launches, being either private or public. Education is always a great way to make the public aware of boat cleaning. The new HBM Environment Grant could be expanded to include educational material and signage for boat washing to help prevent invasive species entering the lakes.

**Rolf Joss - Candidate for Mayor**

Maintaining our Lakes and waterways is top priority. Preventing invasive species can help maintain our Lakes and waterways. I am in favor of finding cost effective solutions to resolve this issue.

**Hart Webb- Deputy Mayor- Acclaimed**

**Cathy Clement - Councillor at Large**

My idea would be to look into a grant to hire summer students that are specializing in marine or ecology studies. They would be able to check each boat going in or out of the water and also help in educating the people using the boat launches.

**Pascal Hill - Councillor at Large**

The issue of invasive species is an ever-growing concern. Once invasive species are introduced to the lake, they move throughout the entire system. It's not only Kosh lake that suffers but the waters connected to Kosh as well. I would support a wash system at the major boat launches with possibly a summer student who has been trained properly creating a job and controlling invasive species. Launch fees could definitely be explored

**Ralph Horton - Councillor at Large**

This is an issue that would be handled by the Provincial Government. It would be very cost prohibitive and I'm not sure that this issue would get any support at our level.

**Shelley Miles - Councillor at Large**

Mobile boat washing stations, online self-certification programs and mandatory bylaws are all different approaches implemented by similar municipalities. The protection of our lakes from invasive species should be priority and I support the idea of implementing a decontamination program. Council needs to consider all lakes in the municipality and determine the best option. Increased awareness with improved signage at all public launches and create a fundraising campaign to assist with the cost of equipment. We should all consider ourselves lake stewards and council should investigate the possibility of appointing volunteers or paid student employees to help protect HBM waters.

**Gregory Clements - Councillor Township Ward**

On the question of boats cleaned before entering Lakes. Very hard to enforce this. As far as I know no one is doing this on any of the lakes in the area. One suggestion is to add proper signage and set up spraying stations, so that boaters can spray down their boats upon entering and exiting the lakes. Perhaps we should recruit summer students to run this on weekends to get their community hours in. Where available, try to have marinas help to enforce spraying boats also. This is very hard to monitor and yes, we need all lakes associations on board. We as associations need to keep advocating the importance of protecting our lakes. With cottagers, fisherman, and pleasure boat operators.

**Jerry Doherty - Councillor Township Ward**

It is interesting and is a good idea, but not practical with number lakes within the municipality. It would be difficult to implement and cost prohibitive to manage.

**Beverly Flagler - Councillor Village Ward**

Protecting our lakes from invasive species is a very important issue. I would be open to a conversation regarding ideas and plans going forward. Education and proper signage of the invasive species would be both a reminder to ensure there is proper cleaning prior to launching boats and motors.

**Jonathan Prosser - Councillor Village Ward**

I am not a boater or fisherman. I understand that we don't want invasive species moving into different lakes. However, what you are suggesting comes at a great cost with staffing, and cleaning station building. Most cottagers have mentioned that they are being over charged on taxes, but this expense would have to be downloaded on the users of whatever lake it would be on. If there was another solution, I am always open to hearing and discussing it

**Paul Wood - Councillor Village Ward**

As a SCUBA diver I have seen the damage an invasive species can do to a body of water. Education is key. I have researched the proposal and acceptance of the Chandos Lake Property Owners Association (CLPOA). They were successful in obtaining a grant from their municipality. I believe this is doable for LKRA. Fortunately, most of the leg work is done. More research would be needed to determine the logistics for launch fees and the collection of those fees. Better signage explaining procedure and boater responsibility would be a step forward

**Q3 (Private Roads) Traffic on our local, privately maintained Fire Routes (82, 93, 75) has increased substantially in recent years and access for emergency vehicles is a big concern. What do you think the Township's responsibility should be in terms of the safety and maintenance of these roads? Would you**

support a Traffic Study and/or a Road Standards review on these roads and subsequently assuming maintenance of these three key roads? Are there other interim measures you can suggest to mitigate taxpayer costs and ensure safe 911 access to all cottages?

**Jim Martin – Candidate for Mayor**

Having over 100 private road in our Township, it would be difficult to bring roads up to a municipal standard and assume them. I like to think outside the box and a Private Road Grant is something I have supported in the past that would benefit roads that need capital repairs, such as culverts or washouts, and I still support this. We have also looked at a process to help road associations to receive township pricing for gravel. Emergency vehicle access has not been a problem, as I have never received any complaints to date.

**Rolf Joss – Candidate for Mayor**

A roads study with regards to private roads is definitely in order as over the past few years many things have changed as we have many more people living in our municipality.

**Hart Webb- Deputy Mayor- Acclaimed & Unable to Respond Given Personal Family Loss**

**Cathy Clement - Councillor at Large**

My husband and I drove the two of the three fire routes (93 & 75) and that was an eye opener. Previously I was told that the LKRA had asked for some assistance in buying gravel from the township. That is a perfect solution and I would back that a hundred percent. Also possibly looking at grading the beginning of the road until it the point where it would be safe to turn around. After travelling the two roads I realize that a regular snow plow or grader wouldn't be able to go the complete length of the road.

**Pascal Hill - Councillor at Large**

HBM could possibly absorb a few of these major roads and maintain them. From my experience, trying to get a large septic pumping truck down cottage roads I know how difficult this is and often wondered how a larger firetruck would navigate some of these roads. Everyone likes trees but for safety reasons, most roads really need a brushing machine to work on these roads at least once a year. My understanding is that HBM is searching for grants to help this issue we should continue applying for such grants and be persistent.

**Ralph Horton - Councillor at Large**

Most of the private roads are on land owned by farmers or private interests. They leave the maintenance and upkeep and costs to the people who use these roads. A road standards review would be a good place to start. Then we could have a road standard program in place. From my research the landowners of these roads all have a legal contract by law and would not want it changed.

**Shelley Miles - Councillor at Large**

In order for HBM to assume future maintenance and safety of these private roads, considerable work is required to bring them to municipal standards. I would explore the possibility of establishing grants to offset maintenance costs and encourage improvements: Maintenance grant- financial support for eligible private road associations for maintenance, and Capital Improvements Grant to help upgrade private roads and improve access for emergency vehicles. The municipality would share the costs for capital projects up to a maximum amount set by council. Council should consider paving the shoulder of county road #46 to improve safety and decrease maintenance costs.

**Gregory Clements - Councillor Township Ward**

After looking at and driving all the Fire Roads on Kasshabog, this is what I am thinking. Some of them are in good shape, while a few definitely need some work and upgrades. I actually stopped in on a number of people that I could see that were home, just to get a consensus of activity and volume of traffic on these roads. Definitely worth a look into how the township could help out more on these roads, as well as other lake fire roads.

**Jerry Doherty - Councillor Township Ward**

This is an item that no doubt will go back on the agenda for the new council.

**Beverly Flagler - Councillor Village Ward**

I have driven on some of the Fire Routes and realize that there are issues with the maintenance of these roads on a yearly basis. Everyone deserves to have 911 access and I am willing to talk with all residents involved and move forward with a plan to address these concerns.

**Jonathan Prosser - Councillor Village Ward**

If I were living on a private road, I would be asking the same question. As you know it is expensive to maintain a private road. Council is in the midst of taking over fire road 18. In the last council meeting they discussed the amount it would take to maintain the road. I don't see it as being feasible to assume the maintenance of all fire roads. If you do it for one you must do all. I was shocked to hear from numerous cottagers this year stating the emergency vehicles would not go down some fire roads. I don't have a solution. This is something to discuss with emergency services in the future. People's safety is top priority.

**Paul Wood - Councillor Village Ward**

I would support a traffic study for these roads. I feel regular grading of these roadways would be a step forward in making the roads safer. There may be a way to obtain gravel at a more reasonable price. We could ask the ministry to do their own assessment of the 911 accessibility of the roadway and supply recommendations to the municipality

**Q4. (Emergency Preparedness) What lessons has the Township learned from the recent extreme weather events?**

**Jim Martin – Candidate for Mayor**

We are facing an increasing number of extreme weather events in all 4 seasons. We work updating our emergency plans every year and try to be as prepared as possible. We managed to get our Township and County roads open during the recent storms as quickly as possible and with a staff of 6, it was a huge task in such a big township, but we have to work on a communication strategy for the future to better inform ratepayers. We learn from real experiences how to better plan and prepare for any future events.

**Rolf Joss – Candidate for Mayor**

I cannot answer for the township as to what has been learned from recent weather events; however, it was apparent that our emergency preparedness plan needs to be revisited and revised.

**Hart Webb- Deputy Mayor- Acclaimed**

**Cathy Clement - Councillor at Large**

Not being on council I honestly feel that I couldn't answer this question. I know from my own experience that it is the utility companies that need to take the lead in these dire circumstances. Who wants to go without Hydro or phone? The HBM website does have a very good emergency preparedness link. That would be something that I would like to work on if elected.

**Pascal Hill - Councillor at Large**

I know myself my family of seven were out of power for 8 days not to mention that travel was severely restricted from fallen trees on the road. HBM should definitely have a plan written for emergency weather conditions. Our community center was eventually opened to the public for showers and water. I think this should have been done the minute the storm happened. Maybe with more warning this could have been a place for people to shelter

**Ralph Horton - Councillor at Large**

I do not know if the township has addressed the recent extreme weather.

**Shelley Miles - Councillor at Large**

Conduct a Municipal Emergency plan review and engage the community to understand what they feel should be included. Create a community emergency response team including community members, council & staff, fire dept., OPP and lake association representatives to provide a personnel surge in the aftermath of a disaster. Implement a multipurpose notification service that will be used to communicate important information to our residents. Notifications will be sent for critical events, as well as communications such as road advisories, utility outages, public safety notices, garbage and recycling reminders, etc. Securing dependable cellular service in all areas of the municipality is necessary.

**Gregory Clements - Councillor Township Ward**

We need to develop an emergency action plan, have a number that people can call 24/7 with someone on call to answer, not an answering machine. A state of emergency should have been called, seniors, disabled people, rural roads need to be checked on. Also, roads need to be checked, to be cleared for trees being down so that access for emergency vehicles can get in there. Also, this should've been a place for people to go to access water, provisions whatever they needed in

the situation of emergency. All maintenance workers, and staff, fire department, should have been called into help. I have noticed google maps were not accurate as to FR90. Something to look at closely as well.

**Jerry Doherty - Councillor Township Ward**

I was not aware of any problems. Yes, I agree we should have an emergency preparedness protocol/procedure and it should be reviewed regularly.

**Beverly Flagler - Councillor Village Ward**

HBM needs to prepare a plan for unseen weather conditions.

**Jonathan Prosser - Councillor Village Ward**

The May storm caught most people off guard. It is going to take years to get the trees cleaned up from the storm. However, as we saw, the storm didn't take out the dead, weak trees. It cleared out big healthy ones. No one is going to prep for a storm by removing healthy trees from their property, so if another storm blows through like that last one, we will see the same carnage. So, I don't see how we can change anything. This is a topic my family was discussing following the storm. If the town had an emergency plan in place for such an event - events like this only take place every 20 years or so. How outdated is the plan going to be? Would the plan have to go before council to adjust it to current procedures?

**Paul Wood - Councillor Village Ward**

I believe the Township has discovered how vulnerable it can be in a severe weather event. A review of service provider responses would be warranted. There is always room for improvement. An education program may be a good idea. This may inform residences about precaution they can take in the future.

**Q5 (Bylaw Enforcement) Often the effectiveness of HBM bylaws is dependent on enforcement by bylaw officers, yet we know this is unrealistic due to current staffing. What is your solution?**

**Jim Martin – Candidate for Mayor**

Bylaw Enforcement is something Havelock Belmont Methuen has been working on for several years. We have increased hours for the bylaw enforcement officer in the summer months. Bylaws need to be enforceable and the new Administrative Monetary Penalty program or AMP we are developing with the City and the County will help us with enforcing the bylaws effectively.

**Rolf Joss – Candidate for Mayor**

I am not aware of a current bylaw enforcement officer shortage. In future should we have a bylaw enforcement officer shortage we will assess it at the time.

**Hart Webb- Deputy Mayor- Acclaimed**

**Cathy Clement - Councillor at Large**

Hiring another bylaw officer wouldn't help because the issues are arising outside the work hours of the officer. I have the thought that perhaps we could "deputize" a retired law officer and work together to help come up with a strategic plan. I think that they could help with a "fine" or levy process that would go back to the cottage/home owner. A lawyer would have to be consulted before any process could be started.

**Pascal Hill - Councillor at Large**

I think that bylaws are in effect for a reason. That being said, some bylaws are outdated and should be up for review just the same as new bylaws come into effect to address the staffing issue, I think moving forward that all HBM staff should be entering into contracts and maybe longer-term contracts. If a councillor can do a job for 4 years, then staff should be able to enter into a long-term contract

**Ralph Horton - Councillor at Large**

We need a dedicated program for the Bylaw Officers so they have the power to identify issues and resolve them. A larger staff with support from the township would help to alleviate these concerns.

**Shelley Miles - Councillor at Large**

By-law enforcement is primarily based on a formal complaint being filed and the presence of enforcement in the municipality or on the lakes is minimal. I want to ensure that HBM by-law enforcement is pro-active, not reactive and to ensure that regular inspections of lakefront properties are conducted and the continued monitoring of Municipal planning and developments. New signage to increase public awareness of Municipal bylaws that exist in your home, lake,

yard, street, park or neighbourhood. Ensure residents are informed of bylaws and try to achieve compliance through education and awareness in order to preserve quality of life.

**Gregory Clements - Councillor Township Ward**

The bylaw officer needs to have the power to enforce the laws. The system needs to be revamped and shouldn't be run on a complaint driven platform. The bylaw officer should be able to be proactive, in their decisions, and enforcement. Also, one person can't do this job - we need at least another person just to cover the HBM Township.

**Jerry Doherty - Councillor Township Ward**

A review of our bylaws to make them more enforceable.

**Beverly Flagler - Councillor Village Ward**

With the recent shortage of all workers, it may be difficult in getting a by-law officer for our Township. With that said, we should be looking at other options and ways to tackle the reinforcement of our by-laws if needed.

**Jonathan Prosser - Councillor Village Ward**

This is a tough one for me. There is way too much government overreach that happens. There are bylaws that I don't agree with, but they are in place. At this moment our bylaw enforcement is complaint driven. I don't know how we could change it, although I have not put much thought into this previously. Today everything that is done, must be like walking on egg shells. People don't think twice of suing if they don't like what is being done to them. So, the town could drive around enforcing without complaints, but then they will be tied up in lawsuits.

**Paul Wood - Councillor Village Ward**

Considering the size of the area that HBM occupies it is difficult for the current Bylaw staff to patrol or answer complaint calls in a timely fashion. One solution to the problem is to hire more bylaw officers. Another would be instituting a better reporting system.

**Q6 (Tax Dollar Allocation) Currently lakefront taxpayers feel they receive little for their tax dollars. What are the top two initiatives that you could take to change this perception?**

**Jim Martin – Candidate for Mayor**

Stronger communication methods are continually being worked on and is something that is needed to help make people aware and demonstrate where their tax dollars are being spent at budget time. Taxes are collected by the Township then divided three ways to the County, and School Board. HBM is a user pay system, meaning we can add any service ratepayers feel is needed, but however this always comes at a cost. In the next term we need to do work on breaking out all tax codes in the tax roll to differentiate between waterfront vs township ratepayers to get proper numbers for taxes collected.

**Rolf Joss – Candidate for Mayor**

I would like to work with Lakefront taxpayers in order to learn what their needs are. Boat washing station is of the utmost importance and road maintenance needs to be addressed as well.

**Hart Webb- Deputy Mayor- Acclaimed**

**Cathy Clement - Councillor at Large**

Better communication is the top priority. The township needs to show them where their dollars are being spent. Once a year in their tax bill show them the breakdown or put it on the website. Secondly a councillor needs to be a liaison between the LKRA and the township. I think that each councillor should be assigned a lake.

**Pascal Hill - Councillor at Large**

I think that there should be some lengthy discussions with communication being the key. I myself do not live or have property on a lake and I feel I pay too much for taxes and get very little, so I understand to some extent what people are feeling. To sum it up, we have to listen to one another and be understanding. I think that hopefully my answers to the other 5 questions could help change this perception

**Ralph Horton - Councillor at Large**

1. No dump fees for household garbage and recycle

2. \*Private cottage roads- can HBM Township get a price deal from Drain Bros. for gravel for the roads-keep the cost down for cottager's road dues.
3. I would like to see from each lake the one issue that needs to be resolved for the cottagers of their lake and as a council we would review and try to put a solution in place for each issue.

**Shelley Miles - Councillor at Large**

Infrastructure and services are some of the most important things we provide as a municipal government. Whether it is your garbage collection or snow plowing, we need to make sure that you have the services you need. Working as a team I believe council could improve services for lakefront property owners such as water quality, land use planning, grant application assistance, and consulting with lake front representatives. Investing in Cellular and Internet Service in rural areas is a priority to increase safety and encourage waterfront property owners to consider living and working in our community fulltime.

**Gregory Clements - Councillor Township Ward**

Most lakefront taxpayers feel they get little for their tax dollars. I did a consensus and the biggest answer I got was lower taxes. Someone mentioned, garbage pick-up, which I don't think would work, could be garbage being dumped everywhere, and the township is too large to cover. Others have suggested that they get tags for the season for their garbage maybe 50 tags which will cover the season from may 24 to Labor Day.

**Jerry Doherty - Councillor Township Ward**

1. Strategic plan/budget transparency.
2. Road needs study, review and making a plan.

**Beverly Flagler - Councillor Village Ward**

Lakefront taxpayers are an important part of our Township. They deserve to be heard and treated with respect. We need to listen to their concerns and act accordingly.

**Jonathan Prosser - Councillor Village Ward**

I am not one to pull punches and play the politic game. Taxes are based on what they have. If you have a great place with a great view your taxes will reflect that. Compared to other townships, our lakefront taxes are cheap. I moved from Trent Hills 17 years ago and my taxes in HBM are still a lot cheaper than what I paid back then. I have not seen a Kasshabog tax bill, but I have seen other HBM lakes tax bills. I know 10 years ago at a small outdated place on the Trent River in Trent Hills was \$17,000 a year for taxes. As I stated last election - you get what you pay for.

**Paul Wood - Councillor Village Ward**

We first have to have fully transparent communication with the taxpayers. In order to do this, I would suggest a liaison appointed by the LKRA to communicate directly to both the township ward councillor and the councillor at large. They could in turn report to the rest of council at their regular meeting. The council would discuss the concerns and report back to the LKRA