

**LAKE KASSHABOG RESIDENTS ASSOCIATION**

**ANNUAL GENERAL MEETING MINUTES**

**Tuesday, July 6, 7:00 pm by Zoom, hosted by FOCA**

Present: Mike Delsey, Maggie Brickell, Hazel Higley, Stacy Dedlow, Cynthia Cole, Jennifer Cummings, Caryn Phoenix-Renz, Mayor Jim Martin, Terry Rees, Michelle Lewin; in addition, there were 46 attendees. Regrets: Cathy Ward-Griffin.

**1. Technical support and Call to Order:**

Michelle Lewin from FOCA provided a technical introduction to the Zoom process. The webinar was recorded. Voting was conducted via the Zoom poll feature.

The meeting was called to order at 7:03 pm by President Mike Delsey. It was determined that there were the required number of Executive and Association members in attendance to hold the meeting. Attendees were reminded that only paid-up members of LKRA are permitted to vote, with one vote per property.

**2. Introductions of LKRA Executive and Support, Committees and Liaison:**

President: Mike Delsey

Secretary: Maggie Brickell

Past President: Vacant

Treasurer: Hazel Higley

Vice President: Stacy Dedlow

Membership Director: Jennifer Cummings

Communications Director: Vacant

Members at Large: Cynthia Cole, by appointment April 2021

Environment Director: Cathy Ward-Griffin (retiring)

Advertising: Maggie Brickell

Assistant Secretary: Caryn Phoenix-Renz

Art Show: Heather Ramsay

Newsletter Editor: Anne Rawson

LKRA Community Hall/Library: Cathy Cameron

Lake Marker/Buoy Program: Ted Ward-Griffin

COVIA PLC: John Davidson, Mike Delsey, Janet Humber, Dawn Mitchell, Rick Rye

HBMLA Liaison Committee: Mike Delsey, Rick Rye (Maggie Brickell, Alternate)

Regatta: Thomas Brickell, Stacy Dedlow

Cathy Ward Griffin and Stuart Day have elected to retire from their LKRA positions and were thanked for their service.

**3. Havelock-Belmont-Methuen Report by Mayor Jim Martin:**

The longest State of emergency on record for HBM was lifted in September 2020. The municipality did very well with reorganizing, e.g. meetings are now recorded and have become standard procedure.

1. We are continuing to work with Peterborough County on a service delivery review; we are trying to find/create efficiencies as there is a lot of duplication between the two tiers of government. We recently purchased the Mid-town property which we hope to develop for a new township office and work yard. We hope to get a shovel ready project in place to take advantage of available grants needed to complete this project.

2. By-law enforcement has been very busy. There are more people in our community and more complaints. Airbnbs will be something to keep an eye on as we have received several complaints. Camping on Bottle Lake is still an issue and we are trying to work with the MNRF to find solutions.

3. As part of a Recreation Master Plan HBM completed in 2019 we applied and were successful to receive a grant for 5 million dollars over 6 years for upgrades to our arena/community center.

4. We have approved a 1.14% tax increase. Several township roads are being upgraded and resurfaced. The county is doing a micro surface to re-asphalt part of 46 from the Tim's corner to Round Lake Rd. It is hoped that upgrades to other sections will continue in the future.
5. We are replacing another bridge in the township this year. It is expensive but Peterborough County is funding the project.
6. The clear bag policy for waste was implemented in July. Some townships who have implemented this policy noticed a 30-40 percent drop in garbage which resulted in big savings. We are hoping Peterborough City will take this on as well as we share the waste site. We have ordered two new bins for 6<sup>th</sup> line transfer station to help with extra garbage due to more people in the township.
7. Building Department: Matthew DeJong is the new deputy CBO; he comes with much experience to oversee a department busy with a lot of new building.
8. Planning HBM is join the Peterborough County Official Plan which is expected to be complete in the first quarter of 2022. Jacks Lake is looking to be designated a cold water lake which could affect some development on that lake. They are also looking to amend the zoning bylaw to stop on land boat houses.
9. Fire Department: We have hired Brad Pauls as the new Deputy Fire Chief. We received over 300 calls last year; most of them were medical but overall it has been very busy.
10. Lack of internet access was at the forefront during the pandemic. The Eastern Ontario Regional Network (EORN), of which the Warden of Peterborough County is chair, is working with local Mayors on a plan for improvements. HBM has sent letters to both the Provincial and Federal governments.
11. The Farmers' market is now open on Friday afternoons.

All emails for Council are on the website: [www.hbmtwp.ca](http://www.hbmtwp.ca) and you can contact the Mayor at [jmartin@hbmtwp.ca](mailto:jmartin@hbmtwp.ca) or call 705-877-3764.

#### **4. Land Acknowledgement:**

Terry Rees respectfully acknowledged that we are hosting this webinar from the traditional territories of the Mississauga, Anishinaabe, Haudenosaunee and Huron Wendat First Nations and that the waterfront lands of Ontario are home to many diverse First Nations, Inuit, and Metis. We offer gratitude to our First Nations for their care for and teachings about our earth and their relations; may we honour these teachings.

#### **5. Membership Benefits and Services:**

Membership in the LKRA provides many benefits to residents. They include support for environmental programs, supply and placing of safety markers around the lake, our Newsletter, Facebook page and eblasts and representation at the HBM local council and at the HBM Lake Association. In addition, we monitor and communicate with COVIA. Membership also includes automatic membership in FOCA, which represents water-front residents' interests at a Provincial level. We also support social events, like our annual Regatta (cancelled this year due to COVID) creating Lake Kasshabog memories for all. Further details of these services, benefits and programs can be found in our Newsletter and on our website.

#### **6. Acceptance of AGM 2020 Minutes and Financial Statements:**

Minutes of the 2020 AGM and 2020 Financial statements were posted in our Newsletter and on our website.

**21:08: Motion to accept the 2020 AGM Meeting Minutes by Mike Delsey, seconded by Maggie Brickell; 98% in favour, 2% abstain, motion carried.**

**21:09: Motion to accept the 2020 Financial statements by Mike Delsey, seconded by Hazel Higley; 98% in favour 2% abstain, motion carried.**

## **7. Proposal to Amend LKRA Constitution Articles III and VII - Directors of the Corporation:**

The Constitution is posted on our website. It is a legal document which defines the terms of operation for the Lake Kasshabog Residents Association Inc. The existing Constitution allows for up to 12 officers which includes 2 Members at Large; the proposed amendment would allow for up to 14 officers and 4 Members at Large.

**21:10: Motion to accept the proposed amendment to Articles III and VII by Mike Delsey, seconded by Jennifer Cummings; 95% in favour, 2 % opposed, 2 % abstain, motion carried.**

## **8. Nomination and Election of Executive Member Positions:**

Descriptions of positions were sent out in an eblast and were posted on the website. Positions up for Election are as follows:

President Elect: no nominee.

Vice President: one nominee; Jami Sampson, who has been on the lake for five years and is in real estate (two positions available).

Treasurer: Hazel Higley; incumbent.

Membership Director: Jennifer Cummings; incumbent.

Environment director: one nominee: Cynthia Cole, is a permanent lake resident who has been on the lake most of her life and has volunteered for many environmental activities.

Communications Director: one nominee; Olivia Goheen who has been on the lake for a year and a half and is a freelance communications specialist with her own company.

Members at Large: four nominees:

Stacy Dedlow is moving to a new role after many years as VP;

Chris Bradley has been on the lake for 26 years and has a background as a Lawyer with the Bank of Montreal;

Hector Barber has been on the lake for 26 years and has a background in Pharmaceuticals, Sales, Marketing and Education;

Jennifer Conron has been on the lake for 25 years and has a professional background in marketing for the Architectural Community.

Paid up members were able to self-nominate at this time. Incumbents agreed to stay on if no additional nominations were received. No additional nominations were received.

**21:11: Motion to accept the above noted nominees on single ballot by Mike Delsey, seconded by Hazel Higley; 98% in favour, motion carried.**

## **9. Proposed 2021 Budget – Hazel Higley, Treasurer:**

*Proposed budget attached.*

We have a deficit this year as expenses have increased. We have purchased many new markers and would like to purchase an additional AED. We are looking to remove derelict docks located on the lake and we have a quote from Steve Martin to dispose of these items. This is an expensive task however we have a large contingency fund on hand. We are waiting to hear from MNRF about their assistance with the docks.

Paula Lockhart has reviewed our financials for the past two years, and we are looking for a new volunteer with a background in finance to have a second look at the books.

Last year we did not have a budget deficit, but we have chosen to add these new items. Costs continue to rise but hopefully some of these are “one-offs”. We don’t want to get into the habit of paying to pick up garbage, etc. If volunteers can assist, we can decrease costs. We have funds in the bank in excess of \$27,385.00 which does not include the dam fund.

**21:12: Motion to accept the proposed 2021 Budget by Hazel Higley, seconded by Caryn Phoenix-Renz; 83% in favour, 5% opposed, 12% abstained, motion carried.**

#### **10. FOCA Report – Terry Rees, Executive Director:**

1. FOCA background: Michelle Lewin and Terry Rees work as a team out of the FOCA office in Peterborough. Membership in FOCA is a significant investment by LKRA and 520 other member associations. Its role is to be the voice of the environment and work on priority issues on your behalf. (Terry has been a lifelong cottager on our lake).
2. Programs and files in progress: FOCA encourages all members to look at benefits, especially the Cottage First insurance program; many members have found a better price with better level of coverage.  
<https://foca.on.ca/benefits>. FOCA offers members many webinars on relevant topics throughout the year. During Covid, FOCA assisted member associations to stay connected, such as hosting AGMs and providing updated Covid information for lake communities. Last year was a dangerous situation for all, but lake associations adapted and did well, even though we could not do social events.
3. Priorities for a new strategic plan: Based on input from our members, there are six main goals;
  - a. Promoting healthy lands, lakes and rivers;
  - b. Advocating for responsive government on items such as conservation authorities and hydro costs;
  - c. Championing affordable and safe rural living with information on insurance, cottage succession etc.;
  - d. Serving lake and road associations;
  - e. Building capacity
  - f. Fostering community.

We want to have a voice at the various levels of government.

4. FOCA programs: *Lake Partner program* monitors water quality, *Invasive Species*, works to prevent the spread of Asian carp, Stary Stonewort, Fanwort, Eurasian Water Milfoil etc. Information on other programs can be found on the website.

Other areas of concern include hydro costs as the seasonal rate class is being eliminated, and cottage succession planning where we have worked with Estate Planning Lawyer Peter Lillico out of Peterborough to provide webinars. FOCA offers a wealth of free information, both online and in hard copy. Members can search any questions on the website and are encouraged to sign up for the Elert to receive updates at <https://foca.on.ca>.

#### **11. Covia Update – Mike Delsey**

1. Covia has been updating their Blue Mountain site, reducing dust, etc. Due to Covid there have been construction delays to the Blue Mountain project. Safety programs have been instituted for staff and contractors. The completion date has shifted to December 2021.
2. The annual open house has been cancelled for this year due to Covid.
3. Covia continues to collect and incubate turtle eggs for later release of hatchlings and has funded our Loon Project.

#### **11. Submitted Questions**

Questions/Comments submitted in advance:

1. Concerns have been raised about over-fishing on our lake, particularly by off-lake boaters. Parking at boat launches and the roads have become an issue. Over-fishing and invasive species are of concern.

***We have contacted all appropriate agencies but there is no easy solution. We will investigate updating our boating/fishing signage at the Peninsula Rd. Boat launch and contact the Township regarding posting of No Parking Signs on the Road. We will look at improving the dock.***

2. We need to address the removal of four abandoned docks on the lake. Styrofoam is a pollution issue.

***We have received a quote to remove and dispose of the materials, as noted in our budget. Volunteers have indicated they might like to organize a work crew and we will see how this moves forward.***

3. There are concerns about cottage rentals (Airbnb cited) with overcrowding and noisy renters.

***The township was contacted but no solution was offered.***

## **12. New Business:**

1. As per the 2021 budget, we plan to invest in a new AED for placement at a volunteer's cottage. Tom Clark has volunteered. We thought it important to have another one available to help folks in event of an emergency.

2. We have invested in many new hazard markers this year and have many new volunteers which will make our lake safer for boaters.

3. A volunteer Communication Task Force has completed a review of our existing communication strategies. The audit includes many excellent recommendations that will be slowly introduced over the year ahead.

We encourage all cottagers to bookmark the LKRA website, enjoy the Newsletter and sign up to receive eblasts to stay connected with the lake. The summary will go out in the eblast and be posted on our website.

4. Lake Safety ideas will be coming soon.

5. Previously we were advised by our insurer that fire pumps were a liability risk but that has changed. We will be looking at the potential to add fire pumps on the lake as part of our upcoming safety review.

Questions submitted at the meeting will be responded to and are attached to the minutes and posted on our website.

**21:13: Motion to adjourn by Mike Delsey, seconded by Stacy Dedlow; 89% in favour, motion carried.**

**Mike thanked everyone for participating as we had an exceptionally good turn out!**

**The meeting concluded with Lake Association video "Associations in Action" from FOCA.**