

Bay Lake Property Owners Association

MINUTES

37<sup>TH</sup> Annual General Meeting

August 12, 2018

1. Opening Remarks (Paul Turner)

Paul welcomed everyone to the 37<sup>th</sup> Annual General Meeting of the Bay Lake Property Owners Association (BLPOA). He welcomed Mayor Hoffstetter, saying the Mayor would be giving an update following the formal agenda. He announced that only paid up members for the 2017/18 year may participate in voting or bring forward a motion. He asked anyone speaking or asking a question to state their name for recording purposes. Not being an expert on Robert's Rules, Paul asked that any procedural problems be pointed out. Paul asked that we go around the room and introduce ourselves.

2. Approval of 2017 Minutes (Paul Turner)

Motion to accept made by Randy Webber, Seconded by Fred Leishman. All in favour. Minutes approved.

3. Treasurer's Report (Michelle Stevenson)

Michelle provided the financial report and explained some differences. The opening and closing balances June 30 suggest a huge difference. Two expenditures to discuss – one relates to cheque orders. Money will be refunded \$144. Insurance premiums – high because last years cheque was cashed after June 30 and number represents 2 premiums. There are also discrepancies because deposits for pancake breakfast were made into account after June 30<sup>th</sup>, therefore will be in next years financial report.

4. Membership Report (Bob Sutherland for Pat Nimigeon)

Bob shared that he and his wife are relatively new to the lake. On behalf of Pat, Bob thanked the association for their support, stating we are off to a good start with 49 memberships bought at the Pancake Breakfast. As of August 1/18 there are 73

supporting members, compared to 68 August 1/17. We have 200 cottages, with 79 supporting members. This is less than 50%. Bob shared that water testing is still a big part of where the dues are spent. The challenge is people who may forget to renew. Perhaps we can continue to remind our neighbours to support the association. Testing is a big part and we will try to find out how we compare with other lakes in the area. This may raise support in the future.

#### 5. Environment/Water Quality (Judy Dunn)

Judy reported that in last years comprehensive testing there were no detected microcystins at the 4 sites and the ecoli results were good, with only one site with a reading over 10. This years results have been well below accepted limits and she is keeping an eye on one to two spots with slightly elevated levels. The comprehensive tests at beginning of August test for fecal streptococcus, nitrate, nitrate, total nitrogen and microcystin (precursor to blue-green algae) at 4 locations at roughly the 4 compass points around the lake. Our Pitch-in Day was on May 6. 16 volunteers came out to pickup trash around the lake and surrounding roads, and collected 5 large bags of recyclables, a large bag of garbage, 2 bags of beer and liquor cans/bottles and an assortment of wood and metal.

The Lake Partners' Program measures levels of phosphorous and calcium at 3 deep locations in the lake. Secchi disc readings measure water clarity and will be taken about twice a month until the fall. These data are all collected at the Dorset Environmental Science Centre along with results from 550 lakes in Ontario. There is no cost for this program.

Benthic bio-monitoring that was conducted on July 21<sup>st</sup> at benthic site #1 at the west end of the lake beside the boat ramp. 16 volunteers collected 390 macroinvertebrates from the 3 samples in record time. This was our 10<sup>th</sup> year doing benthic collecting. Many thanks to the volunteers who helped make the day such a success. The data that is collected from the benthic sampling is used along with the data from 45 lakes in the Muskoka Watershed as an indicator of water quality and habitat condition. The Muskoka Watershed Report Card which is produced every 4 years has just been completed and is available at their website at [www.muskokawatershed.org](http://www.muskokawatershed.org).

The results from all our monitoring programs will be updated and posted on our website soon. Judy brought our attention to a few pamphlets about invasive species that she provided and encouraged everyone to report sightings through the website [www.eddmaps.org/ontario](http://www.eddmaps.org/ontario) For more info on invading species check out [www.invadingspecies.com](http://www.invadingspecies.com) or call hotline at 1-800-563-7711.

Questions:

Mr. Ondrak asked Judy about bottles picked up, whether they were found in the water and likely tossed overboard. Judy assured him they were picked up during Pitch-in Day on the road side, not in the water.

Mrs. Jarvis - What does blue-green algae look like. She saw a thin greeny yellow gelatinous mass while canoeing. Judy said that we are testing for this and it's not likely blue-green algae.

Richard Froud wanted to comment on Pitch-in Day. He has participated for 4-5 years. Most of garbage found is dumped by commuters (coffee cups etc). We don't do pitchin on the lake, just on the roads. This year they found some syringes by the post office boxes.

#### 6. Fish Advisory Committee (Ron Morris)

Ron updated the group on the state of fish in the lake. May 2016 we got a permit to stock pickerel. Fall 2016, only 78 pickerel fingerlings 3-6" were put in the lake. Since then, no hatcheries have been able to grow fish for us or the existing fish were spoken for by the MNR. MNR stocks a lot of lakes with pickerel and pick up most of the fish in the hatcheries. Some hatcheries are shut down due to disease.

Ron spoke of upcoming plans to approach the township about replacing the existing sign at the boat launch. This will include proper cleaning of boats, not throwing leftover bait overboard and perhaps a more detailed map of the lake. The big issue with anglers not cleaning their boats as they exit and enter other lakes, is contamination.

Question – are there any zebra mussels in Bay Lake? Judy – no

We have no lake trout status since 2014.

#### 7. Website (John Meyer)

John explained his role. He sends out emails, newsletters while trying to minimize the number of emails everyone gets. There aren't a lot of changes to the website. Expect to see Benthic testing results and water quality results posted in the next few weeks. Buy and Sell requests sometimes come to him. There is a Facebook page already in use. John invited anyone to send him Buy and Sell requests and he will post.

Recently information on the Fire Ban was posted, with a link to the township website. John emailed the association on where to send complaints (911 or Graham Stettler, Fire Prevention Officer). He informed us that outdoor gas fire/burner is legal as its considered a controlled flame. Information on the fire ban is available on the Perry Township website

#### 8. Fire Ban (Paul Turner)

An Extreme fire ban is still in effect. Information can be found on Perry Township website.

### 9. Bear Sightings (Paul Turner)

Paul advised the group that there have been several bear sightings, including a mother with babies. Just wanted to warn people that they are out there and to take precautions for themselves and their animals.

### 10. Accomplishments (Steve Morris)

Steve wanted the current executive to be proud of our membership numbers. This is the direct result of Pat Nimigeon, who is never satisfied until the next paid-up membership is obtained. It means a lot to the executive to feel we have the support and encouragement of a strong membership. He also highlighted the following:

- The water testing program and thanked Judy Dunn and Bill Paterson for their hard work.
- The township and their \$1,000 grant
- All site sponsors
- Great Corn Roast in September and thanks to the Nimigeons for hosting
- Newsletters – informal and educational. Thanks Victoria Darling-Wadel for her work in publishing these
- Pitch-in Day – thanks to Bill and Judy for spearheading this important community event
- Pancake Breakfast and Silent Auction – Thanks to those who organized our biggest fundraiser and all the volunteers who help every year
- Thanks to the Association membership for your support and encouragement of the executive

### 11. Acknowledgement of Past Executive (Paul Turner)

Paul thanked the past executive for their contributions and hard work this year.

### 12. Election New Executive (Randy Webber)

Randy officiated the election of new executives. The new executive for 2018/19 is:

Neil Chezepok, Garry Coram, Victoria Darling-Wadel, Leslie Farooq, Michelle Froud, Richard Froud, John Meyer, Ron Morris, Steve Morris, Pat Nimigeon, Bob Sutherland

### 13. New Business (Paul Turner)

Mrs. Jarvis – been on lake since 1989 still doesn't know who is on the association. How can we encourage new members? She would be willing to help. Pat Nimigeon – all members receive plaques to place on their property at the end of the driveways. We already deliver magnets door to door and also try to get around and speak to cottagers

in person. Steve – every meeting membership is discussed tirelessly. The fact is that not everyone will join.

Lee Davidson – asked a question about canoeing on the lake. She shared that they overturned their canoe on the rocks in the channel. They appreciated the wind sock that is there now. Paul reminded the group that the Association isn't responsible for placing markers to identify rocks and hazards on the lake.

Jarvis – wasn't sure if she was to go to left or right of markers? Paul stressed that if you aren't sure, keep dead centre. Jarvis noticed that there was an old artificial wall in the lake that should be marked. Again, it was reiterated that the Association isn't responsible for marking rocks and hazards on the lake. It was suggested to know your lake, and if you don't know where the hazards are, stay in the middle.

Mr. Ondrak – wanted to know if the Association would mark the rocks in the outlet. Again, Association not responsible for marking hazards on the lake. It is incumbent on each boater to know where the hazards are before they use the lake.

Mr. Robinson – His concern was the Neighbourhood Watch sign, which was looking unused and neglected. Steve Morris offered to check this out and the sign has since been cleared of branches. Randy Webber added that from personal experience, Neighbourhood Watch does work on Bay Lake. A strange car was reported parked at a cottage and there was a subsequent arrest made.

Fred Leischman – commented on rental properties. Do we know how many are on the lake. Pat Nimigeon did hazard a guess at 7-10, but thoughts were there were more.

Carol Gibson – questioned where the No Wake sign was in the channel. Either flipped over or stolen. Again, the Association isn't responsible for signs on the lake.

#### 14. Draw for Door Prizes (Paul Turner)

There was a draw for 3 wooden grill scrapers made by Janice Patterson. Winners were Gaynor Moore, Lee Davidson, and Pat Nimigeon.

#### 15. Adjournment (Paul Turner)

Motion to adjourn by Randy Webber and seconded by Al Davidson. All in Favour.  
Adjournment 10:10 a.m.

Township Info Session (Mayor Norm Hoffstetter)