

**Minutes of the Spring Meeting  
of the Kennisis Lake Cottage Owners' Association (KLCOA)  
held at the Seminar Room of the Haliburton Forest in the Haliburton Highlands  
on Saturday May 20, 2006 at 9:30am**

**1. President's Remarks**

A quorum being present, President Duncan McCallum called the meeting to order at 9:35am, welcomed the members and outlined the agenda for the meeting. The agenda was approved unanimously as presented.

**2. Approval of the Minutes of the Last Meeting**

Mr. McCallum noted that the minutes of the members' meeting held on Saturday September 3, 2005 were posted on the KLCOA website last Fall and that the minutes were also mailed to all members with the Fall 2005 newsletter.

Motion: THAT the minutes of the Annual General Meeting held on September 3, 2005 be approved as presented.  
Proposed: Ron Butcher  
Seconded: Janet Douglas  
Carried: Unanimous

**3. Treasurer's Report**

Treasurer Tony Lepine reported that there is currently a balance of \$11,395.29 in the bank account but noted that the unallocated balance is \$1738.42 after forecasted expenses. Tony Lepine presented the budget for 2006 and said that he is expecting a surplus of \$3,981.20 for the 2006 fiscal year.

Motion: THAT the Treasurer's report be approve as presented  
Proposed: Chris Riddle  
Seconded: Murray Wigmore  
Carried: Unanimous

**4. Membership Report**

Membership Director Cathie Heppell reported that there are currently 234 members for 2006.

**5. KLCOA Lands**

Jeff Pinkney recognized the KLCOA Lands Committee members and thanked them for their hard work again this year. Jeff Pinkney also thanked the Forest and the Marina for their regular support of the Committee's work. Jeff Pinkney introduced Bruce Carruthers, long time KLCOA member.

Mr. Carruthers said that he has been a member of the association for over three decades despite not owning a cottage on the lake. He noted that his wife owned the island commonly known as "Big Island" since the early 1970s and have never wanted to sell it for development. Mr. Carruthers said that Jeff Pinkey first contacted him several years ago, asking for permission to go on the island for clean-up purposes. Mr. Carruthers said thatafter getting to know Jeff and becoming more familiar with KLCOA practices, he is planning to donate the Island to the Haliburton Highlands Land Trust (HHLT) if all the various parties can agree to various tax issues, and requested that the Island be renamed Norah's Island in honour of his late wife. The membership gave Mr. Carruthers a standing ovation in recognition of this generous donation and approval of the name change.

Jeff Pinkney introduced Ian Daniel, Chair of HHLT, and Dr. Brant Wootton, both founding members of the HHLT. They noted how excited they were that the Land Trust would be able to preserve land in its natural state in this area. Seven Board members work tirelessly to ensure that the ecological gifts program from Environment Canada will come to fruition. Dr. Wootton reported that a mapping project is underway to identify significant features in the area in the natural heritage of the county. Mr. Daniel noted that funds are urgently needed to pay for taxes, lawyers, studies, insurance and other such expenses.

Jeff Pinkney noted that no funds from KLCOA's budget will go toward financing the partnership between KLCOA Lands, Mr. Carruthers, HHLT and the municipality but stated that fundraising is required to ensure that this partnership is able to enact its mandate. One hundred households on the lake are needed to pledge \$500 each either in one lump sum or on an installment basis over the course of five years to generate the seed money required to fund the partnership. This money would be pledged to the HHLT, which, unlike KLCOA, can issue tax receipts.

A land use policy will have to be drawn up and put into place to ensure that the island does not become a campground of sorts, but is retained as a conservation area for the enjoyment of all.

Motion: THAT the KLCOA membership endorse continued discussions between KLCOA Lands Committee and the Haliburton Highlands Land Trust (HHLT) to finalize the details of a partnership between these two organizations and the property owner/donor, with a view to approving the final agreement either at the Fall 2006 AGM or the Spring 2007 members' meeting; THAT the association support the renaming of the island to Norah's Island; THAT the island (Con 4 pt lot 13 to 14pt island) be added to the KLCOA Lands Committee portfolio as custodians thereof; and THAT the Committee be allowed to spearhead a fundraising effort to raise \$50,000 for Lake Kennisis Projects.

Proposed: Jeff Pinkney

Seconded: Murray Wigmore

Discussion: There was concern as to how the funds would be earmarked for this project and kept separate; Ian Daniel said that HHLT will present the financial statements relevant to these funds in their Annual General Meeting. Mr. Daniel also noted that HHLT's Board and membership must also vote on a similar motion in order for it to be implemented. The question was asked why KLCOA can't simply own the island since it will manage the land; Duncan McCallum explained that KLCOA is not a registered charity, and that if KLCOA holdings are listed above a value of \$200,000 the organization will have to pay significant taxes to the federal government. Also, the Ecological Gifts Program only recognizes charitable organizations as acceptable recipients of such gifts. Mr Carruthers agreed that he will receive a tax refund from his donation, but added that a substantial tax break is allowed for ecologically sensitive lands. Dr. Wootton noted that he has to do a survey of the island to determine what species of fauna and flora inhabit Norah's island, the results of which will help identify what activities can be permitted on the island – specifically, irreparable harm must be avoided, but better answers can be given after the survey is complete. A retired CA and former accounting firm partner in the audience noted that the proposed arrangement is exactly correct in its planning stages and offered his assistance as accountant to the HHLT. Bob Wigmore thanked the KLCOA Executive for undertaking this project and for looking after the welfare of the Lake. Jeff Pinkney said that if the fundraising exceeds \$50,000 the additional funds will be used for Norah's Island and/or other Lake Kennisis projects.

Carried: Unanimous

Jeff Pinkney reported that KLCOA Lands no longer needs to be a land use planner and can move into a role of custodian to implement the plan approved by the membership with regard to Blueberry Islands, Lipsey Bay and Bullfrog Bay. On July 15<sup>th</sup> at 9am, a workshop will be held in the Seminar room, inviting all members to participate and give input.

## 6. Lake Planning

Ron Butcher reported that the survey results are in and noted that the raw data can be presented today for discussion purposes, but said that attendance at the summertime workshops is the next step in ensuring that the Lake Plan works for all cottagers and many generations to come.

Jeff Gardner spoke to the survey results and said that of 937 surveys mailed, 334 or 37% were returned. The survey was filled out not only by cottagers but also by commercial concerns in the area, such as marinas and real estate representatives. Water quality and the natural environment were identified by the majority of respondents as the main concern they have on the lake. Personal watercrafts and boating as well fluctuating water levels were listed as the main annoyances. People said they were satisfied with the services they have at this time and while they would like to have better roads, many people feared that improved roads would mean more traffic. Many people wanted access to cell phones and internet, yet were appalled at the thought of towers marring the scenery. Certainly lake stewardship is near and dear to everyone's heart, and most respondents indicated they would like better control of septic systems by the municipality. By extrapolating survey results, Jeff Gardner said that the Committee estimates there are as many as 1400 motorized boats on the lake, 83% of which are polluting two-stroke engines. A study by Randy French showed that households with dishwashers and lawns produce as much 6 times more phosphorus as cottages that do not have these facilities. Jeff Gardner noted that the survey results are on the KLCOA website at [www.klcoa.org](http://www.klcoa.org)

The workshop schedule was posted on the walls, is available on the website and is in the newsletter; Jeff Gardner invited all cottagers to come to these events so that their voice can be heard on a variety of topics. Peggy Pinkney suggested a point system that would allow each cottager to rate how well they are doing ecologically and work toward a specific goal.

Duncan McCallum recognized the Lake Plan Committee members and thanked them all for their hard work. Ron Butcher introduced the Workshop leaders.

One cottager expressed disappointment that KLCOA did not support her request to stop her neighbour from adding bunkies without plumbing and stated that this neighbour has broken five separate by-laws, as well as building without a permit. Cam Douglas responded that he and President Duncan McCallum have written a letter to the municipality but said that it was not submitted in time for the meeting that took place in town. However, they have asked for consideration from the municipality and the letter is now under review.

Motion: THAT the Lake Plan report be approved as presented  
Proposed: Tony Lepine  
Seconded: June Pinkney Hunter  
Carried: Unanimous

## 7. Committee Briefs

Swimming: Stephanie Clark is now in charge of swimming; dates are posted on the website and a pink registration form was included in the newsletter.

Regatta/Sailing/Fireworks: Fireworks are scheduled for Saturday July 1<sup>st</sup> (rain date on the 2<sup>nd</sup>) and Steve Ashfield requested that cottagers not call his place to find out whether the fireworks will take place in the case of inclement weather or at what time they will begin. Fireworks begin at dusk (when it is dark enough for enjoyable viewing) and Mr. Ashfield and suggested that cottagers come to the Marina to find out whether the fireworks display is going forward or not. The annual Regatta will take place on Saturday August 5<sup>th</sup> (rain date is on the 6<sup>th</sup>).

Jim Prince said he will post a sign for the sailing regatta and see if there is sufficient interest to get this event going again.

Rock Bass Tournament: Keith Rodd reported that the tournament will take place on Saturday July 8<sup>th</sup>; registration will take place at the bridge to Little Kennisis at 8am.

Roads: Fred Musinka reported that he, Gary Benson and Barry Wilhelm drove around the lake and on all the spur roads last summer and stated that they have asked the municipality to pave the worst areas. The municipality has agreed to do some of that work this summer. Fred Musinka asked for a volunteer to take this portfolio over from him and Gary Benson.

Community Policing: Bob Kruger reported that it was a quiet winter with only half a dozen break-ins scattered around the lake. There is now representation on the West Shore with three families providing community policing in their area, but there is only one family involved on Little Kennisis, so volunteers are needed there. Bob Kruger noted that the OPP is very short-handed this summer with several officers on maternity leave or seconded to other areas. Bob Kruger asked that cottagers report any criminal or suspicious activity directly to the OPP rather than calling 911.

FOCA: Duncan McCallum reported that he attended the Federation of Cottage Association's workshop and Annual General Meeting last fall and noted that smaller associations around Ontario deal with much the same issues that KLCOA does. Property taxes are an issue for everyone and Duncan McCallum said that he has touched base with WRAFT. There has been an 18% increase in property assessments this year.

Forest Update: Peter Schleiffenbaum welcomed everyone to the Seminar Room and noted that parking has been improved for the summer theatre and said that tickets are now available at the office for this year's production, to be held in the last week of August and the first week of September. Duncan McCallum thanked Peter Schleiffenbaum for his generosity with KLCOA.

## **8. New Business**

Marie Bordeleau reported that she has not been able to review the by-laws over the winter but noted that she will endeavour to do it over the summer and asked for a volunteer to take the production of the newsletter.

## **9. Adjournment**

There being no further business the Spring Meeting was adjourned at 11:45am. The next meeting of the membership will be held at 10am on Saturday September 2, 2006.