

Clear Lake Property Owners' Association  
MNUTES OF ANNUAL GENERAL MEETING

Saturday, June 29, 2019

At Torrance Community Centre

Estimated 56 Cottagers and Guests in attendance including Glenn Zavitz, Ward A Councillor; Phil Harding, Mayor of Township of Muskoka; Ruth Nishikawa, District Councillor; Karen Dalton, Safe and Quiet Lakes.

**OPEN:** At 10:15 Margaret Kenwright (President) welcomed CLPOA members and guests. A moment of silence honoured the passing of Jim Lewis, Alan Sheriff, Tony Tuzi, and Mary Kerr.

**BOARD COMPOSITION:** Erin Beckett has had to step down from the board. Lisa Pennycook will be appointed to fill the position until the election next year.

**PRESENTATIONS:**

- 1. Torrance Barrens** - Marg Kenwright gave a synopsis of the issues with the Torrance Barrens and invited Mayor Harding, Councillor Zavitz, and Councillor Nishikawa to answer questions. Mayor Harding explained the committee structures and introduced Councillor Nishikawa as the head of the Trails Committee. He has raised the issue about banning camping to the province, but that has been no answer yet. The issue of garbage bins has been approved Council and has been referred to the District. Councillor Nishikawa explained that the Torrance Barrens has gone through several changes in management recently – first the Township of Muskoka managed it, then the Ministry of Natural Resources and Forestry, and Ontario Parks. She reported that the government of Gravenhurst is on board and extra leverage from them should help. She indicated that implementing a fire ban is a priority due to the potential for damage. Mike Silver raised that No Camping signs are posted, but the government website lists the area as public camping. Councillor Nishikawa responded that the signs limit the area where camping is permitted, but banning camping completely is a different process. Suzanne McClennan asked about grant money that had been requested by the Guardians of the Torrance Barrens. Councillor Nishikawa responded that the decision is not final, but it appears likely there is no funding this year. Suzanne McClennan asked what we can do. Mayor Harding responded that the recent floods have drawn visibility to region and has led to some increases in infrastructure funding. Some of that might be used. Mike Silver described his frustration at submitting an application for funding grant after significant personal expenses and was disappointed at the lack of response. Mayor Harding said that the decision on the funding grant has not been finalized yet. He gave his commitment to meet with Ministry about the Barrens. Scott Andrews asked Mayor Harding about the command structure and span of control and what needs to be pushed to other levels of government. Mayor Harding responded that they have control over some issues, but provincial parks are under control of the province. The Township can lobby and advocate, but they have no direct power. They can control garbage. Councillor Nishikawa added that they can direct the Fire Chief that there is no burning at the Barrens, the Township also supplies washroom facilities, but repairs of the boardwalk are a concern for

the province. Signage is reviewed at council. Mayor Harding stated he will provide a status report on these issues after the next council meeting, due within the next 30 days.

2. **Fire** – Bob Cleverdon asked about the lack of fire service. He expressed concern that trains run 18 times in a 24-hour period and having responders on the other side of the train track delays response time. Councillor Nishikawa stated that the fire service has always Torrance-Walkers Point. The balance of responders used to favour Torrance, now there are more in Walkers Point. Two or three firefighters are from Crossroads and we have enough coverage. Mayor Harding stated the new Fire Chief will review coverage across all municipalities. They also have agreement with Gravenhurst for shared services so if a train blocks responders they can get coverage from elsewhere. Gaylen Sylva asked if the fire department was only reactive, or also offered proactive services. Mayor Harding said there is a fire prevention officer who can give talks. There is also a new bylaw complaint process on the website. Councillor Zavitz shared a story of a quick response and assured cottagers that response time should be within 10 min.
3. **Garbage Bins** – Gary Dell asked why adding garbage bins to the Barrens takes so long. Councillor Zavitz responded that governments move slowly, and there are many components to the issue. Teresa Meadows asked if we could just get the bins ourselves. Councillor Nishikawa responded that while we can add the bins, they still need to be picked up. It is a bigger issue that just adding bins.
4. **Camp Pinecrest Bylaw Amendment** – Cole Balmer presented a site plan amendment and explained why there are changes required. A dock was missing from the original plan, and it has become obvious that it is required. Mike Silver thanked Cole for the transparency and forthright communication. Sandy Gribben asked about using more busses to cut down on car traffic. Cole Balmer responded that the bussing is currently free, but the numbers of campers using them has remained stagnant. They are not likely to convert more campers away from cars. Brian Ternoway asked about winter activities. Cole Balmer responded that the camp was busy during the winter, with about 80 campers (summer capacity is around 320). He added that with a camp presence through the winter they can call when the roads are not done well and are available for help. Suzanne McClennan asked why not sand the roads rather than use salt. Cole Balmer responded that sometimes sand doesn't cut through slippery ice. Councillor Nishikawa indicated that there is a movement to remove salt from sand district wide. The current composition is about 5% salt, although some feel that is still too much. Charlie Wilkins asked about the current dock. Cole Balmer responded that the current dock has been reclad, and the amendment is asking for a new dock. Jackie Lewis asked about direct road access to the highway. Cole Balmer responded that after review, it was determined – that the current road was adequate for the current needs. There are no changes imminent. Paul Regan asked where the new sailing program would take place, the whole lake or just one end, and whether it would affect waterskiing. Cole Balmer responded that they would try to keep it mainly in the bay, but to let them know if they get in anybody's way.
5. **Public ramp** – Marg asked if there have been any issues? Hal Pegg responded that most people follow rules, although there have been a small number of exceptions. Marg Kenwright stated that a new sign about emptying bilge water will be added at the ramp, and thanked the Fossenier family for the reminder. She indicated that the current sign post is

wobbly. Councillor Zavitz said he would deal with it. Gaylen Sylva asked if there was anything on the government website about rules for ramp use, and whether we had the ability to modify the content. Councillor Nishikawa indicated that the content could be improved. Dana Andrews commented that it is our responsibility as cottagers to share the rules with our own renters. Brian Ternoway asked if we could update the website to add information on invasive species. Ian McClennan indicated he would. Suzanne McClennan asked for more details on invasive species. Councillor Nishikawa indicated that the Watershed Council was also a good source of information.

6. **Catch and Release** – Charlie Wilkins reminded cottagers to catch and release large bass. Mike Gribben commented that the large fish population has declined significantly. Anglers should return large bass but remove the pike. He also expressed displeasure at the idea of adding splake (speckled/lake trout). He also asked for a study by the Ministry to see what happened to our bait fish.

**MINUTES:** The minutes were distributed by email before the meeting. The minutes from 2018 AGM were Approved with amendments (Bob Cleverdon, Brian Ternoway)

**TREASURERS REPORT:** The report was distributed by email before the meeting. (Scott Andrews, Suzanne McClennan)

1. Motion to waive independent review of financial position of CLPOA – Approved (Brian Ternoway, John Mayberry)
2. Motion to approve 2019-2020 disbursements – Approved (Carolyn Schwartz, Gaylen Sylva)

**WATER TEST SUMMARY:** Bob Cleverdon presented the results of the 2018 water testing. The testing shows the water is exceptional. The Secchi disk reading was 6.6m, best since 2007. E-coli and bacteria readings are well within MLA/provincial numbers. The phosphorous levels have historically been around 8 against a threshold of 4.79. While we have seen decreasing levels in recent years, the testing numbers from this past year, using a new lab, came back completely out of line. Also, all phosphorus measurements out of this new lab were stated in whole numbers, rather than to single digit precision. The tests were repeated, and the lab came back with a consistent value of 2 across all locations. A new lab will be used next year. Officially the value is 3.3, but that has an asterisk as it is not believed to be accurate. Notwithstanding, comparison against measurements in other lakes shows that our phosphorus levels are continuing to decrease. Suzanne McClennan asked about the location of Site 7, and that those numbers seemed high. Bob Cleverdon responded that that site was near construction, and with the additional turnover the numbers are expected to be higher. Lianne Sheffiff asked where phosphorus comes from. Bob Cleverdon responded that most of it is background and natural, but some does come from soap residue.

**MEMBERSHIP:** Sharon Cleverdon presented membership details. Before the meeting today we had 45 paid members, plus 25 added today making a total of 70 paid memberships. Last year there were 73 at the same time. We have 138 cottages on the lake, so we should have more paid members. Marg Kenwright asked how many paid members were also members of the MLA, which can reduce our water testing cost. Sharon Cleverdon responded that there was only one member so far, typically there are three to four. Last year there were a total of 110 paid memberships, 115 paid memberships the year before, and 124 paid memberships the year before that. We are seeing a decrease. Mike Silver asked those present to ask their adult children to become members. He felt the gap was in a “missing

generation". Marg Kenwright noted that one membership meant one vote, but the bylaws allowed up to four memberships per property. Sharon Cleverdon suggested we should send personalized emails to unpaid members rather than a generic email to the list. Paul Regan asked if we knew why we had fewer members. Sharon Cleverdon responded that we do not. She suggested that in the past the membership reminders were delivered physically rather than electronically, and perhaps the face-to-face interaction helped. A suggestion was made to track history and find specifically who was not paying this year that paid in previous years. Gaylen Sylva suggested that we remind people what the membership covers, other than just the Regatta. We should explain the benefit and costs of membership. Marg Kenwright thanked Bob and Sharon Cleverdon for their efforts in maintaining membership and water testing. She also thanked Paul Traves for installing the marker buoys. Theresa Meadows asked why there can't be a test when a cottage is sold to ensure the septic system is up to date. Councillor Zavitz responded that that is a good idea, and that they are looking at the issue of septic at Council.

**SAFE AND QUIET LAKES:** Karen Dalton introduced Safe and Quiet Lakes and outlined their mission and responsibilities. She informed us that the speed limit on water is 9km/h within 30m of shore or any object (raft, dock, island, other boat, etc.). They surveyed of ~3400 people and the results are posted on the website. Gaylen Sylva said that speed is one factor, but boat size is another. She hasn't seen anything with big wakes. Sandy Gribben has seen them on her side. Carolyn Schwartz asked if Safe and Quiet Lakes should add anything about invasive species. Karen Dalton responded that their mission is safe and quiet lakes, and that while important, invasive species is outside of their mission. Marg Kenwright shared that the board has approved a \$100 donation to Safe and Quiet Lakes. Brian Ternoway reminded boaters that wake boats should stay in the middle of the lake rather than near docks/rafts.

**REGATTA:** Will take place August 3<sup>rd</sup> at the Silver's. Lisa Pennycook will organize again.

**NEW BUSINESS:** Glad Bryce shared that Porter is flying into Muskoka. They have shuttle that takes you from the airport to Pie. Charlie Wilkins shared that on two occasions last summer he saw waterskiing boats without a spotter. He reminded everybody about the importance of making sure a spotter is there. He also issued a reminder that non-powered boats (canoe, paddleboat, paddle board, sailboat, etc) have the right of way. Bob Cleverdon shared that he has removed a significant amount of debris from the lake this year, more than usual. Old docks are falling apart and more care should be taken. Theresa Meadows asked if there was a bylaw concerning docks or dock maintenance. Councillor Zavitz indicated that there was. Call and a bylaw officer will come by. Suzanne McClennan asked about the location of the loon nests, or if anybody has seen baby loons this year. Nobody has, but Councillor Nishikawa indicated there have been reports of a declining loon population. She commented that the Federation of Hunters and Anglers may have more information.

**TORRANCE 150 CELEBRATION:** Councillor Nishikawa said there is an organizing committee to celebrate the 150<sup>th</sup> anniversary of Torrance. The Clear Lake Brewery and the Clear Lake Resort are planning event around 17th/18th of August. There will be a Friday night event at the Brewery, and a Saturday event at Sunset Park and here at the Torrance Community Centre. She asked for volunteers to join committee. She also suggested we integrated the anniversary celebrations into our Regatta. The theme is celebrating everything Queen.

**ADJOURNMENT:** The meeting was adjourned at 12:17pm (Bob Cleverdon, Suzanne McClennan)