

2021 ANNUAL GENERAL MEETING AGENDA

7:00pm June 7, 2022

Held Via Zoom Format



Call to Order

The meeting was called to order at 7:02pm by Dave Chaulk

Confirmation of Quorum

Tim O'Regan confirmed that there were 44 owners participating in the meeting, so quorum was met.

Motion to Approve Zoom Format Meeting

It was explained that Dave Chaulk and Kevin O'Regan would co host the meeting. Questions could be asked and motions would be presented through the chat feature. With call for votes, it would only be necessary for 'against the motion' votes to be logged.

The motion to accept the Zoom Format Meeting for the 2021 AGM was made by Bernard Collins and seconded by Cheryl Normore. A vote was taken, and the motion carried.

Call for New Business

Dave Chaulk called for any new business items to be added to the agenda. There were no additions.

Confirmation of Current Committee

The new committee members were presented:

Full Time Residents

Dave Chaulk – Committee Chair

Wanda Highmore – Committee Vice Chair

John Hussey

David Hiscock

Seasonal Residents
Kevin O'Regan – Secretary-Treasurer
Charlie Noseworthy
Jim Batterton

Todd Groves made a motion to ratify the committee as presented , and the motion was seconded by Brenda O'Regan. A vote was taken, and the motion carried.

Approval of 2020 AGM Minutes

2020 AGM minutes had been circulated to members of the LSD. Keith Normore made a motion to accept the minutes as circulated , and was seconded by Brenda O'Regan. A vote was taken and the motion carried.

Follow up to 2020 AGM Issues

There were two issues that came up following the 2020 AGM. They were addressed by the committee after the meeting.

1 Change the Legal name of the LSD by removing the words 'Vineland Road'. *This request was explored at length, considering with legal requirements, the current establishment, and history of the LSD. The name established unity with the entire area. It was determined that there would be a tremendous effort and cost to make the change.*

2. Installation of streetlights within the LSD, focusing on road intersections. *There was a fair amount of reply to this issue, all of it negative. Residents did not want the areas illuminated. The cost of such a move would be substantial, and the committee decided not to pursue it further.*

Financials

Financial statements for the Fiscal year ended December 31, 2020, were circulated electronically. Kevin O'Regan presented comments, we noticed that there were some late payments of fees due to issues arising from Covid-19. The LSD reserve funds of \$25,000 remain untouched All other spending and costs were in line with previous years, with the LSD being in a solid financial position. Kevin O'Regan made a motion to accept the financial statements as presented. The motion was seconded b Keith Normore. A vote was taken and the motion carried.

Kevin O'Regan also thanked two LSD members for the support that they provide. Roger Coombs of Coombs and Associates completed the Financial Statements. Olga McWilliam Benson of Benson Buffett Lawyers provides ongoing legal advice support to the LSD.

Emergency Services Location Numbering Update

The numbering system work has continued, unfortunately slower than anticipated due to restrictions of Covid 19. We are making progress and the committee would like to thank David St. George and Bell Aliant for their work and support.

Road Report

Finally we have caught a break with the weather and our cabin road system has dried out a bit.

We have given go ahead for road work this summer.

Please be watchful and take care when driving our cabin / cottage Road system. We are currently upgrading and ditching trouble areas, upgrading some water run off trenches, grading the complete system and installation and excavating with addition of blasted rock and various classes of gravel with compaction in select areas to further help build the base in troublesome areas.

Please be respectful and drive with caution during the construction, also as you use the newly graded cabin road system, please ease up on the gas pedal as our speed limit is still 30 KPH. Also this applies to ATV's , UTV's and dirt bikes please do not drive aggressive this only causes deterioration our hard work and cost us extra money in totally unnecessary repairs. Please if you are having any construction or getting heavy equipment to and from your property, inform the contractor and construction company to please mind our speed limit and use caution when traveling our cottage / cabin road system.

Update Regionalization Meeting December 8, 2021

Dave Chaulk and Kevin O'Regan attended the Government of Newfoundland and Labrador Area Regionalization meeting held in Dildo on December 8th, 2021. They met after the meeting with both the Area Member and the Minister responsible. They understood that the concerns of our LSD were very different from the other LSD's present, who deal with community living issues, have government supplied road support and snow clearing, and receive substantial government operating grants. Our LSD is made up of 13% full time residents and 87% seasonal. Our area is self sufficient and is primarily a second property area for most owners.

Confirmation of Acts

Kevin O'Regan explained the confirmation of Acts, which is the AGM approval of activities of its committee since the last AGM. Brenda O'Regan made the motion: " Be it resolved that all Acts, Contracts, By-Laws, Proceedings, Elections and Payments enacted, made, done, and taken by the Directors and Officers of the Association since the last meeting of

the active members be and the same are hereby approved, ratified and confirmed". The motion was seconded by Hazen Murphy. A Vote was taken, and the motion carried.

New Business

In the Email meeting request, and in interest of presentation, members were asked to submit any new business requests in advance. The following New Business items were requested.

1. Number of owners with 2022 fees outstanding. *At current there are 30 members who have outstanding fees.*
2. Number of owners with fees outstanding 5 years or more. *This list has been reduced significantly over the last couple of years, with property sales requiring status to process. There are approximately 4 properties we are still following.*
3. Can the LSD Change Bulk Collection Date? *The LSD does not control Eastern Regional Service Board Decisions. We have already reached out requesting a return to Monday collections and as well bulk pickup dates that are more in line with property usages.*
4. What is the 10cm rule on snow clearing, and is the committee involved in the decision? *The rule is that snow clearing only begins after a storm stops, and only considered if the accumulation is more than 10 cm. At the discretion of the Road Committee and the contractor, snow clearing may not take place if there is rain and freezing in the forecast. From history, we have experienced situations when the road has been plowed, and rain has followed, leaving the road surface smooth and extremely slippery. It is more sensible to leave snow on the road surface, as it will provide traction. Dave reminded owners that the system is considered a cabin access road network, and the expectations should not be expected to be the standard of a city.*

Adjournment

At 7:53pm, Wanda Highmore made a motion to adjourn the meeting. The motion was seconded by Jim Batterton. A vote was taken, and the motion carried.