



## **Minutes of the 2016 Annual General Meeting of the Moose Lake Cottage Owners Association (MLCOA)**

The 2016 Annual General Meeting of the MLCOA was held at Camp Moose Lake, Moose Lake Provincial Park on 3 September 2016 at 10:00a.m.

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### 1. Call to Order

The meeting came to order at 10:13 with President Nichola Wigle presiding. Voting cards had been issued to representatives of those cottages in attendance with additional ones to proxy holders.

The President welcomed all noting that there were some new members of the Association resulting from changes of ownership and that some other cottages were, at that time, for sale.

She also introduced Dave Morrow who is the Association's volunteer webmaster and the Manager of Camp Moose Lake.

On a question about the provision of notifications, cottagers were encouraged to provide the Executive Committee with their email addresses so that the Association could make contacts while still complying with the privacy legislation.

### 2. Quorum

Treasurer Pat Weiss reported that representatives of 35 cottages were represented of which 3 were by proxy. The requirement of thirty cottages, including a quorum of the Executive Committee, being present a quorum was declared.

### 3. Adoption of an Agenda

President Wigle noted that a proposed agenda had been distributed at the Family Fun Day; by email; by delivery to most cottages; and through the Association's website. She noted that it had been ordered in accordance with By-laws and asked that the order be altered to consider the reports from officers following the consideration of the minutes of the 2015 meeting. There was no objection to the change.

It was moved by Pat Weiss seconded by Peter VanderLinden that the amended agenda be adopted.

MOTION CARRIED

### 4. Introduction of the Executive Committee

Nichola Wigle introduced the members of the Executive Committee in attendance – Dave Ennis (Secretary); Pat Weiss (Treasurer); Wayne Hiltz (Vice-President); Peter VanderLinden (Director East side); Karen Taraska-Alcock (Director East side); Doug Thiessen (Director West side). She noted that one member, Dave Friesen (Director West side) had been unable to attend.

#### 5. Minutes of the 2015 AGM

Dave Ennis advised that the minutes of the 2015 meeting had been posted on the Association's website since December of 2015 and provided a brief summary.

There was consensus that the word "president" in the last sentence of item 7(b) be replaced by the word "treasurer".

It was moved by Dave Ennis and seconded by Henry Heibert that the minutes of the 2015 Annual General Meeting as posted on the Association's website, and now amended, be adopted.

MOTION CARRIED

#### 8. Reports of Officers

##### a) President

Nichola Wigle provided her report. Some of the items addressed and comments were:

- The Executive Committee held four meetings over the year – supplemented by numerous emails.
- There were two meetings with Parks staff – once in the Fall and again in the Spring. The Spring meeting was a little different this year in that it was held at Moose Lake allowing for the Fun Day requirements to be settled. The Committee has been open with the local staff about MLCOA's involvement with the Whiteshell initiative and Manitoba Provincial Parks Cabin Owners Association (MPPCOA).
- As a follow up to the 2015 motion and Whiteshell/MPPCOA process, five meetings were attended. One of the outcomes of the combined initiative has been the freeze in rents saving cottagers about \$200. That translates into a return on investment on the annual membership dues of about 800%. And, there is ongoing potential to bring rationality to the charges being levied.



- Part of the relationship building with Parks has been that Cheryl Mason, Park Lot Development Inspector, has been available at Moose Lake on a scheduled basis to facilitate permits for work on cottage lots.
- Because of the uncertainty of the joint ownership of the aerator with Parks, full ownership has been transfer to Parks eliminating the Association's responsibilities for maintenance and cost sharing. As part of that change, Parks intends to install an updated system.
- The administration process has been reduced by the use of PayPal for dues payments. This year there has been a 20 to 30% uptake. Those who participated are asked to continue, and others who are comfortable with electronic payments are asked to help by switching.
- This year the Association was pleased to have the opportunity to provide members with sponsored recycling bins as part of the dues collections.
- Once again the Family Fun Day; baseball challenge game (wrong side won); and the Moose Music open stage collaboration were a success. The Fun Day attracted cottagers from 31 sites to enjoy the food and fellowship and participate in events. And indication of overall attendance is that the food was budgeted for 220 persons and it didn't quite do it. The Moose Music event attracted at least 140 people, including a substantial number of campers, some of who performed. Notable was the music contribution from the Hiltz and Graham cottages – Chad Hiltz and Derek Graham.

On a question regarding the ongoing costs to cottagers for the aerator system, it was noted that some of the costs will likely be factored into the Park service Fees and that the overall costs are also allocated on a proportional basis to the Department's operations and the Campground under the Park Service Fee formula.

It was moved by Wayne Hiltz and seconded by Verna Danylchuk that the report of the president be accepted.

MOTION CARRIED

b) Treasurer

The report of the Treasurer dated 3 September 2016 was distributed at the meeting. Pat Weiss spoke to report (Appendix A). She noted that the total assets are less than in 2015 due to the \$2100 provided to the Whiteshell initiative; adding that Association continues to be in a viable financial position. She noted that, in regard to the costs of liability insurance change resulting from the

aerator transfer has been from \$900 range to \$459. The Association enjoys a preferred insurance rate because of its participation in the Manitoba Cottage Owners Association.

There were no questions following the report.

It was moved by Pat Weiss and seconded by Sharron Friesen that the report of the Treasurer be accepted.

MOTION CARRIED

6. Matters arising from the minutes of the 2015 AGM

- a) Motion on support for the Whiteshell Cottagers Association initiative on rents and fees

Nichola Wigle reported that the recommendation of the AGM on a contribution toward the Whiteshell initiative had been implemented. She referred again to the five meetings in which MLCOA had participated.

- b) Crown Land Rents and Park Service Fees – Manitoba Provincial Parks Cabin Owners Association (MPPCOA)

Nichola Wigle called on Frank Weiss and Wayne Hiltz to brief the meeting on the developments and status. Frank and Dave Ennis had represented Moose Lake in the initiative with Whiteshell and Wayne Hiltz, who is experienced in negotiations with government, represents Moose Lake on the MPPCOA Negotiating Committee.

Frank reported on the initiative led by Whiteshell, along with Moose Lake, Duck Mountain, Grindstone, and Hecla, that led to the previous government's decision in late 2015 to temporarily freeze the Crown Land Rents. The present government subsequently formalized the freeze for a two-year period and included Park Service Fees too. The collaboration has led to the formation of the MPPCOA.

Wayne reported that, to date, MPPCOA has sent a letter of introduction to the Minister of Sustainable Development. A meeting with the Minister is tentatively scheduled for September 12, 2016. The MPPCOA's intent being to emphasize positive consultation.

Nichola Wigle advised that, as updates become available, the MLCOA membership will be notified by email and through the website. Questions and comments can also be directed to the Association at the email address [mooselakecoa@gmail.com](mailto:mooselakecoa@gmail.com)

The request that cottagers provide the Treasurer with an email address to facilitate such communication was emphasized.



- c) Parks and Protected Spaces Branch (Parks) position on trailers and tents on cottage lots

Nichola Wigle noted that the Branch has provided further information on the matter of permits for permission to have trailers and tents on cottage lots. She also noted that some of the information was provided on the reverse of the Notice of Meeting and Agenda distributed at Family Fun Day.

The information is that:

Tents are allowed on cottage lots up to 21 days at a time with no permit needed.

Trailers -

- i. If a trailer is to be used on a cottage lot the cottager needs to submit an *"Application for a Provincial Parks Permit: Camping Unit on a Vacation Home Lot"* to Sustainable Development along with a complete site plot plan that includes all the structures on the lot and the proposed location of the camping unit and proof of registration for the camping unit. Only one unit allowed per lot at a time.
- ii. There is no fee for such permits.
- iii. If the cottage lot owner or occupier has declared the cottage as the chief place of residence, an application for a permit is not needed for storage purposes. However, the department is still requesting a plot plan showing the location of the camping unit to avoid conflicts with neighbours.

Concerns were raised over:

- the apparent inability for a cottager to arrange a permit for a "last minute" visiting trailer just before a weekend;
- whether the permit for the visiting trailer must be displayed; and
- the seemingly inordinate number of plot plans a cottager would be required to submit each time that a permit application is provided.

## 10. Other Business (see below also following No.7)

At 10:48, and with Bill Prevost not arrived for item No. 7, some other business was discussed.

Kim Rose inquired as to whether the Association would be producing an updated "Know Your Neighbours" map. Nichola Wigle referred the question to Verna Danylchuk who advised there will be a new map but that for privacy reasons, the permissions to include new owners names must be obtained before it can be published.

Nichola Wigle noted that Parks is planning upgrades to the Group Use Area to include group camping facilities, a shelter with electrical power, and privies. She also mentioned that in the interim the Park Forman has indicated that it might be possible to have a campfire onsite at the time of the Moose Music event.

### 9. Election of Officers and Directors

At 10:52, and with time available, it was decided to hold the elections.

Nichola Wigle called upon Past-President Verna Danylchuk to conduct the nominations. The Association's constitution requires that the Officers are to be elected annually, and with Director positions being two years, there is a need to elect one director from each side of the lake. As such, the director positions of Peter VanderLinden (East side) and Dave Friesen (West side) were expiring.

Verna Danylchuk called for Nominations for the position of East side Director.

It was moved by Wayne Hiltz and seconded by Frank Weiss that Peter VanderLinden be nominated as East Side Director.

After a call for further nominations and with none forthcoming it was moved by Wayne Hiltz and seconded by Dave Ennis that nominations close.

MOTION CARRIED

Peter VanderLinden was declared elected.

Verna Danylchuk called for Nominations for the position of West side Director.

It was moved by Ben Friesen and seconded by Sheldon Enns that Dave Friesen be nominated as West side Director.

After a call for further nominations and with none forthcoming it was moved by Wayne Hiltz and seconded by Dave Ennis that nominations close.

MOTION CARRIED

Dave Friesen was declared elected.

Verna Danylchuk called for Nominations for the position of Treasurer.



It was moved by Karen Taraska-Alcock and seconded by Frank Weiss that Pat Weiss be nominated as Treasurer.

After a call for further nominations and with none forthcoming it was moved by Wayne Hiltz and seconded by Dave Ennis that nominations close.

MOTION CARRIED

Pat Weiss was declared elected.

Verna Danylchuk called for Nominations for the position of Secretary.

It was moved by Dave Ennis and seconded by Frank Weiss that David Graham be nominated as Secretary.

Nichola Wigle advised that, while not present, David Graham had agreed to serve if elected.

After a call for further nominations and with none forthcoming it was moved by Wayne Hiltz and seconded by Dave Ennis that nominations close.

MOTION CARRIED

David Graham was declared elected.

Verna Danylchuk called for Nominations for the position of Vice-President.

It was moved by Nichola Wigle and seconded by Doug Thiessen that Wayne Hiltz be nominated as Vice-President.

After a call for further nominations and with none forthcoming it was moved by Alice Dyck and seconded by Dave Ennis that nominations close.

MOTION CARRIED

Wayne Hiltz was declared elected.

Verna Danylchuk called for Nominations for the position of President.

It was moved by Dave Ennis and seconded by Wayne Hiltz that Nichola Wigle be nominated as President.

After a call for further nominations and with none forthcoming it was moved by Wayne Hiltz and seconded by Dave Ennis that nominations close.

MOTION CARRIED

Nichola Wigle was declared elected.

All positions being filled the elections were declared to be over.

## 7. Manitoba Conservation and Water Stewardship (MCWS) Liaison

11:05 Bill Prevost (Park Foreman) joined the meeting and was welcomed by President Wigle

Mr. Prevost brought greetings from Park and reported as follows:

- A more detailed description of the planned expansion to the Group Use area. He noted that the expansion would be designed to accommodate the future relocation of the access road to the East side and Birch Point. The Branch has a plan for the location of that road. However, it will be at least five years before it is constructed.
- There have been some changes in operations with the new government.
- The shower usage in the Park has increased.

On a question regarding the drinking water supply and distribution system in the Camp Ground, he advised that the water is available to all; that it is sampled for testing every day; and that the water is chlorinated and UV treated (better than Winnipeg). Cottagers are encouraged to use water freely as such usage is helpful in the operation of the septic system that treats the sewage from the showers and bathrooms. A description of the features of the system was provided. It was noted that the water system would be shut down on September 6<sup>th</sup> and resumed a week before the Park reopens in 2017.

On a question regarding the options for obtaining a last-minute permit to park a trailer on a cottage lot, Mr. Prevost advised that he could not answer. Nichola Wigle undertook to contact Morgan Hallett, the Park Specialist, for more information on that question.

On a question regarding whether there is a requirement for the permit allowing the parking of a trailer to be displayed, Mr. Prevost advised that he did not know, but cited the possibility of a privacy issue.

On a question regarding the nature and location of the planned replacement aerator system Mr. Prevost noted that there had been delays in deciding on the full details but that it would be located adjacent to the Parks compound at the South-West corner of the lake and would use compressed air produced by a compressor on shore. There will be an area of open water in the winters. It will be marked off. For the 2016-2017 winter season the existing aerator will be operated out of the Silver Birch Resort area.

At 11:20 President Wigle thanked Mr. Prevost for attending and providing information to cottagers.



10. Other Business (continued)

A cottager mentioned recently realizing that there is an MLCOA Facebook page and suggested that it could be used to advantage of cottagers for messages and inquiries – “a Craig’s List for Moose Lake”.

Dave Morrow agreed to post the Facebook link on the website.

Adjournment

On a motion by Dave Ennis the meeting adjourned at 11:22.

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Dave Ennis  
Secretary

Appendix A

Moose Lake Cottage Owners Association

Annual General Meeting Sept. 3, 2016 Income and Expense Report

<b>Non-Profit Chequing</b>			
Balance Forward			4906.98
Income			2229.80
Expenses			4565.44
Current Balance			2571.34

<b>Plan 24</b>		
Balance forward		3449.58
Interest		6.92
Service Fees		.65
Balance		3455.85
<b>GIC</b>		
Maturity Oct. 19, 2015		2648.67
<b>Total Assets</b>		<b>8675.86</b>

Treasurer's Report Please see above for a summary of income and expenses for 2015-2016 year ended Aug. 30, 2016.

Highlights of the report are as follows: Dues collected in 2016 - \$2100.00 (91% of all cottagers at the lake paid dues in 2016) Donation to Manitoba Provincial Parks Cabin Owners Association - \$2100.00

Detailed breakdown of expenses and income

### Income

2179.80	2016 Dues and Donations	
50.00	2015 Dues received at AGM	
<b>2229.80</b>	<b>Total income received from Aug.30, 2015 to Aug. 30, 2016</b>	

### Expenses



324.70	2015 FFD Expenses
2100.00	Donation to Whiteshell Cottage Owners Assn. for Manitoba Provincial Parks Cabin Owners Assn.
99.54	Web Hosting
459.00	Liability Insurance
91.00	MACO Dues
28.24	Plaque for Leonard and Karen
1316.06	Family Fun Days
146.90	Moose Music
<b>4565.44</b>	<b>Total Expenses From Aug. 30, 2015 to Aug.30, 2016</b>

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