

Agenda – May 6th, 6 :30pm via Zoom

Attendees: Karen, Brad, Wayne, Roch, Francois

Absent: Stefanie, Charlieann, Genevieve

I. 6:30: Welcome/Introduction of our Board – **ALL**

CharlieAnn sent her regrets due to an unforeseen personal circumstance

II. 6:35 minutes: Passing of the AGM Minutes for posting on our Website

Passed and will be posted on the website this weekend, please encourage our community to review them

III. 6:40 minutes: Municipal Update – **Yves Robineau**

Just returned from Vacation, however, did do a bit of catch up to be able to provide us a bit of information in regards to the April council meetings.

Apr 6th, he believes was specific to a Lake Group. The Town Council minutes for that meeting are posted on their website

https://www.lac-sainte-marie.com/en/minutes_of_lac-sainte-marie.php

Apr 13th confirmed that the Water/Sewer infrastructure is proceeding for the Radar Road development and the Promenade (Roco Development)

He is still gathering information in regards to chemin de la Tranquillite

There is some warranty work on the Tennis Courts that is being pursued with the original contractor

French Public Consultation meetings are scheduled for May 28th and Francois Hummel & Charlieann Dubeau are invited

English and Bi-lingual consultation meetings are being planned for June

Roch brought up the issue that all construction contractors should be mandated to pay the \$8/load hauled on the municipality roads. That money is supposed to be put back into the repair of the roads after the construction is done. It seems that Denis Barbe is the only contractor that is fulfilling that obligation. Yves is going to look into this further and Roch can help with a formal letter of recommendation from the MSMPOA.

There does appear to be a work stoppage being enforced right now on Radar Road in regards to the Septic and Well system. This was brought about by Environment Inspectors onsite.

Roch indicated that the Condos in the Parking lot still seem to be having issues with water run off onto their properties as well.

Yves advised that he has had some discussion with the Municipality re: Bylaws for Campfires and Defalcation happening by the Campers during the Summer. These individuals must abide by the same Bylaws as us, as property owners, in regards to Campfires. There doesn't seem to be anything that allows the Municipality to take responsibility for the defacation/public urination as it is private property. We will look into seeing if there are any plans of putting a Porta Pottie back in the Parking Lot and Opening up the Washrooms in the Main Chalet as was being done Pre-Covid.

Yves advised there MAY be a study of the capacity of the Water & Sewer system coming, but nothing formal yet.

IV. 7:00 minutes: Membership Update – **Brad Taylor**

Our AGM Campaign worked – we are up to 40 Members (8 prior to the AGM). He is creating a distribution list for Paid Members and Non-Paid Members to provide regular communications. Encourages all of us to ask for Membership Dues as we are networking in our community. le) at the Beach, etc.

V. 7:15 minutes: Treasurer Report – **Karen West**

Balance is \$5300, however, \$662 cheque will be clearing for the Insurance this week.

Karen is owed \$200 for refreshments from the AGM – will get a cheque finalized with Wayne Mid May

Roch's \$52 cheque still needs to clear for the Quebec Association Registration

Therefore, less than \$5K Balance will generate \$4/month service charge

VI. 7:25 minutes: Development Update – **Wayne French**

The Hotel site looks amazing and the response from the community is very positive

Parking is still being discussed. Francois's understanding is that the trees at the bottom of the road to Original Entrance to the Hotel Site are being cleared for Parking

The development of the site is still being delayed due to the Hydro discussion Mr. Hemke Van Gerwen is working on.

There is another Foundation poured on the site where the two show homes are already built

Brad talked to Rob McVey a couple weeks ago, as he has paid his Membership due for our Association and he advised there are now new Investors involved. He will follow up with him for more of an update.

Sign for the Ste Marie Hills Project has blown over, however, the plans are still in place to proceed. Wayne had a meeting scheduled with Melissa Reeves last week,

however, she needed to cancel last minute. There was a representative (part owner) at the AGM that spoke to Wayne. He confirmed part of the plan is to allow contracts to the owners of the Rooms to participate in a Revenue Share Program.

No update on the Activar Hotel Project

Roco Development is proceeding as per notes above from Town Council meeting

Davos Project has now hired a Real Estate Agent to help with selling the lots

VI. 7:40 minutes: Next Steps/Plans – **ALL**

As per the Mayor's message at the AGM – she welcomes our partnership and encourages us to become involved in the Community of Lac Ste Marie as well.

Brad & Karen will be attending the 40th Anniversary of the Library Celebration on May 14th where the Mayor will be speaking

Karen is not able to attend the May 11th Council meeting, but will aim to attend Jun 8th

We will proceed with the Quarterly Zoom meeting with a guest speaker as discussed at the AGM. Wayne will ask Melissa Reeves if her and/or a representative of the Ste Marie Hills Project would like to attend. We will aim for Mid September.

VII. 7:55 minutes: Next Meeting – Zoom OR In person? Sat, June 11th or Thurs, Jun 16th??

Saturday, June 11th 3:00pm – In Person – Karen & Brad's Chalet