

West Big Gull Lake Cottage Association

Meeting August 6, 2017

Web address: www.bgwca.org

User name: member

Password: biggull

Please use the website to start a topic with other members, check out the minutes etc...

- 24+ members attended the meeting
- Lot 4, 6, 8, 9, 12, 13,14, 15, 16, 17 and 21 Gull lane (GL)
- Lot 1, 2, 4, 5, 6, 8, 9, 10, 12, 16, 18 of Chimney point (CP)
- Casey Cuddy
- Belle isle, Ross Breen

Agenda;

- Review of 2016 Minutes
- Treasurer's report – Diane
- Road report – George
- Water Quality Update – Bill
- Website – Steve
- Environmental Update – Duncan
- Other Topics;
 - recycle dues

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- Review of minutes of last year, no questions,
 - Norm Bossa , minutes motion accepted, Graham Cuddy 2nd to accept

Treasurers report (Diane Hardie)

- 2 year web site fees (Labarge)
- Foca and TD account same as last year
- Road repairs were more than last year , new invoice \$2,381, received outside of current balance. Viewed as a 2017 expense
- negative balance for this year is – 465.00. However when we look at the fees paid for this year, we will be back in a positive balance

Questions on who has not paid, 3 cottages (please pay)

Motion to accept , all approved by majority

Road Committee Report (George, Duncan and Ryan)

- Breakdown of bill as we approved up to \$5,000.

What was completed; (pasted from George 'road committee minutes)

> Road Report on Behalf of Ryan, Duncan and George.

- Chimney Point: graded and gravel applied to a number of area, including in work a more
> expensive blue coloured stone for a specific elevated area, incline slope towards the end of Chimney Point
- Tagged areas on main road graveled as per assessment
- Culvert at lot 4 Gull Lake Lane installed
- Culvert at lot 1 Gull Lake Lane dug up and repositioned
- Culvert installed at main road and mailboxes, including reducing the main slope at that point, to diminish the likelihood of water pooling.
- Casey has dug a gully near the second logging road to address pooling of water
- The first heavy rain in early May has shown that road quality has significantly improved with less run off issues. It is in the best shape possible over the Spring and Summer months.
- Ron has completed 2 runs of work on the road this year with the most recent billing of about \$4,500.00.

Options to consider for this upcoming year:

- Address; Wash out at mailbox culvert, each side.

We will provide a temporary fix to decrease the force of water to culvert and clear the culvert the best we can.

- Provide caged and wired rock baskets as seen on 401, to minimize the loss of fill and dirt runoff. Jim Ogilvie donated a gabion, thank you.
- Provide a planned application of gravel from mailboxes inward on a systematic and consecutive method according to the budget. Rather than piecemeal approach now that the good is well upgraded.

Final proposal from George as per recommendations;

estimated costs; \$2,500 in gravel as a range for maintenance

> George and Ralph passed motion with majority in favour

Jim Ogilvie proposed that budget should be \$2,500 as we all agree that this is a priority. This may result in having to increase our annual fees

2nd approved motion for recommendation was Eric Innis and all approved by majority

Water quality report sample taken last year (reviewed by Bill W)

- Total phosphorous 10.4 and 11.2 which means it is very low and in very good shape
- Calcium PH level count 10.8 which is also very low
- Depth from sample taken was 4.5 Meters deep and lake clarity is 3.9 meters is also quite good and consistent over the past many years
- Our lake is a known as a Mesotrophic lake

Environmental considerations: (Reviewed by Duncan)

- Big Gull Lake is expected to become a prime lake for walleye over the next couple of years.
- water levels were/are extremely high which forced Mississippi water authority to hold back from reducing our levels. Expect water levels to remain well into Sept.
- Suggested we leave water sampling this year due to unaturally high water levels. Most likely would not give us a proper baseline. Will address for next year. Nothing has changed in the last 15 years.
- Will buy 12 coli plates to do sampling for next year budgeting \$200.00
- permission, Norm Bossa motioned to proceed for next year
- All approved motion for the \$200 budget

Ross brought up a concern on the rapid drop of the water last fall which prevented Ross from accessing his island.

> Duncan agreed to call the engineer at the Water authority in Carleton Place

Other topics;

- Waste and recycling; increase in tipping fee related to bulky items (mattresses, fridges etc...). Changes take effect August 21st 2017. recycling tags will only be applicable for household waste. Can no longer be used for other waste. Township will continue to provide tags for recycling that exceeds household waste. Items that will not be eligible for a tag after the 21st would be paper recycling.

> concerns that people are dumping garbage outside of the waste sites

- Wifi available at Cuddy's; not to be used for data transfer as this is costly. OK for easy web access of information. Please be sensitive to this

- Insects; Forest tent Caterpillars normally cycle in 2 year spells. We hope this was the final year. Heavy infestation on many parts of Ontario and Quebec. Also seeing Gipsy moths this year and these will also attack the oaks. If you see brown casing, please scrape and crush or burn as these are studier eggs.

- www.Northfrontenac.ca web site is a great resource for information on renovation/construction regulations. Waste site schedule is also on this site

- Foca Update; nothing new, please see 2016 minutes for website info and other details. We do want to continue to be a member to stay abreast of any new developments. All agreed/approved for the funding of Foca

- Emergency brochure; Casey provided a brochure to highlight emergency procedures. A by-law was passed where Chinese lanterns are illegal.

- Drones; 75 meters is the maximum distance from a building. Also within 500 meters of the operators. If anyone sees improper use please call 911.

******* IMPORTANT NOTICE******* Denise Cuddy advised that there has been an increase in theft in neighbouring lakes in the past few months. The thieves seem to be targeting cottages going through renovations. Equipment seems to be the targeted items. Please stay aware and lock up valuables.

Cottage fees;

Motion passed by all to remain fees as \$150.00 and will review again in 2018

Election of officers;

All agree that election of officers remain the same, all agreed. Notice that Duncan wants to retire in 2018 and we are looking for volunteers

> tabled and all approved

2018 Annual Meeting

Meeting in 2018 will be August 5th 'Sunday' at 10am,

Location: Hardie residence Lot 13 #1627 Gull Lake Lane

If it rains, it will at the Bossa cottage Lot 12 #1623

FEES PAYMENT of \$150.00 annually

For the members who have not paid their fees, please write a cheque to;

Big Gull Lake West Cottage Association

You can arrange to drop off the cheque to Diane Hardy, Lot 13 #1627, Gull Lane or mail to

Duncan and Diane Hardie

524 Bathurst Avenue

Ottawa, Ontario

K1G 0X5

Enjoy the rest of the summer and drive safe!