

BRAMSHOTT PROPERTY OWNERS' ASSOCIATION
MINUTES OF ANNUAL MEETING
SATURDAY, JUNE 2, 2018

- 1) Dianne Purdy chaired the meeting and welcomed new property owners and all others in attendance.
- 2) Property owners were reminded to fill in a ballot for a chance to win their lot levy with the draw to take place at the end of the meeting.
- 3) Dianne introduced the Directors of the Association. She welcomed Tracy Bourassa who has agreed to become a Director.
- 4) **Financial Statement** was distributed – Dianne asked for any questions/concerns. They were none.
- 5) **Positions of Responsibility**
Dianne advised property owners of the process the Directors have initiated to rotate directors through the positions of President and Secretary. We have made the decision to do away with the Treasurer position as volunteers have stepped up to collect lot levies and because we are a small corporation we are not obligated to have a Treasurer. At the Directors meeting on May 31, Ian Wright resigned as President and Dianne Purdy resigned as Secretary. Veronica Weller nominated Wally Capsticks as President and he agreed to stand for election. A unanimous vote was taken and Wally is the new President.
There were no nominations for Secretary. Dianne agreed to continue for another term and she suggested that she could mentor Tracy Bourassa who may agree to become Secretary in a year or two.
- 6) **Orillia Gun Club Land Use Agreement**
Dianne advised property owners that we are currently negotiating with the Orillia Gun Club to extend the Land Use Agreement they currently have with us. We have agreed to extend the agreement for another five years, with a possible extension of an additional five years after that. The Gun Club have agreed to pay us \$1600.00 per year for the five years but will pay \$8000.00 up front on October 1, 2018. We are currently reworking the contract and will have it signed sometime during July.
- 7) **Small Claims Action**
Dianne advised that we are in the process of filing a Small Claims Action against Simcoe Estates (Lou Orsi) for nine lots that he owns in Bramshott and has never paid lot levies for. We will be filing a claim going back to 2008. We have filed small claims actions in the past against other property owners who have not paid their lot levy and the courts ruled in our favor. Veronica Weller has agreed to do all the necessary paperwork to file the claim and go to court on behalf of the BPOA.
- 8) **Volunteers to Collect Lot Levies** – Dianne asked for volunteers to help with lot levy collections on their respective streets and to speak to her at the end of the meeting if they are interested.
- 9) **Upgrades to Park and Beach** – Dianne asked property owners for any suggestions for upgrades they would like to see at the park and the beach.
Dianne advised that the Directors have discussed this and came up with the following ideas
 - install a new swing set suitable for adults
 - upgrade kid's play/swing set
 - install fill in low lying areas of the beach park
 - build two (2) new picnic tables each year

- install signage on garbage and recycling cans so people will dispose of things properly
- install a picnic shelter (this may have to wait until next year after we receive the money from the Gun Club in October)

Some other suggestions from property owners

- Ron Bingham advised that there is a tree close to his property that should be checked as it is on quite a lean and has a limb that appears as if it could break off. Tina Martell advised that we have a property owner who has a tree cutting business who has not paid his lot levy for several years – possibly he would cut trees in exchange
- Ron suggested we plant some sugar maple trees to replace trees that have been removed
- Tina Martell talked of a local business where free wood could be claimed for bonfires
- Michael Firth advised he has a contact for top soil for \$350.00 for a full tandem load

Dogs off leash and property owners not cleaning up after their dogs is an ongoing problem.
PLEASE KEEP YOUR DOGS ON LEASH and STOOP & SCOOP.

10) Dock and Buoy Line Installation and Beach Clean-up

Saturday, June 9 at 9 a.m. – Coffee and muffins/cookies will be provided. All help is appreciated. Many hands make light work.

11) **Portable Toilet Rental** – will be in place for the middle of June until after Labour Day

12) **Lawn Cutting** – Dianne thanked Ian for cutting the lawn at the beach and for keeping it looking nice. Ian will continue cutting the lawn for \$750.00 for the summer.

13) **Annual Pot Luck Picnic – Saturday, August 18 at 2 p.m. – RAIN OR SHINE** – corn on the cob, hot dogs, and cold soft drinks/water will be provided. Property owners should bring salads, desserts, etc. Please bring your lawn chairs (and portable tents if it rains).

14) Social Events at the Beach

Tracy Bourassa spoke and suggested that she would like to try to have events at the beach throughout the summer, such as euchre, board games, kid's games, theme nights, etc. to get people out and socializing with their neighbours. Response was positive so she will proceed with putting this together. Tracy suggested that she may also start a group on Facebook for Bramshott property owners as a way of notifying people what she has planned.

15) Butterfly Way/Turtle Preservation

Tracy Bourassa suggested that she would like to create a perennial garden along the beach fence line to for the benefit of bees and butterflies. Anyone interested in helping please talk to Tracy.

Tracy advised that all turtles are now on the Species At Risk List. If you see turtles crossing the road, please help them to the other side to avoid being hit by cars.

16) Draws for Free Lot Levy

Winners were Beth and Derek Lizotte from Grayshott Drive and Jennifer Szalay from Goldstein Road. Congratulations.

Meeting Adjourned at 10:30 a.m.