



SPIDER LAKE SPRINGS CAMPERS ASSOCIATION

Draft Minutes of the Board of Directors Meeting for July 19, 2020 REVISED

Directors Present:

President:	Henry Helin (D07) (via ZOOM)
Vice President:	Cheri Doney (interim VP pending an election at the AGM)
Secretary	Joanne Boomer (C42)
Treasurer:	Robert Scantlebury (A-19)
Section A:	Ken Leahy (A20)
Section B:	Dave Clark (B04) (absent)
Section C:	Vacant
Section D:	Teresa Nielsen (D37)
Section E:	Lottie Legros (E21)
Section F:	Doug Hogg (F23)
Section G:	Cheri Doney (G23)

No delegates were present.

- President Henry Helin called the meeting to order at 10:02am.
- **Approval of Consent Agenda** - Motion to approve Consent Agenda by Ken Leahy, seconded by Doug Hogg. **Approved.**
- **Social Committee Report**
 - All events have been canceled/on hold until further notice.
- **Treasurer's Report - Robert Scantlebury's reports were circulated to the board. (copies can be found on the store bulletin board)**
- **Maintenance/Management Report – Brian Lamb's report was circulated to the board. Report attached.**
- **Old Business**
 - Rules during the COIV-19 situation where discussed.
 - Motion by Teresa Nielsen, seconded by Lotti Legros, to allow guest trailers back into the park. **Motion Passed.**
 - 1. Guest trailers are now permitted. If you have a guest trailer you must comply with Rule 4 Campsite Occupancy, Section 4.7, and site owners must fill out the Guest Information document which can be found on our web site under the forms tab and submit it to the Campers Associations Secretary at spiderlakesecretary@gmail.com.
 - 2. The lower washroom at Angel pond will be opened July 25th, no showers at this time. The washroom will be cleaned in the morning and open 10:00am to 4:00pm daily. Pandemic safety rules need to be followed in public spaces.
 - 3. The 2020 AGM has been scheduled for Sunday August 16th at 10:00am in the park at the ball field. A notice will be sent to all campers. **The AGM has again been deferred due to the COVID19 situation.**



SPIDER LAKE SPRINGS CAMPERS ASSOCIATION

4. The new speed bumps are working out great as they can be moved where necessary, more are being purchased. All old pipe speed bumps will be removed.
 5. Park Manager Brian Lamb will be purchasing a gravel grader to help deal with the roads inside the park.
- **New Business**
 - It has been noted that some sites have 2 units hooked up to sewer and or water. Sleeper units and guest units are never to be connected to campsite services, in particular, water and sewer as per page 5 of the SLSR Rule and Regulations.
 - A big thank you to the ladies that volunteered to put plants and flowers at the front entrance and the store area, they look great.
 - It has been suggested that in August a friendly competition be held between the campsite sections to further beautify the park. Please contact your Section Director if you would like to participate. Park Management will select the types of plants and flowers that will do well in the area which will include perennials and those that deer won't eat.
 - Muskrat holes near Ryan's pond to be filled in.
 - A reminder that parking at the store and laundry rooms/washrooms is for 15 minutes unless you are using the laundry room. There is plenty of overflow parking spots if needed. If you are not sure where overflow parking can be found please ask one of the staff.
 - Security staff will be provided with vests to better identify them.
 - **Delegate Question/Presentation**
 - No delegates were present.
 - **Correspondence**
 - All emails sent to Joanne Boomer, Secretary to the Board have been answered.

Meeting adjourned at 12:19pm.

Next meeting will be the 2020 AGM on August 16, 2020 at 10:00am, location will in the park at the ball field. We ask that only one person per site attend, bring your own chair, refreshments and pen/pencil to vote. Membership to Spider Lake Springs Campers Association is mandatory for voting and to be a board member. The \$5.00 membership fee will be added to next year's maintenance/hydro bills. **The AGM has again been deferred due to the COVID19 situation.**

The next meeting will be August 16, 2020 at 10:am at the store.



SPIDER LAKE SPRINGS CAMPERS ASSOCIATION

July 2020 Maintenance & Management Report

- *Caught up with remaining site surveys for the lots that are for sale.
- *Gate cards are all caught up. Permits and new applications are completed and handed out to site owners.
- *New tanks in the lower well house have been installed and plumbed into the system.
- *Chlorination throughout the park is now working properly. A new Chlorinator will be installed into the lower well system to complete the last stage of this systems retrofit.
- *Bridge railings on the bridge at Ryans pond have been installed. Railings on the bridge at Angel pond also were completed this week.
- *Parts for the company truck have arrived.
- *Dump trailer repairs have been completed and it is now back in operation.
- *Sewer system has had a thorough inspection by officials from Roto Rooter. Waiting for final report on upgrades and future repairs. System pump out was started on July 17th. One more day is required to complete this task. Will be scheduled as quickly as possible.
- *Sewer transfer station at Angel Pond was rebuilt with new plumbing and two new pumps as it was not operating properly. One pump was not operational. 2nd was not far behind it as it was the original pump.
- *Eye sore orange and white rocks are being removed and replaced with new large blue rocks. This will be an ongoing project until completed between weekly tasks. We are using the old rock to build up a new section of the overflow parking by the dog park.
- *Pruning has commenced on road way overhangs and corners. Providing safe transport of trailers and removing blind corners. This will be ongoing between weekly park tasks.
- *All taps in lower washrooms and the broken toilet have been replaced. Lower washrooms will be cleaned and counters and showers will be re-caulked.
- *Speed bumps have arrived and have been distributed throughout the park.
- *Researching costs of grader for park to grade roads, waiting for quotes to come in. At this time through discussion, Ken and I have decided to use calcium chloride dispersing using the large field fertilizer to cover more area evenly and thoroughly. Completed July 18th.
- *Road side parking has been addressed and will continue to do so.
- *Security vest has been ordered and should be here shortly.
- *Team continues to rake ponds after weed eating.
- *Ken has reworked the large field sprinkler system and has achieved amazing results.
- *Electrical work was done by HPS Power Ltd. in D block. Several 30 amp breakers were replaced, as well as old Main breakers.
- * A group of park Shareholders have come forward to volunteer to weed and plant new flowers in the gardens within the park. Thank you very much.
- *Chipper was repaired by Ken and Dave. Now working great.



SPIDER LAKE SPRINGS CAMPERS ASSOCIATION

- Campers attendance per day:
- June 22 - 53 July 1 - 102 10 - 66
 23 - 41 2 - 93 11 - 105
 24 - 34 3 - 99 12 - 93
 25 - 38 4 - 149 13 - 72
 26 - 62 5 - 174 14 - 56
 27 - 122 6 - 71 15 - 46
 28 - 158 7 - 49 16 - 60
 29 - 73 8 - 49 17 - 72
 30 - 76 9 - 44 18 - 150

On the agenda going forward:

- *Address road dust problems and grading.
- *Truck repairs to be completed.
- *Complete upper washroom repairs.
- *Continue working on overhang, corners, rock exchange.
- *Schedule arborists for walk through of the park to be proactive to danger trees. We have many concerned campers.