



# SPIDER LAKE SPRINGS CAMPERS ASSOCIATION

## Draft Minutes of the Board of Directors Meeting for September 17, 2023

### **Executive Present:**

Lottie LeGros – President (via phone)      Teresa Nielsen – Vice President  
Rob Scantlebury – Treasurer                      Joanne Boomer – Secretary

### **Directors Present:**

Ken Leahy – A      Petty Wong – C      Bill Mitchell – D  
Doug Hogg – F      Cheri Doney – G

### **Directors Absent:**

Justine Scott – B  
Laura Geberdt – E

### **Guests:**

Brian Lamb – Park Manager

Eleven delegates were present.

1. Vice President Teresa Nielsen, called the meeting to order at 10:02am.
2. **Approval of Agenda – Motion** by Rob Scantlebury, seconded by Bill Mitchell, to approve the Agenda as circulated. **Approved.**
3. **Approval of previous meeting minutes of August 20, 2023. Motion** by Cheri Doney, seconded by Rob Scantlebury, to approve minutes with one minor change. **Approved.**
4. **Business arising from Minutes/Old Business**
  - Update SLSCA Rules & Regulations Section 4. Occupancy 4.07 (tabled Aug 20). Tabled to a future meeting.
5. **Treasurer’s Report** - Rob Scantlebury’s report was circulated to the Board. (copy can be found on the store bulletin board). **Motion** by Rob Scantlebury, seconded by Justine Scott, to accept the financial statements as presented. **Approved.**
  - Government funds for the summer student were approved, SLSCA should receive the funds soon.
6. **Park Manager’s Report** - Brian Lamb’s report was circulated to the Board. (copy can be found on the store bulletin board).
  - Cost for a new pump for the sewer system was \$1,150. This is the third one to be replaced this season. This is due to items that should not be flushed down the toilets such as pads and rags.
  - Some of the dangerous trees that need to be removed will require a crane that could cost approximately \$3,000.
  - Site owners have requested that the playground in front of the store be moved to where the volleyball area is located. The volleyball equipment would be moved near the waterslide.
  - Brian Lamb will see if a pdf file can be created of the site map with dimensions that can be added to the website.



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### 7. Correspondence

- An email from Leora Dierick B29, which has numerous questions/suggestions regarding issues such as the overall care of the natural environment and ecosystems in the park and entertainment events was sent to the Secretary to the Board. Board members and our Park Manager will be compiling answers that will be emailed to Leora and included in a future meeting minutes.
- A letter from Flo and Gary Dann G6, and Phil and Val McNutt G5, regarding overflow parking was given to Joanne at the meeting. This subject was already on the agenda, and information from this discussion can be found in these minutes under #11.

### 8. Standing Committee Reports

- Social Committee. Cheryl Johnson D20, is the new Committee Chair. If you have any suggestions for next camping season events or would like to join the committee, please email Cheryl at cheryl82lynn@hotmail.com.

### 9. Working Committee Reports

- WIFI Committee. Cheri Doney, Committee Chair, presented a report on the WIFI project including results. **Key Findings:** 67 (24.9%) of the respondents indicated, yes, they were in favor of the WIFI project and 203 (75.5%) of the respondents indicated no they were not in favour. **Recommendations:** In conclusion, this survey has provided a clear indicator that the majority of the shareholders do not agree with the Telus WIFI project proposal. The main reason provided was the cost of the construction and installation coupled with the monthly fees being charged over a 12 month period when the resort is only open for 6 months. The Committee recommends that there is no need for the SLSCA Board to provide further information packages, as well as the SLSCA Board of Directors not proceed with an official vote on this matter. **Motion** to accept the report by Ken Leahy, seconded by Bill Mitchell. **Accepted.** The report and results were emailed to owners and posted to the website.
- Store Committee. The store had a profit of \$2,500. There is approximately \$400 worth of clothing that can be sold next season. Next season the store will concentrate on candy/ice cream and slushies as well as clothing. Thank you to all the volunteers for making the store a success.

### 10. Delegate Question/Presentation

- Judy F32, is concerned about the fig tree that was planted near the garbage and recycling shed. Judy's concern is bears coming into the park to eat the figs. Through discussion with Board members, Park Manager and delegates, it is felt that the tree poses no more risk of attracting bears than the number of berry bushes and fruit trees that are in and around the park.

### 11. New Business

- Rob Scantlebury let the Board know that Gord B25, installed an antenna at the store to boost the WIFI for the use of cameras at the store and the recycle/garbage area near the games room.
- Rob Scantlebury and Brian Lamb will look into installing an antenna at the park manager's site so Brian can work from there.
- If you are having trouble with staying connected to the WIFI at the store, try clicking on auto logon.



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- Staff continue to pin sites in the park. This is a project that Brian Lamb started when he became the Park Manager, to re-establish property lines. Do not remove the pins, if the pins are removed staff will replace them and a cost recovery will be applied to the owner of the site.
- Ken Leahy asked that parking stickers for all cars entering the park be considered. Ken will send information to the Park Manager.
- Robbin B2, asked where overflow parking is. Overflow parking areas can be found across from the tennis courts, A Section near the work compound, E Section opposite the small playing field and F Section near the dog run/septic field. **Overflow parking should not be used as owner's primary parking spot.**
- At the request of many campers, the Board has been looking into the issue of people parking on road ways/common property, as well as overflow parking not being used as it was intended.
- Gary G6, asked if there was a rule that states owners must leave space on their site for a vehicle such as a car/truck. Gary, other owners and Board members have noticed a number of sites can no longer park a vehicle within their boundaries. Leaving space to park a vehicle on your site has always been an unwritten rule, owners should not be using overflow parking as their primary parking spot. Any new construction to a site must provide room for a standard size car/truck within its property lines. **Motion** by Ken Leahy, seconded by Bill Mitchell, that a rule be added to the SLSR Rules and Regulations - All sites must provide room for a standard size car/truck within its property lines. **Approved.** The Secretary to the Board will find an appropriate place to add this to the R&R.
- During the camping season and at the August Board meeting a number of owners asked why owners are not fined for the many infractions that are occurring due to the rules and regulation being ignored. A Fines Committee has been created to look at adding new fines for infractions to the SLSCA Rules and Regulations document. At the meeting the following owners volunteered to be on the committee. Cheri Doney G23 (Chair), Ken Leahy A20, Robbin Frame B2, Joanne Boomer C42, Val MacNutt G5, Dean Doney G23.

There being no further business for the good of Spider Lake Springs Campers Association, **Motion** by Teresa Nielsen to adjourn at 11:42pm.

After an in-camera session the Board resumed the meeting to include information in the meeting minutes.

The Board resumed the meeting at 12:46pm.

Legal fees were incurred by the Board of Directors requesting legal advice and for sending letters suspending two shareholders. The legal fees will be recovered from the shareholders involved.

There being no further business for the good of Spider Lake Springs Campers Association, **Motion** by Teresa Nielsen, to adjourn at 1:00pm.



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Next meeting will be October 15, 2023 at 10:00am in the park.

## Manager’s Report for September 2023

- Signage has now been posted at the longhouse parking lot. Please be mindful.
- Staff is continuing with road frontage pinning to assist with parking issues.
- We have replaced another pump in Angel Pond transfer station. This pump was only 2 years old. It was plugged with a full size pad, a 1.5” plastic cap and a rag.
- Tree removal list for this fall is completed. I will be contacting the arborist shortly.
- Pond reclamation is in progress.
- Site power post replacement will commence in the next couple of weeks. The cost per site will be \$75 unless there are extenuating circumstances. Owners will be notified prior to commencement. Should anyone decline and need a replacement in the future they will need to hire their own certified electrician.
- Roadside and common area parking is being enforced. Please use your site within your pinned areas or overflow parking.
- The waterslide is finished for this year.
- Last evening, we dealt with the D-block transfer station. It was overflowing onto the roadside. Please note that the alarms are for a reason. It means that a pump is clogged and cannot clear the septic waste. We can switch to the second pump to clear the issue and the alarm will silence. If a person decides to silence the alarm, we MUST be notified immediately so that we can deal with the problem. No matter what the time.

## Manager’s Incident Report for September 2023

Month of August 2023			
Date	Location	Infraction	Notes
Sept 1 to 3	Evelyn's Pond Dam	Pushed dam barrier down	lowered ponds to minimum level
Sept 4	Lower men’s washroom	Toilet was plugged with rag and paper towel	
Sept 8	Fire hydrant at Dog Park was turned on		Trenched roadway and ran down the bank