

**RESORT VILLAGE OF LUMSDEN BEACH  
COUNCIL MEETING MINUTES**

April 27, 2023 – 2:00pm – Community Hall

2023 Council – Ross Wilson, Dave Phillips, Bert Sebastian

Administrator - Lorna Davies

Clerk - Elizabeth Verrall

Maintenance Staff - Kaleb Sebastian, Aiden Maier

Store Operator – Michelle Maier

Present: Mayor Wilson, Councilor Sebastian, and Councilor Phillips

Regrets: Administrator Davies, Clerk Verrall

1. Agenda: Motion: Sebastian/Phillips: To approve the Agenda as circulated. Carried

2. Minutes: Motion: Phillips/Sebastian: To approve the Minutes of September 29, 2022 as previously circulated. Carried

3. Off Season Business / Decisions:

a. November 20/22: Motion: Wilson / Phillips: That RVLB Council approves the renumbering, reformatting and updating of the six existing RVLB Policies as circulated. Carried

Rationale: To meet government regulations, to adjust to the new Administrator and Clerk Positions, and to update financial amounts.

b. January 12/23: Motion: January 12, 2023: Sebastian / Phillips: That the Council of the Resort Village of Lumsden Beach confirms the municipality meets the following eligibility requirement's in order to receive the Municipal Revenue Sharing Grant for 2023:

- Submission of the 2021 Audited Financial Statement to the Ministry of Government Relations;
- Submission of the 2021 Public Reporting on Municipal Waterworks to the Ministry of Government Relations
- In Good Standing with respect to the reporting and remittance of Education Property Taxes;
- The adoption of a Council Procedures Bylaw (2-2022);
- The adoption of an Employee Code of Conduct;
- All members of Council have filed and annually updated their Public Disclosure Statements. Carried

Rationale: To meet the annual government Declaration of Eligibility requirements.

c. March 7, 2023: Motion: Wilson / Sebastian: That the Resort Village of Lumsden Beach enter into a contractual agreement with KGS Group under the direction of Sean Bayer as per the Water Treatment Process Review proposal submitted. Carried

Rationale: In order to provide expert review and consultation surrounding investigation and research done over the past two years re the over chlorination issue while assisting Council with viable options with which to make a final decision of how to proceed.

d. Motion: March 16, 2023: Sebastian / Phillips: That the Resort Village of Lumsden Beach agrees to be a registered member of the District of the RM of Lumsden, Lumsden, Craven, Regina Beach and Buena Vista Board of Revision as of May 1, 2023 with the full understanding that Lumsden Beach is responsible for any costs associated with a Lumsden Beach property owner appealing their SAMA property assessment. Carried

Rationale: The Saskatchewan Provincial Government has regulated that beginning in 2023

all Saskatchewan municipalities are a member of a certified Board of Revision. Lumsden Beach has been approved for membership by the District Board of Revision without having to provide a certified member. Lumsden Beach agrees to pay all costs associated with any appeal submitted by a Lumsden Beach property owner.

- e. Motion: March 30, 2023: Wilson / Phillips: That the 2022 financial audit as prepared by Dudley and Company be received and approved. Carried

#### 4. Business Arising From the Minutes

- a. Fire Insurance / Finances Update – R. Wilson indicated all claims with SGI for fire insurance had been completed except for two outstanding external issues with the new Maintenance Facility, which were not completed prior to October, 2022 snowfall. Eavestroughing and landscaping should be completed in the next few weeks. Claims for up to \$5225 can still be made with SGI.
- b. Truck/Tractor Update – The Ford 150 ½ ton truck purchased in late July 2022 was refurbished with a brand new engine over the winter months with final payment in April 2023 so that the warranty on the new engine would start at that time. The new 2022 John Deere 3038E tractor arranged for in October 2022 will have final payment made upon delivery on May 1, 2023 again seeing the warranty start at that time. Delivery includes staff training.
- c. New Facility Development Update – All exterior work on the new facility was completed in September and October 2022 – cement pad and apron, 2”x 6” wood frame walls, wood trusses, metal walls and roof, person and garage doors and an interior insulated and heated storage room. At times over the winter month, interior work was completed including a workbench, shelving and storage of equipment.
- d. Water Over Chlorination Issue – Extensive work was done in the off season searching for a solution to the Water Security Agency’s concern with Lumsden Beach using more chlorine than they should be in the delivery of drinking water to residents. An Action Plan for 2023 was approved including the hiring of a consulting firm – KGS Group. The goal is to be ready to present background and go forward options to ratepayers by the July 1 annual meeting.
- e. Insurance Coverage – Correspondence occurred during the off season between Council and long time insurance broker Dusyk & Barlow expressing concern with the lack of support and leadership regarding follow up to the July 2, 2022 fire. In general Council was not very satisfied with responses received and for comparative reasons has reached out to another insurance broker to receive a quote prior to the current insurance coverage concluding on June 30, 2023.
- f. Annual Ratepayers Feedback – Council again reviewed feedback received at the 2022 meeting including staff work to address appropriate items.

#### 5. New Business

- a. Financial Cash Flow – Council reviewed and accepted the monthly cash flow statement as circulated noting the positive of having \$70,000 in term deposits on hand an accumulation of 2023 Tax Fees collected and funds remaining from the 2022 sale of a lot.
- b. 2023 Staff – An update was provided on staff in place for 2023. Lorna Davies has retired as the Buena Vista Administrator, but will continue for at least 2023 as the Administrator for Lumsden Beach. Elizabeth Verrall remains as Clerk. Both Kaled Sebastian and Aiden Maier return as summer maintenance staff. Micelle Maier has been taken on as the new Lumsden Beach Store operator.
- c. Permits – B. Sebastian provided an update on permits applied for and on going construction. These involved M. Ocejo, D. Rodenbush, D. Selinger, D. Hogelie and J. Lehrer properties. Development Permit applications were approved with a Variance request to be finalized at the next Council Meeting.

- d. Road Maintenance Agreement – It was reported that a new five-year agreement had been reached and signed with the RM of Lumsden for the upkeep of 0.7 km of Chown Street that is owned by Lumsden Beach and runs up to the entrance to the village.
  - e. Sask Alert – Tabled
  - f. Building Bylaw Review – Tabled
  - g. District Planning Meeting – D. Phillips reported on an information meeting he and R. Wilson attended in Lumsden on April 26, 2023 re what a provincial Municipal District is. There are currently no such districts in Saskatchewan, but may be a way forward for some rural and urban municipalities to work together in the future.
  - h. 2023 Budget – Discussion occurred around a previously circulated draft 2023 budget. Motion: Sebastian/Phillips: That the revised draft 2023 budget be adopted setting the Municipal Mill rate at 2.72 mills, which included using \$8,800 from cash reserves so that the Mill Rate tax increase be held to 2.6%. Carried
6. Next Meeting – At the call of the Mayor
7. Adjourn

**RESORT VILLAGE OF LUMSDEN BEACH  
COUNCIL MEETING MINUTES  
May 29, 2023 – 7:00pm – Community Hall**

Present: Mayor Wilson, Councilor Sebastian, Councilor Phillips and Administrator Davies  
 Regrets: Clerk Verrall

- 1. Agenda: Motion: Sebastian/Phillips: To approve the Agenda as circulated. Carried
- 2. Minutes: Motion: Phillips/Sebastian: To approve the Minutes of April 27, 2023 as previously circulated. Carried
- 3. Business Arising From the Minutes
  - a. Fire Finances – A report was circulated breaking down the revenues received, mostly from SGI insurance claims and the sale of a lot, and expenses incurred replacing items lost due to the July 2, 2023 fire. The net positive balance, not including GST, for the areas of the truck, tractor, building equipment, building and lot sale was \$36,885. It was agreed that a similar report would be circulated at the annual ratepayers meeting.
  - b. Water Over Chlorination – An update was provided regarding the status of the Council approved action plan to resolve the over chlorination issue, identified by the Water Security Agency, prior to December 31, 2024. A report was received from KGS Group, the hired consultants, that led to a joint meeting of KGS, WSA and Lumsden Beach Council and water operator representatives on May 24, 2023. The next step is to prepare a written Council report to be shared with Lumsden Beach property owners prior to the July 1 annual ratepayers meeting after which Council will need to make a go forward decision.
  - c. Insurance Coverage – A brief update was provided regarding meeting with Hordos Insurance from Regina Beach re the possibility of changing insurance brokers by the time of the current policy expiration on July 1, 2023. More information is to follow prior to Council making a final decision.
- 4. New Business
  - a. Financial Cash Flow Statement – The monthly cash flow statement was circulated and reviewed. At this point 30% of 2023 property taxes had been paid.

- Motion: Phillips/Sebastian: To receive the cash flow statement as circulated. Carried
- b. Permits – An update was provided regarding Development, Building and Variance Permit applications received.  
 Motion: Sebastian/Phillips: To approve the two Hogelie Variance applications as the pertain to a slightly reduced front street setback and an allowance for the installation of a septic tank to be one meter from the side property line rather than the normal three meter.  
 Rationale: Sebolt Lane cuts off a corner of the Hogelie property, but the Variance application still leaves ~ a 4 meter setback from the road allowance rather than the required 4.5 meters. The side property line is a boundary with a municipal property and hence a shorter septic tank setback would not interfere with another private property.  
 Carried
- Motion: Sebastian/Phillips: To approve the Mack Variance application re allowing the parking of a mobile trailer as an outbuilding on the Mack property with a portion of the trailer parked on Arnott Avenue South, a municipal road allowance.  
 Rationale: The municipal road allowance does not bound on any other private property nor restrict movement on the road allowance. Carried
- c. Recreation Event Schedule  
 Motion: Sebastian/Phillips: That the 2023 Recreation and Social Events Schedule be approved as presented. Carried
- d. Basketball Committee Report – A verbal report was presented regarding the planned upgrades to the Basketball Court, in particular the backboards, rims and supporting apparatus. \$3,315 in donations for the fire extinguishers was ear marked for these upgrades, but projected costs are double what have been raised. The Committee is investigating additional fund raising opportunities, which may lead to the upgrades not occurring until 2024.
- e. Sask Alert Program – A report was circulated as to how the Sask Alert program operates and what it would mean for Lumsden Beach in particular. Caution was expressed regarding the initial and on going training required by a local person. Laura Davies is to provide some background re a “WhatsUp App” prior to Council making any decision.
- f. Provincial Regulation Re Building Bylaws – The Provincial Government has mandated that all municipal building bylaws meet current regulations and that the government approve all building bylaws by years end. B. Sebastian is to review the requirements and determine if the Lumsden Beach Building Bylaw needs updating prior to submission.

5. Next Meeting

- Council - At the call of the Mayor
- Ratepayer – Saturday, July 1 – 9:00am – Community Hall

6. Adjourn

**RESORT VILLAGE OF LUMSDEN BEACH  
 COUNCIL MEETING MINUTES  
 June 20, 2023 – 7:00pm – Community Hall**

Present: Mayor Wilson, Councilor Sebastian, and Councilor Phillips  
 Regrets: Administrator Davies, Clerk Verrall

1. Agenda: Motion: Sebastian/Phillips: To approve the Agenda as amended. Carried
2. Minutes: Motion: Phillips/Sebastian: To approve the Minutes of May 29, 2023 as previously circulated. Carried
3. Business Arising From the Minutes
  - a. Water Over Chlorination Report to Ratepayers – A first draft of a report outlining the background, the issue, potential solutions and two options was reviewed and revised. The report is to be circulated to property owners one week prior to the annual ratepayers meeting on July 1.
  - b. Insurance Coverage – An update was provided regarding insurance coverage for 2023/24 using a new insurance broker (Hordos Insurance from Regina Beach). The final documentation to be received prior to the July 1, 2023 renewal date.
  - c. Basketball Sub-Committee Report – Based on the projected expenses to upgrade the basketball court standards, backboards and rims and the donations on hand from the provision of fire extinguishers, the recommendation is to continue fundraising efforts centered on providing 100% tax receipts for all future donations. If funds were in place the upgrades would be installed in 2024.
  - d. WhatsApp Report – Discussion took place re the information submitted by Lorna Davies. Further action was tabled until the next Council meeting and Administrator Davies return from holidays.
  - e. Clerk Position – An update was provided re attempts to find a replacement for Clerk Verrall due to her desire to step down from the position. Work will continue.
4. New Business
  - a. Financial Cash Flow Statement – The monthly cash flow statement was circulated and reviewed.  
Motion: Sebastian/Phillips: To receive the cash flow statement as circulated. Carried
  - b. Yellow Gate Control – A new contract has been signed with South Saskatchewan Commissionaires to provide services for dates and times requested for the operation of the control gate to the beach parking lot.
  - c. Canada Summer Jobs Grant – No approval has been received as yet based on the application submitted for 2023.
  - d. Alcohol in Outdoor Spaces – Although the provincial government has allowed municipalities to determine if they want to allow alcohol consumption in designated public spaces, it was Council's decision to not make any changes to current policy at this time.
  - e. IMUC Report – Wilson and Sebastian attended the June 19 IMUC quarterly meeting hosted by Lumsden Beach and reported on the areas relative to Lumsden Beach, i.e. the Regina Beach fire department and the capital expenses associated with the new lagoon.
  - f. Building Bylaw Update – Discussion took place regarding how Council should handle the requirement to have the municipal building bylaw approved by the provincial government after year-end. It was agreed to wait until further information is received prior to updating the current bylaw using the new template submitted by government.
  - g. New Shop Tour – It was agreed to provide a public tour of the new facility on July 2 from 11:00am – 12:00noon.
  - h. Alarm System Test – It was agreed to inform through the email system and the bulletin board that a test of the village alarm system would take place July 1 at 12 noon.
  - i. Noise/Smoke Concern – Council discussed a concern received in writing re noise and the burning of waste material at a neighbouring cottage. It was agreed that the first step is for the concerned cottage owner to have an open discussion with the neighbouring cottage.

- j. Annual Ratepayers Meeting Agenda – Discussion took place and an agreed upon Agenda for the July 1 ratepayers meeting was finalized.
  - k. Treaty Land Sharing Network – Councillor Phillips provided an update on a recent meeting held at Lumsden Beach Camp. Information re such meetings in the future should be circulated in advance through the email system.
5. Next Meeting
- Council - At the call of the Mayor
  - Ratepayer – Saturday, July 1 – 9:00am – Community Hall
6. Adjourn

**RESORT VILLAGE OF LUMSDEN BEACH  
COUNCIL MEETING MINUTES  
July 16, 2023 – 7:00pm – Community Hall**

Present: Mayor Wilson, Councilor Sebastian, Councilor Phillips, Clerk Hawryluk, Administrator Davies

**AGENDA**

Call to Order – 7:03pm

1. Approval of the Agenda  
Motion Sebastian/Phillips:  
To approve the Agenda as amended- Carried
2. Adoption of the Minutes of June 30, 2023 (previously circulated)  
Motion Phillips/Sebastian:  
To approve the Minutes of June 30, 2023 as circulated - Carried
3. Business Arising from the Minutes
  - a. Clerk Position Update  
Diana Hawryluk has agreed to put her name forward to be the Village Clerk.  
Motion Phillips/Sebastian:  
To accept Diana Hawryluk as the Clerk for the Resort Village of Lumsden Beach with signing authority - Carried
  - b. Insurance Update  
The new insurance policy with Hordos Insurance has been signed. Insurer is SGI. The tractor, loader and AED have also been insured, volunteer firefighter insurance has been added, the values for the four building and contents have been changed. Deductible is \$1000 for most claims.
  - c. Basketball Court Fundraising Update  
Between the fire extinguisher fundraiser and donations, the fund has accumulated \$5015 thus far.
  - d. WhatsApp versus Sask Alert  
Following the 2022 fire a request was made to investigate the Village becoming part of Sask Alert. Sask Alert would be an option where you can manage the program yourself, but there is ongoing training, which would be cumbersome. You can have Sask Albert manage it, but you still need someone to complete training and be responsible to notify Sask Alert. Another option would be to create a community WhatsApp group. The WhatsApp has the ability to have a loud notification. Administrator Davies will provide Mayor Wilson with the details to set up.  
Motion Phillips/Sebastian:

That Lumsden Beach Village set up a WhatsApp Community for Lumsden Beach and area for emergency notifications. - Carried

e. Canada Summer Jobs update

Canada Summer Jobs has declined the request to fund a position. Mayor Wilson has requested a rationale as to why funding has decreased over the years and why the Village has been denied funding this year and has reached out to the Village Mp.

4. New Business

a. Review of Monthly Financial Cash Flow Statement

The monthly cash flow statement was circulated and reviewed. The insurance amount has changed with the new policy in effect. Two property taxes are outstanding.

Motion: Sebastian/Phillips:

To receive the cash flow statement as circulated. – Carried

b. Water Over Chlorination Decision / Process

The majority of property owners support the establishment of maintaining potable water for the Village.

Motion Sebastian/Phillips:

To proceed with the estimated \$60,000 UVT light and manganese greensand filter system and that an estimated \$300 per assessed property special assessment be included in the January 2024 fees. That May 2024 be the implementation target date. – Carried

c. Mike Burns Two-Lot Situation Discussion

To maintain fairness with all property owners' calculation of the special water assessment will be applied to all privately owned assessed properties.

d. Annual Ratepayers Meeting Follow Up

Councilor Phillips will provide a summary in the next 6 weeks. There was majority support for advancing the new water filtration system. Following up currently with the RM on the Leafy Spurge in the ditches.

e. Permit Update

Issued building permits for Hogelie and Lehrer. Rodenbush and Grigg, R. received a development permit.

f. Staff Update

One staff member last day will be August 18, 2023. This will leave a gap of 2 weeks prior to Labour Day. Mayor Wilson will monitor the work to determine if a high school student would be required for 2 weeks in addition to any help required following the long weekend until water shut down. Salaries will be managed within current budget.

g. No Exit Sign

Three properties on Martin Avenue have had issues with people entering their properties driveway and have requested No Exit Signs. Mayor Wilson will look at other properties, which may require this and will look at adding additional signs in 2024.

5. Next Meetings

Council - At the call of the Mayor

6. Adjourn

Motion: Phillips:

To Adjourn 8:07pm - Carried

**RESORT VILLAGE OF LUMSDEN BEACH  
COUNCIL MEETING MINUTES**  
August 30, 2023 – 7:00pm – Community Hall

Present: Mayor Wilson, Councilor Sebastian, Councilor Phillips, Clerk Hawryluk,  
Administrator Davies

**AGENDA**

Call to Order – 7:02pm

1. Approval of the Agenda

Motion Phillips/Sebastian:  
To approve the Agenda as circulated- Carried

2. Adoption of the Minutes of July 16, 2023

Motion Sebastian/Phillips:  
To approve the Minutes of July 16, 2023 as circulated - Carried

3. Business Arising from the Minutes

a. WhatsApp versus Sask Alert

The WhatsApp system can use email or phone numbers. The Mayor will work with Administrator Davies to set up the system for Lumsden Beach and will take until December 2023 to get everyone's contacts in order and messaging to residents. Jan 1, 2024 will be the target to have everything up and running.

b. RM/Leafy Spurge Follow-up

CAO of the RM of Lumsden is away as such there is no update. We will be looking to have the weed inspector to investigate this for next year. The problem comes from the camp and certain landowners. Councilor Phillips will continue to follow up with the RM of Lumsden to address for next year.

c. Basketball Court Fundraising Update

Price is held with a \$4000 deposit with Tomko Sports. Currently, we have raised \$6390. The cost is \$7545+shipping (~\$600). It is coming from Calgary; the Mayor will look to see if someone can pick it up to avoid shipping costs. The donation aspect with tax receipt was well received by people.

d. Canada Summer Jobs Update

The Mayor emailed and called the MPs office, but the MP did not respond a staff member did. It was noted that more municipalities and organizations are applying, funding for this program has been reduced and criteria changes are making it more difficult to meet the requirements of the grant. Advice was provided to the Mayor on what phrases should be included in future applications.

4. New Business

a. Review of Monthly Financial Cash Flow Statement

Four term deposits left. Education Taxes have been paid in full. One property tax account has not been paid and has started to accrue penalties.

Motion: Phillips/Sebastian:  
To receive the cash flow statement as circulated. - Carried



b. Projected Year End Finances

Expenses are projected to be over revenues by \$6,019, however; this was planned for and will be offset by the current cash on hand.

c. Future Record Keeping – Permits/Property Ownership

We have kept all our permits as hard copies and some digital copies. In addition, we have kept the change of ownership records as hard copies. SAMA has stopped sending hard copies. We will stop printing change of ownership records and continue to maintain hard and digital copies of permits.

d. Lumsden Beach Camp Meeting

Mayor and Councilor Phillips met with the Camp regarding the demolition and rebuild of their dining hall. The camp has maintained communications with the Mayor regarding hauling of materials and payment of road damage costs. The camp will be putting additional signage in the Village to direct people to the camp.

e. SUMA Membership Update

We don't do a lot of bulk buying; as such this may not be the time to join. A re-evaluation of the PARCS will be completed to determine if the benefits of membership are still a value for the Village.

f. Future Expense Payment Plan

Everything is done online now, and we are paying high fees on cheques. Going down to one signature allows for online payments. In addition, currently we do not have a corporate Debit/Mastercard. The Mayor will bring forward a new policy for one signature and having a Debit/Mastercard to the next Council meeting.

g. Action Plan Re: Water Treatment Facility Upgrades

The Mayor will continue working with Councilor Sebastian on working on the engineer drawings to reduce the \$10,000 design fees from KGS. The mechanical system will be purchased next year not this fiscal year. The Mayor will put together an action plan for the project to be reviewed at the next Council meeting.

h. Water Run Off Issue/Plan

The Mayor and Councilors will review the current water run off to determine the best course of action to ensure run off is maintained properly. The work is planned to be completed this fall.

5. Next Meetings

Council - At the call of the Mayor

6. Adjourn

Motion: Phillips:

To Adjourn 8:21pm – Carried

**RESORT VILLAGE OF LUMSDEN BEACH  
COUNCIL MEETING MINUTES**

October 7, 2023 – 7:00pm – Community Hall

Present: Mayor Wilson, Councilor Sebastian, Councilor Phillips, Clerk Hawryluk, and Administrator Davies

**AGENDA**

Call to Order – 10:05am

1. Approval of the Agenda  
Motion Phillips/Sebastian:  
To approve the Agenda as circulated- Carried
  
2. Adoption of the Minutes of Aug 30, 2023 (previously circulated)  
Motion Sebastian/Phillips:  
To approve the Minutes of Aug 30, 2023 as circulated - Carried
  
3. Business Arising from the Minutes
  - a. WhatsApp  
Mayor Wilson is working to set up the App. The questions are should there be both emails and phone numbers. The Mayor will continue to develop the requirements and will communicate to the residents in order for it to be operational for 2024.
  
  - b. RM/Leafy Spurge Follow-up  
Councilor Phillips is still following up with the RM of Lumsden to address this issue for next year.
  
  - c. Basketball Court Fundraising Update  
Donation exceeded what we required so we are no longer looking for funds. Still hoping, we can have the equipment brought to us for free. 50% has been spent thus far. The remaining to be spent early next year.
  
  - d. LBC Construction/Road  
Construction is underway at the Lumsden Beach Camp and hauling of debris is completed and foundation will be poured next week. The construction company is working well with the Village in terms of communication to keep the Village informed of large equipment movements through the roads. SaskPower did not install the knocked down power line to regulation height. Mayor Wilson will be contacting SaskPower to get this fixed.
  
4. New Business
  - a. Review of Monthly Financial Cash Flow Statement  
Four \$10,000 term deposits on hand. We will need to cash one of the terms deposits to maintain our cash in our account required to avoid bank fees as well as to pay outstanding bills. One property tax has still not been paid. A letter will be sent noting the outstanding taxes will be sent to a collection agency come January 1, 2024. SaskTel Grant In Lieu will come in December. Road maintenance and culverts is over budget, but we will not have enough gravel for the spring. The Mayor will purchase extra gravel now in order to have it here for the spring. Regina Beach has not told us if we are getting a bill for the lagoon for the capital construction.  
  
Motion Phillips/Sebastian:  
To receive the monthly cash flow statement as circulated. - Carried
  
  - b. Projected Year End Finances  
Expenses are projected to be over revenues by \$10,428, however; the current cash will offset this on hand, which was budgeted for. Environment expenses are over budget due to extra septic pump out, Loraas garbage and recycling, wood chipping as well as power bills been more than expected. We will be billing the owner for using power and septic system during their cottage construction.
  
  - c. Future Expense Payment Plan

Moving forward we will make many payments online, as it is more efficient as well as we will have a Debit/Mastercard card. The only cheques that will be issued requiring two signatures will be payments to individuals as opposed to businesses. The Mayor has drafted an updated Policy regarding Financial Management called the “Lumsden Beach Financial Operating System/Controls”.

Motion Sebastian/ Phillips:

To approve the new Lumsden Beach Financial Operating System/Controls Policy. – Carried

Rationale: There are fewer and fewer companies or businesses that will accept payment by cheque. The number of cheques written can be greatly reduced by paying on line or using a Debit Card.

d. 2024 Schedule of Fees

Item #1 wording has changed and combined the previous two separated lines regarding this fee.

Item #2 is new for the water upgrade Special Assessment, which will only be applied in 2024.

Motion Phillips/Sebastian:

To approve the Schedule of Fees for 2024. - Carried

e. 2023 Auditors

The Mayor noted that the auditors need to be appointed for the 2023 audit. A recommendation is to utilize our previous auditors.

Motion Sebastian/ Phillips:

That Dudley and Company be our Auditors for the 2023 fiscal year - Carried

f. Proposed New Building Bylaw

Councilor Sebastian and the Mayor Wilson will work to finalize the new Building Bylaw, which needs to be submitted to the Province for approval for Dec 31, 2023.

g. Action Plan Re: Water Treatment Facility Upgrades

Need engineered stamped drawings to be approved by WSA prior to making changes to the Water Treatment Facility. KGS has been contacted to get a quote to complete the Engineered drawings. Previous estimates indicated a cost of \$10,000. Councilor Sebastian and Mayor Wilson are providing all upfront information to reduce the costs. KGS has responded with a quote to complete the work for \$7500. The Mayor has noted there may be two things within the new KGS quote that may not be required, which may further reduce the quote. The Mayor has sent an email to clarify. The Mayor and Councilor Sebastian will continue to work to finalize the Engineering requirements for WSA and will submit all required permits. The tentative plan is to have the new system operational May 1, 2024.

h. Resurfacing Tennis/Pickle ball Court

Users of this facility are asking for resurfacing this recreational asset by either seal coating or slurry seal. The Mayor received two quotes thus far: \$4500 and \$5200. It would be additional to include the Basketball Court surface. The Mayor will continue to research what are the best options to upgrade these assets and bring to the next meeting.

i. Brainstorming – Store/Summer Staff

Store – The Village has been able to continue the operation of the Store by annually finding a Store Operator who for the past two years we have provided a store credit

program to assist with the expense of getting started. The profit goes 100% to the Store Operator, but the village does incur expenses - a power bill and facility maintenance/upgrades. Some of the fridges/coolers/freezers are showing their age and would be costly to replace. At least 50% of cottage owners use the Store either through contributing to the store credit program or through walk in purchases, but the overall profit is minimal. Far more a service than justifiable revenue. Some thoughts of what we might do with the store and/or space should we not continue to find a Store Operator:

- \* To demolish the Store and have an open space. This would leave the Hall without washrooms unless that portion of the Store was maintained, or an addition was built to the Hall providing a washroom. The open space might allow for additional Hall event parking or just open green space.

- \* To create a new lot to sell.

- \* To outfit the Store with furniture such that it was a rental space. The space would not be publicly advertised, but only for use by cottage owners for extended family or friends. That is, the cottage owner makes a booking and is responsible for opening, cleaning, and closing. Any damages are the responsibility of the cottage owner charged through taxation. The renters bring their own bedding, towels, and perishables. Lumsden Beach would collect the rent. Cottages have been renting for ~\$120/night, which for July and August could result in ~\$7,000. A bathroom with shower would need to be installed. Expenses would remain the same - power bill and maintenance.

- \* Options could be vending machines.

- \* Another option is to turn it into a caretaker's cottage.

The Mayor will send out an email to residents to ask for their thoughts on the future of the Store.

Summer Staff - over a long history, Lumsden Beach summer maintenance staff has ranged from high school students, post-secondary students and adults out of school. Usually, student staff has been related to cottage owners or neighbouring locations and hence a place to stay. Way in the past, there was a caretaker's cottage for hired adult staff (since torn down). High school students only provide workers for July and August where post-secondary students could be employed from May-August. Hiring an adult for 4-5 months doesn't lend to meaningful long-term employment unless luck enough to find a seasonal worker who has a winter job. It is also clear that there is a need for some level of employment in September and part of October, which we don't get from students. Here is a thought if we are unable to find post-secondary students in the future.

- \* To hire a full-time adult for 8 months of the year (April-November) joined by a student for July and August. To perhaps use the current Store as a caretaker's cottage. The question is could we find an adult capable of handling the equipment and job as needed who either collects unemployment in the other 4 months of the year or is on winter holidays. As more cottage owners use their property for more of three seasons, there is work to be done for 8 months depending on the abilities of the adult employee. Could they also be a water operator, provide services such as road maintenance and garbage pick-up, and, able to clean and service all equipment. Currently we pay for 2 full time employees for 18 weeks plus some additional casual student employment. Cost for 2023 including our contribution to EI, CPP and income tax was just under \$25,000. An 8 month or 34 weeks employee

would cost perhaps \$15,000 more than that and then add a student for 2 months at \$5,000 (or could a capable adult do the job alone for 8 months). A total increase of employee expenses by \$20,000 results in a tax increase of ~\$200/property. There would still be an expense of store power and maintenance although could justify all or part of that expense going to the staff living at the Store.

The Mayor will continue to look at options going forward.

5. Next Meetings

Council - At the call of the Mayor (Budget Meeting – Late April 2024)

6. Adjourn

Motion Phillips:

To Adjourn 11:43am - Carried