

Annual General Meeting of The Pete's Lake Water Users Society
August 27, 2022, MINUTES:

Location: outside the Judith Fisher Health Centre

Date: Saturday, August 27th, 2022, at 1:33 pm

Directors Present: President: John Martin, Vice President: Doane Grinnell, Treasurer: Neil Matheson, Secretary: Barbara Smith, Directors at large: Patty Biro, Jayn Tyson

Members Present: Frank Buffam, Brenda Felker, Gary Kollmuss, Gretje Lohmann, Don MacDonald, Caitlin Bird MacMillan, Gordon Ohm, Brian Pitt, Ben Seaman, Paul Smulders, Julie Newton, Betsy Williamson, and Ian Rusconi

Proxies: Sheila Thomas, Lisa Johnson, Sailor Johnson and Shawwna Karras

Guests: Wayne Felker, Lindsay Seaman, Anne Buffam, Terry Theiss, Julie Newton and Joy

Call to Order by President John Martin. A quorum is present.

Opening Remarks by John Martin: The water supply has held up very well so far this year, the system has required only minor repairs, we continue to file all necessary reports and comply in all of the ways we can. Our correspondence with Island Health has been brief and cordial and limited primarily to reporting issues.

2. Approval of Agenda

MOTION Made by Barbara Smith and seconded by Brenda Felker to approve the August 27th Agenda as circulated by email. CARRIED

3. Approval of 2021 AGM minutes

MOTION Made by Barbara Smith and seconded by Brian Pitt to approve the 2021 AGM minutes dated July 24th as circulated. CARRIED

4. Business Arising from 2021 AGM

a. Water testing results John Martin – Good reason there is a boiled water advisory, there were so many particles that testing unable to determine even E. coli presence. A monthly reminder to members will be initiated regarding the advisory and will contain the monthly testing results.

b. Update on the System Analysis meters- John Martin: The meters slumbered in March because of insufficient solar power. Recorded usage has so far varied from a maximum of 70,000 gallons a day to 24,000 gallons a day minimum (monthly averages). The meter accuracy not exact though. The lake supply has held up really well this summer.

c. Hadley Lake Dam- Neil Matheson– We report to the Ministry of Forest Lands and Natural Resources who have determined that we are the owners due to the water license and have been assessed as “low risk” and “low consequence” per the Ministry’s criteria.

A joint usage agreement is being explored with the Ministry of Transport and Infrastructure. A regimen for safety inspection needed– a quarterly “walk through” and now have created a template and a schedule to do so. It is felt that this Ministry is also a stakeholder and should be keeping the culvert clear. Working on a debris barrier.

d. Water usage at ramp and problems arising from the existence of the sign. Patty Biro – the connection is paid for by the qathet Regional District (qRD) who replaced the existing sign earlier this year. New sign says not potable and suggests use

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should be boat related. Use of this outlet is monitored by neighbors and there continues to be power washing boats and filling of water tanks. However, policing such use is uncomfortable. Member suggestions – perhaps more information on the sign of the consequences of unauthorized use and a monthly reminder from qRD on the Lasqueti email list as they have the ultimate responsibility to oversee that usage. The issue is the concern for the potability, excessive use, and unfairness to members who are paying for the water.

5. Maintenance Report

a. Spring flush: Doane Grinnell. Read out an email re the spring flush – many involved to make it work in April. Possibly we may do it twice a year. Ben Seaman and John Martin have been locating all the valves, using GPS references to put together archival information for future review.

Parts trailer repair is underway, not a big job but we are having problems finding a willing worker.

Small repairs have been done to the system.

6. Approval of 2022 Financial Report:

Neil Matheson: Revenue: \$28,000, expenditures somewhat up at \$12,000. \$25,000 in a replacement reserve and \$45,000 in the capital improvement fund.

MOTION: made by Neil Matheson and seconded by Barbara Smith to approve the 2021 financial report as circulated. CARRIED

7. Budget Discussion – Approval of 2022/2023 Budget

Neil Matheson: 2023 membership & usage fees – The board recommends that the fees remain the same as 2022 at \$40 membership and \$320 usage per household.

MOTION: Made by John Martin and seconded by Caitlin Bird that the 2022/23 Budget be approved as presented and fees be \$40 membership and \$320 usage per household. CARRIED

8. New Business

a. Upgrading the water system- September is the best time for Richard Carlson to clear the ditches. Consequently, we will need to change the placement of the water lines, i.e., move them up and out of the ditch before he does the work.

MOTION: Made by John Martin, and seconded by Doane Grinnell to strike a committee to analyze and possibly replace the 2" water lines that run on the east side of Main Road from Sue K's driveway to the big culvert CARRIED

Ben Seaman, Gordon Ohm, Brian Pitt, Doane Grinnell and John Martin have volunteered.

b. Tanks for fire suppression in downtown area- 6 Tanks possibly at an estimated cost \$19,500. More specific details needed re cost and timeline. Once assessed we will approach the qRD for assistance with the view that all residents will benefit. This is an

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item to be looked at in the Fall and will need subsequent approval of the members to institute.

9. Thank You's

- Magic Mountain for the use of the lake and anyone else who allows the line to run through their property.
- Outgoing Board for a productive and drama free year.
- Barbara Smith for stepping into the secretarial role
- Terry Theiss for continuing to oversee member correspondence.
- All members who pay on time.
- Carmen Stewart for bookkeeping
- Pachiel and Ron for managing the waterline.
- Patty Biro for picking up the water samples.
- And we all clapped enthusiastically for John's Martin's dedication and involvement!

10. Election of Board of Directors and Officers- Overseen by Terry Theiss

All of the 2022 directors are prepared to continue on for the 2022/23 term.

President: John Martin

Vice President: Doane Grinnell

Treasurer: Neil Matheson

Secretary: Barbara Smith

Directors at large:

Patty Biro

Jayn Tyson

Jonah Spiegelman

MOTION: Made by Brenda Felker and Caitlin Bird MacMillan to reelect the outgoing Board: CARRIED

11. Adjournment at 2:45 pm

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