

**APPROVED MINUTES
ANNUAL GENERAL MEETING
SUNDAY, JULY 17, 2022
LAC BATAILLE BEACH
582 CHEMIN BLACKBURN
VAL-DES-MONTS, QC**



Registration: 9:30 a.m.

Executive Committee Members in Attendance:

Constance Hudak (President), John Smith (Acting Vice-President), Jens Urban (Secretary), Jeff Hannah (Treasurer), Luc Fournier (Lake Representative)

Board Members in Attendance:

Shane Livingstone, Richard Bourassa, Elaine Carisse, Benoît Leclerc, Harry Jones, Aileen Lamont, Jacques Bolduc, André Cossette, Chris Hemmingway, Pierre Carmona

Board Members' Regrets:

Paul Chedore, Clayton Devine, Flamur Canaj

Guests:

Claude Bergeron, Councillor District 3; Jules Dagenais, Mayor.

62 members signed-in, there were approximately 10 more present, probably representing around 65 properties (see *Attachment # 2*)

For ease of reference, the Minutes are presented in Agenda order.

The President called the meeting to order at 9:34 a.m. and welcomed all participants to the Annual General Meeting of the Association, including our councillor and the mayor.

1.0 APPROVAL OF THE AGENDA

- MOVED BY: *Constance Hudak***
SECONDED BY: *Jens Urban*

THAT the Agenda be approved as amended.

UNANIMOUSLY CARRIED

2.0 APPROVAL OF THE JULY 25, 2021 ANNUAL GENERAL MEETING MINUTES

- ❑ **MOVED BY:** *Constance Hudak*
SECONDED BY: *Jens Urban*

THAT the July 25, 2021 Annual General Meeting Minutes be approved as presented.

UNANIMOUSLY CARRIED

3.0 PRESIDENT'S REPORT AND RECOMMENDATIONS

Constance began the meeting by inviting the Councillor of District 3, Claude Bergeron, as well as the Mayor, Jules Dagenais, to give updates on municipal affairs.

Claude Bergeron started by reporting the following developments:

Short-term rentals

- The municipal council was going to start implementing new regulations concerning short-term rentals beginning August 2nd.
- There will be public consultations on these new regulations.
- The first regulations will probably be put forward in early fall.
- At the moment there are no municipal rules, but the following are to be expected:
 - Raising of the permit fee to \$550 annually
 - Septic system requirements
 - Spacing out of short-term rentals (can't be next to each other)
 - The responsible person must live close to the rental
 - Parking requirements
 - Signage requirements
- Amendments to regulations could happen in the future, for example with respect to watercraft
- Everything will be published on the municipal website
- Other municipalities provide examples that could be used
- Fireworks remain separately regulated

Internet

- Digicom has been bought by another company and is currently installing fibreoptics by the end of September.
- The municipality will advise as soon as it is possible to hook up individual houses.

Jules Dagenais continued with the following information:

Consultation on waterways

- The week after the AGM the public consultations on waterways would start.
- This will be done in 3 phases:
 - Promotion on the municipal website and Facebook
 - In-person and online consultation on August 3rd
 - Online survey via the internet until the end of August

- A consulting firm will create a full report by the end of September for the municipality to consider.
- The mayor asks everyone to make themselves heard through the public consultation.
- The mayor had a meeting with the Quebec government, which is asking for more public access to waterways.
- In Val-des-Monts many lakes are surrounded by public land.

Claude continued:

- Claude is pushing for a public access to a lake with lots of public land around it for fishing and swimming. This is echoed by the mayor.
- There currently is no budget for a new park, and any park within the municipality would require significant capital investment to cover costs of sewage, pavilion, and parking.
- Officials are reviewing all the lakes within Val-des-Monts to determine where sufficient public land exists to merit such investment.
- Although the municipality owns a little piece of the Lac Bataille beach and some swamp land on the other side of the road, there are no plans to give public access to Lac Bataille.

Constance stressed that it is important that everyone participate individually in the survey to maximize impact. The Association already gives beach access to backlot members through the beach and is trying to buy the little piece of beach from the municipality to add it to the PSLL beach. The mayor added that the municipality can only restrict access to municipal land, not provincial land.

Question:

- How did the municipality obtain the land from the Hall brothers, and what is the benefit to this?

Answer Claude:

- The developer, the Hall brothers, had many lake access rights through deeds, which are still valid. However, this usually means foot access. When developers start projects, they usually must give 10% in value or land to the municipality for preservation purposes. This is how the municipality obtained the land. It was simply transferred.

Question:

- Are there studies from other municipalities on what happens to water quality and noise pollution when public access is given to lakes?

Answer Claude and mayor:

- Val-des-Monts has a water management plan, but the province is pushing for public access. The consultation is looking at all lakes to find the best solution. Claude is aware that Val-des-Monts has some of the cleanest water in the province, data is going back many years.

Claude and Constance stress once again that existing deeds provide only foot access to the lake, as does PSLL membership. The Association does not let in power boats through the boat launch, except for owners on Lac Bataille and Lac Rhéaume (if their boat fits through the culvert).

Question:

- Could the municipality install No-Parking signs at the beach?

Answer Claude:

- Maybe, but that would also prevent members to park at the beach.

Question:

- Do the mayor and the councillor support the creation of a public access on Lac Bataille?

Answer by Claude and the mayor:

- No. The priority is to maintain existing parks and accesses, there is no plan for any public access on Lac Bataille.

Question:

- Do we know what capacity the lakes have with respect to population and usage?

Answer Claude:

- The Val-des-Monts Lake Federation (FLVDM) had a study with respect to lake capacity, but the province thinks there are too many errors in the study.

One member commented that the Association is becoming an association of waterfront owners, and that some people from non-waterfront lots joined in the 1950s to have power boat access to the lakes.

The mayor and Claude concluded with the following points:

- The municipal council wants to hear from as many as possible during the consultation
- The current municipal strategic plan is to the year 2024, and there are many competing priorities (the province requires tri-annual plans)
- One of the big financial priorities is to fix the culvert on Chêne-Rouge.
- As for a No-parking zone except for members, it could be brought forward to the municipality to see if it is possible to enforce
- Claude also stressed that the notaries are required to advise new owners on tree-cutting restrictions and water-access restrictions. Any violation should be reported to the municipality via the councillor.

Constance concluded by asking any member that wants any speed signs (road or water) to contact the Association to gather a list.

She also stressed that the Association will continue in its request to buy the land, and that the municipality has not said no, but that it is considering it.

Constance also reminded members that there are member stickers for cars this year to identify parking members at the beach.

4.0 TREASURER'S REPORT

4.1 2021 Financial Statements

Jeff Hannah briefly reviewed the *2021 Financial Statement* (see Attachment #1). Altogether, we came in a little short last year, and this year we are projected to get even (see budget section).

A suggested fence for the beach section might be very expensive and not mor effective than the hedge that was planted last fall and need a little time to grow.

A question about fish stocking came up, and Jeff mentioned that the majority of it is actually paid by members as extra contributions.

A brief discussion ensued when Jeff and Constance said that the board is considering raising the annual membership from \$45 to \$50 per year. However, it became very quickly clear that the overwhelming majority favoured to raise the yearly membership to \$60.

- ❑ **MOVED BY:** *Constance Hudak*
SECONDED BY: *Bruce Black*

THAT the Association's yearly membership fee be raised to \$60 beginning in 2023.

CARRIED BY LARGE MAJORITY

- ❑ **MOVED BY:** *Richard Bourassa*
SECONDED BY: *Monique Oaks*

THAT the Association's *Financial Statement for 2021* be approved as presented to paid members and previously recommended by the Board of Directors.

UNANIMOUSLY CARRIED

4.2 Projected 2022 Budget

Jeff Hannah briefly presented the *Projected 2022 Budget* (see *Attachment #1*).

- ❑ **MOVED BY:** *Richard Bourassa*
SECONDED BY: *Monique Oaks*

THAT the Association's *Projected 2022 Budget* be approved as presented.

UNANIMOUSLY CARRIED

5.0 REPORTS FROM THE BOARD COMMITTEES

5.1 Communications

Constance Hudak thanked the publication team for the *Newsletter*, especially editor Cynthia Hamady, all contributors, Odette Surch as translator, and everyone else who helped. She also thanked Jens for the work on the website and the email blasts.

5.2 Property Holdings and Issues

John Smith briefly explained the small sale of a piece of Association property on chemin des Sittelles (an undeveloped piece of road) to one of our members.

He also informed the membership of an ongoing issue on chemin des Chouettes with respect to a right of way on some undeveloped piece of the road. The Association is currently consulting neighbours on the proposal.

5.3 Environment

The Conservation Perkins-sur-le-lac group members Colette Labreque-Riel and Cory Bialowas thanked the Association for their assistance. The group is now registered as a charity and is creating a network for its goals. Donations are therefore tax deductible and at the moment 10 board members represent 7 lakes. The website can be consulted for all details on how to donate and how to get involved: conservationperskins-sur-le-lac.ca.

Chris Hemmingway from the Environment Committee reported that the water quality results this year are once again excellent, and he thanked all residents and volunteers. He also thanked the municipality for the strict septic tank policies and measurements.

Claude and Chris reminded everyone to use the new municipal boat washing station. It is free this year, and a second station is planned.

Question:

- What happens to the dust from the roads that goes into the lakes?

Answer Claude:

- The roads are treated during the summer, and the municipality is trying to get more of them paved.

Richard Bourassa reported that this year there was much more water testing, since the municipality is contributing in year 2 of a 3-year program. However, the Association still pays for *e.coli* testing, which is around 85% of the yearly cost. After year 3, we can decide if we stick to the more precise testing cycle or revert to our old testing pattern. Phosphorus is within acceptable norms, although some members noted that there might be more visible algae this year.

André Cossette reported that COBALI is doing a study on invasive species on our lakes, and a few volunteers are still needed to help. Last year's fish stocking stood at \$2,500 from the Association plus \$4,570 extra from the members.

5.4 Membership

Jeff reported that last year we hit the goal of 300 members and are expected to do so again this year.

5.5 Recreation and Social Activities

Constance suggested to do the annual corn roast, COVID restrictions permitting.

6.0 ELECTION OF THE BOARD OF DIRECTORS

- a) Richard Legault chaired the election. It was suggested to add one more member to Lac Bataille since there was a volunteer and always a vacant seat on Lac Chevreuil.
- **John Smith** was nominated as *Vice-President* by for a two (2) year term by Constance Hudak and Elaine Carisse.
 - **Jeff Hannah** was nominated as *Treasurer* for a two (2) year term by Jens Urban and Constance Hudak.
 - **Jacques Bolduc** was nominated as *Bataille Lake Representative* for a two (2) year term
 - **Sarah Adam-Black** was nominated as *Bataille Lake Representative* for a two (2) year term by Jacques Bolduc and Jens Urban.
 - **Joel Petit** was nominated as *Rh eume Lake Representative* for a two (2) year term by Justine Akman and Rick Murphy.
 - **Aileen Lamont** was nominated as *Rh eume Lake Representative* for a two (2) year term by Jens urban and Constance Hudak.
 - **Cynthia Hamady** was nominated as *Barnes Lake Representative* for a two (2) year term by Jens Urban and Constance Hudak.
 - **Chris Hemmingway** was nominated as *Lac Truite Representative* for a two (2) year term by Jens Urban and Constance Hudak.
 - **Andr  Cossette** was nominated as *Lake Louise Representative* for a two (2) year term by Rick Murphy and Constance Hudak.

All the candidates were elected by ACCLAMATION.

- b) Chevreuil Lake remains without representation.

Special thanks to the outgoing and long-time board member Clayton Devine!

7.0 OTHER BUSINESS

Requests for signs advising drivers of people walking along the road can be requested from the municipality through the councillor. Claude stressed that all roads except Blackburn will switch to 40 km/h speed limits.

Everyone was also reminded not to walk on Lauzon land.

There being no further business, the Annual General Meeting was adjourned at 12:00 p.m.

Respectfully submitted,

Jens Urban, Secretary

Constance Hudak, President

Attachment # 1

ASSOCIATION PSLI INCOME AND EXPENSES, JANUARY TO DECEMBER 2021 - 2022


INCOME	2021	2022 TO DATE	2022 PROJECTED
NON-PROFIT INCOME			
Advertising in the newsletter	\$ 600.00	\$ -	\$ 200.00
Fish stocking contributions	\$ 4,775.00	\$ 55.00	\$ 4,000.00
Membership dues.....	\$ 14,670.00	\$ 5,895.00	\$ 14,625.00
Merchandise	\$ 150.00	\$ -	\$ 200.00
Miscellaneous non-profit income	\$ 21.00	\$ 100.00	\$ 1,100.00
TOTAL NON-PROFIT INCOME	\$ 20,216.00	\$ 6,050.00	\$ 20,125.00
OTHER INCOME			
Interest earned	\$ 96.61	\$ 38.69	\$ 100.00
TOTAL INCOME	\$ 20,312.61	\$ 6,088.69	\$ 20,225.00
EXPENSES			
Bank charges	\$ 170.10	\$ 94.00	\$ 200.00
Event expenses	\$ 300.00	\$ -	\$ 1,500.00
Insurance - liability	\$ 2,627.85	\$ -	\$ 2,800.00
Newsletter expenses	\$ 1,904.64	\$ -	\$ 2,000.00
Office expenses.....	\$ 1,760.06	\$ 15.40	\$ 1,500.00
PayPal fees	\$ 347.52	\$ 123.05	\$ 350.00
Repair and maintenance	\$ 1,835.25	\$ -	\$ 500.00
Roads.....	\$ 1,800.00	\$ -	\$ 1,800.00
Fish stocking	\$ 7,070.00	\$ -	\$ 6,500.00
Water testing.....	\$ 1,883.99	\$ -	\$ 2,000.00
Taxes and licenses.....	\$ 884.55	\$ -	\$ 1,000.00
TOTAL EXPENSES	\$ 20,583.96	\$ 232.45	\$ 20,150.00
PROFIT / (LOSS)	\$ (271.35)	\$ 5,856.24	\$ 75.00

ACCOUNT STATEMENTS AS OF DECEMBER 31, 2021

Cash on hand.....	\$ 584.00
Chequing account.....	\$12,065.74
Savings account.....	\$ 5.00
Term deposit	\$ 2,000.00
Term deposit	\$ 4,000.00
PayPal clearing account	\$ 2,472.85
TOTAL CASH AND CASH EQUIVALENT	\$21,127.59


PLEASE BRING THIS REPORT TO THE MEETING

Attachment #2



2022 AGA PSLL AGM 2022

Nom/Name	Lac/Lake	Adresse/Address	Council / E-mail
Barbora Gumble	Bataille	36 Grand Pic	barbgumble@hotmail.com
SERGE TREMBLAY	BATAILLE	27 CHOUETTÉS	SERGETRE @ AOL.COM
KRISTA MATTHEWS	RHEAUME	50 DES BAISES	Krista@Kristamathews.com
MARHA SAVOY	RHEAUME	54 HARFANG-DES-NEIGES	savo739@gmail.com
CLAUDE LÉCAULT	BATAILLE	15 Chem ELAN	lilegault@hotmail.com
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ALAIN BELLÉCHÈRE	RHEAUME	57 Ch. Canari	alain.belluchere@outlook.com
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Pierre Quesnel	Bataille	686 Blackburn	pierre.quesnel@bell.net
Mike and Len Tricky	Bataille	3 Sarcels	atricky@yahoo.com
AN. M. NAPOLZ	Bataille	657 Blackbird Ave	anadap@sympatico.ca
Willie Miller & Inna Hensen	Bataille	22 Des Mameaux	willie.miller@gmail.com
INGRID FEIL	Bataille	146 Chem Lac Bataille	
John & Simone Oliva	Bataille	18 Recco	soliva@outlook.com
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JACQUES BOLIVE & ANDRÉE GRIGNON	BATAILLE	37 Chemin REESE	ANDREE.JACQUES@HOTMAIL.COM
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Sophie Pickett	BATAILLE	575 Blackburn	sophpickett@yahoo.com
CAROL KARKOUC	Rheume	476 chine -Rogé	
Angelique Magee	Barnes	71 Ch. du lac Barnes	angeliquemagee@gmail.com
Patricia Constantineau	Barnes	71 Ch. du lac Barnes	pconstantineau@videotron.com



2022 AGA PSLL AGM 2022

Nom/Name	Lac/Lake	Adresse/Address	Council / E-mail
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Jim Robar	Rheaume	18 Ch Harfang	carol.robar@sympatico.ca



2022 AGA PSSL AGM 2022

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Jeanine Bonnot	Bataille	3 Chemin des Carles	
YVES EMERY	Bataille	12 CH DES RISERU-MAUCHES	
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