

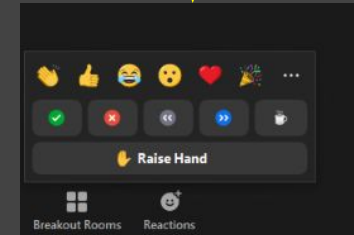
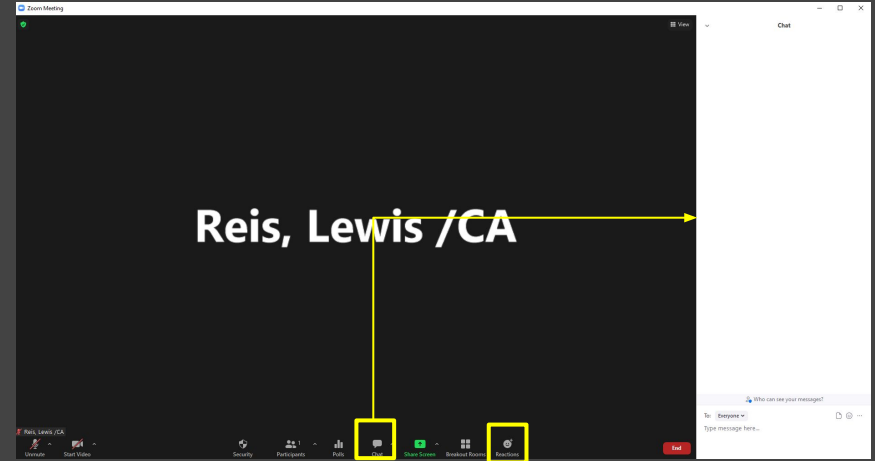


# Madawaska Club Annual General Meeting

May 11, 2023

GO-HOME-BAY LANDING.  
GEORGIAN BAY, ONT., CANADA.

Declaration of Meeting  
House Rules  
Appointment of Secretary  
Appointment of Scrutineers





# Agenda

1. Official Declaration of Meeting – Lewis Reis
2. President’s Remarks – Lewis Reis
3. Treasurer’s Report – Caileigh Rabbior
4. Formal Business of the Meeting – Lewis Reis
5. Directors Reports:
  - Property – John Harris
  - Athletics – Christine Robson
  - Activities – Deb Price
  - Land Use – Nick Lougheed
  - Communication – Ashley Allen
  - Environment – Jim Rusak
  - GBA - Lewis Reis
8. Conservation Easement - Jim Rusak & LSC Committee
9. Hub Committee Update
10. General Q&A Period
11. Report on Voting Results – Lewis Reis
12. Other Business
13. Termination of Meeting



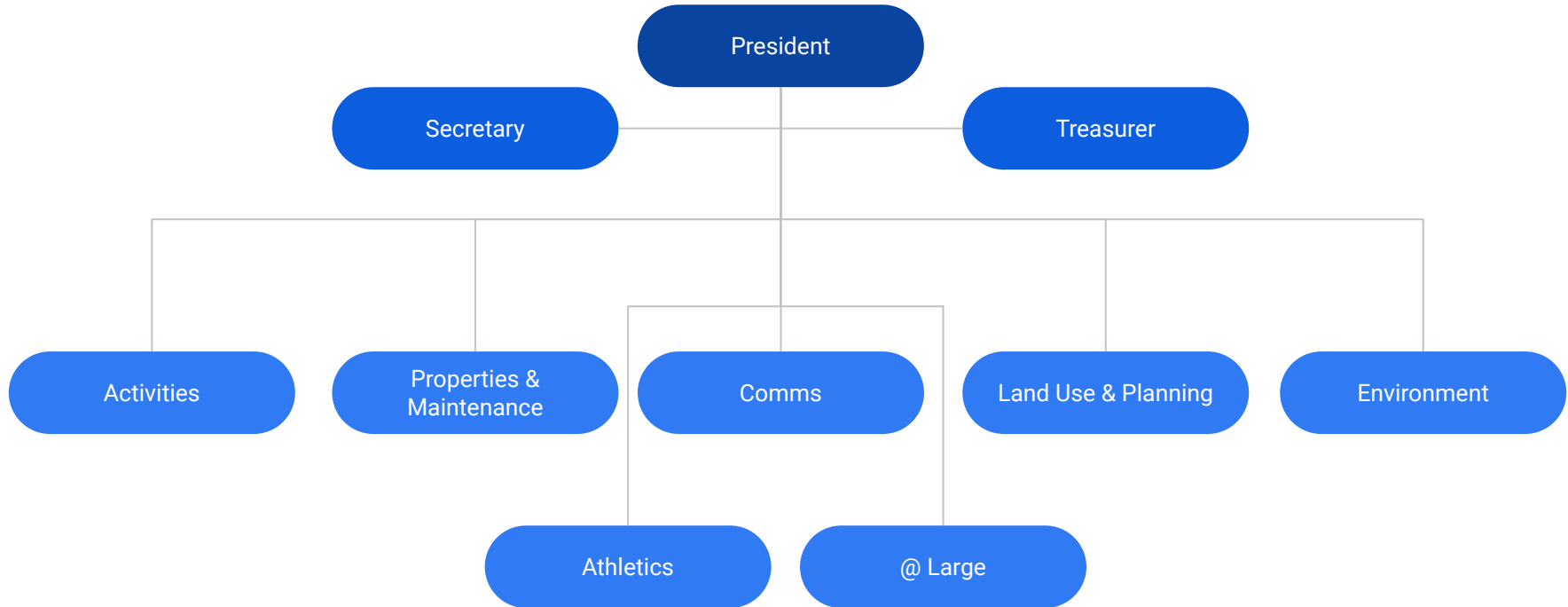
# President's Remarks

- Outgoing Directors:
  - Nick Lougheed (Land Use & Planning)
- Incoming Directors (to be confirmed):
  - Stuart Elgie (Government Affairs)
- What's been Happening:
  - New website!
  - Fee Increase
  - Board Portfolio Refresh
- Upcoming:
  - Ontario NFP Act (Continuing)
  - Newcomer welcoming Committee
  - Conservation Easement Final Vote



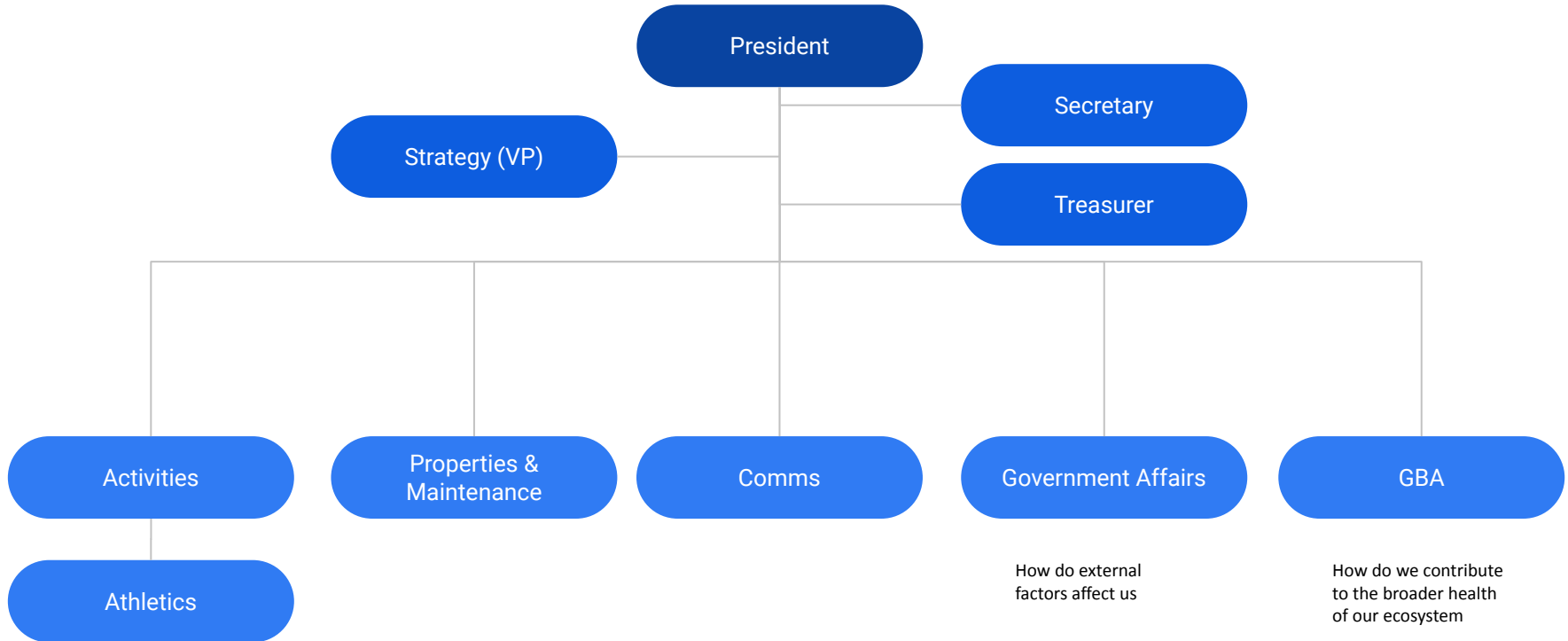


# Board Structure - Current



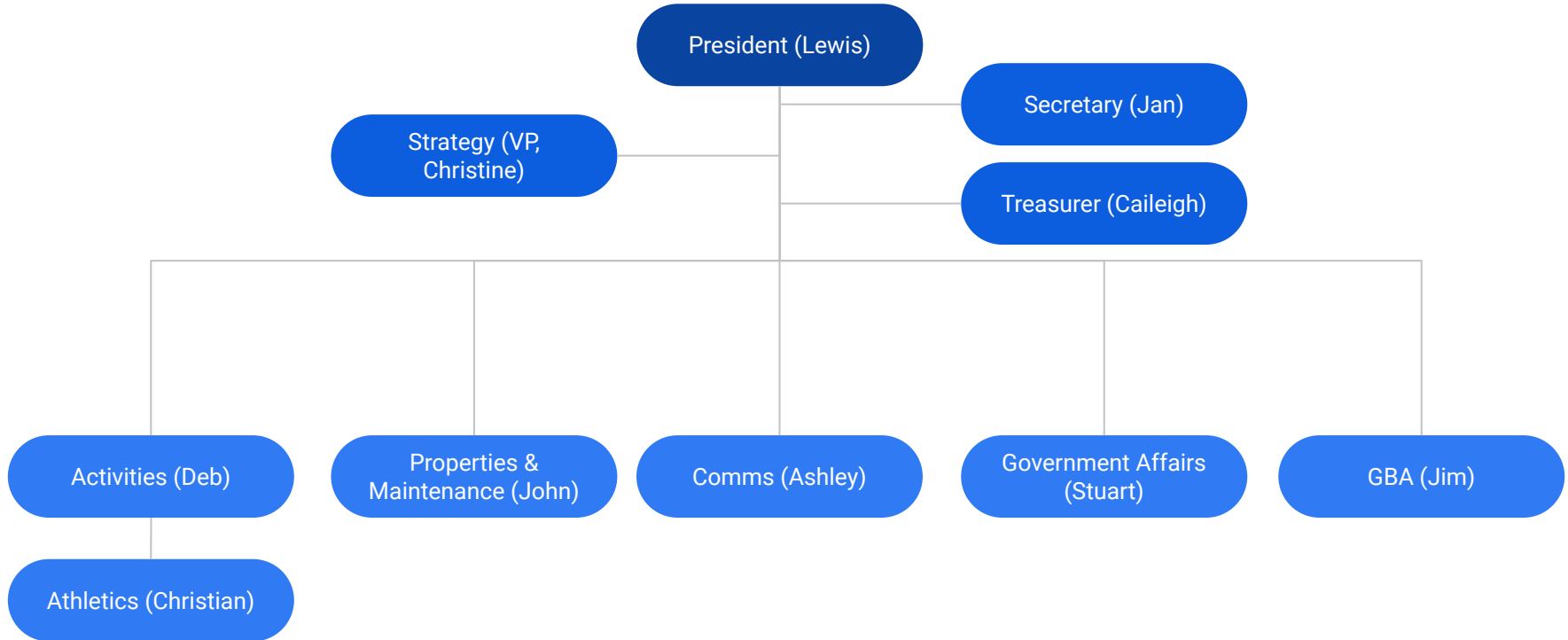


# Board Structure - Revised





# Board Structure - Proposed Slate





# Treasurer Report – Caileigh Rabbior

## Statement of Revenues and Expenditures (unaudited)

January - December 2022

	Jan - Dec. 2022	Jan - Dec. 2021 (PY)	Total
<b>INCOME</b>			
Donations / Gifts			150.00
Donations - Library			313.15
<b>Total Donations / Gifts</b>			<b>463.15</b>
Interest Earned	159.77		626.29
Member Site Fees	83,300.00		85,085.00
Sailing Program Fund	5,000.00		1,500.00
Summer Camp			
Summer Day Camp	24,680.91		16,000.00
Summer Sailing Camp	14,455.00		12,095.00
<b>Total Summer Camp</b>	<b>39,135.91</b>		<b>28,095.00</b>
<b>Total Income</b>	<b>127,595.68</b>		<b>115,763.44</b>
<b>GROSS PROFIT</b>	<b>127,595.68</b>		<b>115,763.44</b>
<b>EXPENSES</b>			
Caretaker Fees	24,999.96		24,999.96
Dues and Subscriptions - GBA	7,100.00		7,200.00
Insurance	7,876.56		7,527.72
Library Fund Expenses	748.48		2,012.48
Office/General Administrative Expenses	16.95		1,445.77
Bank charges	705.25		507.27
Bookkeeping / Accounting	3,080.38		1,574.70
Library Expenses - (Non-Trust Related)			626.82
POS Fees - Member Sites	1,295.48		998.07
Professional Fees			476.44
Property Taxes	17,201.66		18,859.94
Regatta Related Expenses	4,464.76		413.64
Repair and maintenance	13,787.44		26,594.18
Utilities			575.33
<b>Total Office/General Administrative Expenses</b>	<b>40,551.52</b>		<b>52,671.06</b>
Sailing Program Expenses	346.68		367.02
Insurance - Sailing Program	1,500.00		1,500.00
Salaries and Wages - Sailing Program	9,360.00		10,895.20
Payroll taxes	734.12		1,277.67
<b>Total Salaries and Wages - Sailing Program</b>	<b>10,054.12</b>		<b>11,872.87</b>
<b>Total Sailing Program Expenses</b>	<b>11,340.80</b>		<b>15,833.89</b>
Special Projects			
Caretaker Site			49,495.30
<b>Total Special Projects</b>			<b>49,495.30</b>
Summer Camp Expenses	393.77		1,484.34
POS Fees - Summer Camp			
POS Fees - Day Camp	895.87		536.63
POS Fees - Sailing Camp	465.88		386.14
<b>Total POS Fees - Summer Camp</b>	<b>1,361.75</b>		<b>922.77</b>
Salaries and Wages - Summer Camp	17,944.83		16,640.00
Payroll Taxes	620.32		1,320.60
<b>Total Salaries and Wages - Summer Camp</b>	<b>18,765.15</b>		<b>17,960.60</b>
<b>Total Summer Camp Expenses</b>	<b>20,526.67</b>		<b>20,367.71</b>
Website/Communication	1,949.89		131.96
<b>Total Expenses</b>	<b>116,688.28</b>		<b>176,182.16</b>
<b>PROFIT</b>	<b>\$11,907.40</b>		<b>\$-62,418.72</b>

## Statement of Financial Position (unaudited)

As of December 31, 2022

	As of Dec. 31, 2022	As of Dec. 31, 2021 (PY)	Total
<b>ASSETS</b>			
<b>Current Assets</b>			
Cash and Cash Equivalent			
GIC	78,605.59		78,449.61
Scotia Chequing	27,897.68		2,812.61
Scotia MoneyMasters Savings	36,808.79		51,805.00
<b>Total Cash and Cash Equivalent</b>	<b>143,312.06</b>		<b>133,067.22</b>
Prepaid MFTIP expense	4,287.94		4,287.94
<b>Total Current Assets</b>	<b>147,600.00</b>		<b>137,355.16</b>
<b>Non-current Assets</b>			
Property, plant and equipment			
Land	12,084.00		12,084.00
Other current assets	6.00		6.00
Sailing Program Boats & Equipment	1,400.00		1,400.00
<b>Total Property, plant and equipment</b>	<b>13,490.00</b>		<b>13,490.00</b>
<b>Total Non Current Assets</b>	<b>13,490.00</b>		<b>13,490.00</b>
<b>Total Assets</b>	<b>\$161,090.00</b>		<b>\$150,845.16</b>
<b>LIABILITIES AND EQUITY</b>			
<b>Liabilities</b>			
<b>Current Liabilities</b>			
Deferred Revenue			
Trust Account - Art Show Fund	607.00		607.00
Trust Account - B.Morgan Library Fund	1,054.43		1,054.43
Trust Account - Community Activities Fund	3,366.65		3,457.54
Trust Accounts - Sailing Program Fund	22,829.83		22,829.83
<b>Total Deferred Revenue</b>	<b>27,857.91</b>		<b>27,948.80</b>
Payroll Liabilities	162.94		1,604.67
<b>Total Current Liabilities</b>	<b>28,020.85</b>		<b>29,753.47</b>
<b>Non-current Liabilities</b>			
Accrued Liabilities	160.46		90.40
<b>Total Non-current Liabilities</b>	<b>160.46</b>		<b>90.40</b>
<b>Total Liabilities</b>	<b>28,181.31</b>		<b>29,843.87</b>
<b>Equity</b>			
Retained Earnings	121,001.29		183,414.01
Profit for the year	11,907.40		-62,412.72
<b>Total Equity</b>	<b>132,908.69</b>		<b>121,001.29</b>
<b>Total Liabilities and Equity</b>	<b>\$161,090.00</b>		<b>\$150,845.16</b>

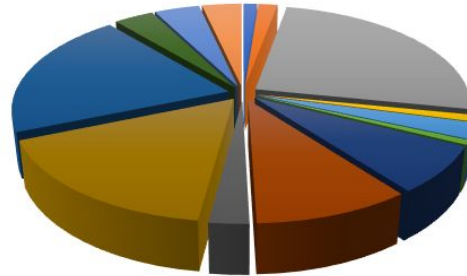




# Treasurer Report – Caileigh Rabbior

**\$97,300 @ 140 sites**

**Total Budgeted Expenses - \$99,100**



- |   |                               |
|---|-------------------------------|
| ■ Athletics \$1200                        | ■ Bank Fees \$1700            |
| ■ Caretaker Fees \$25000                  | ■ Community Activities \$1000 |
| ■ Regatta Party \$ 2500                   | ■ Library \$ 700              |
| ■ GBA Membership \$7200                   | ■ Insurance \$9800            |
| ■ Office & Misc \$2500                    | ■ Property Taxes \$16500      |
| ■ Repair & Maintenance \$20000            | ■ Bookkeeping \$3500          |
| ■ Professional Fees (conservation) \$4000 | ■ Communications \$3500       |



# Formal Business

- **Electronic Web Ballot**



# Formal Business

<https://forms.gle/tV67VJiqHmBRF4gRA>

- One ballot per **Site Member in Good Standing**
- If you hold proxies on behalf of others:
  - Fill in **your email** address
  - Fill in the Site Member in Good Standing's name and site number
  - After the meeting, scan / take a picture and send to the Secretary (**secretary@gohomebay.com**) a copy of the proxy instructions to be verified by the scrutineers
- If you are a Site Member in Good Standing in respect of multiple sites:
  - Fill out one ballot for each site
- Once the formal business is brought before the meeting, balloting will remain open for 10 minutes

**MadClub Annual General Meeting 2023-05-11 Formal Items Ballot**

Instructions:

- Please fill One ballot per **Site Member in Good Standing**
- If you hold proxies on behalf of others:
  - Fill in **your email** address
  - Fill in the Site Member in Good Standing's name and site number
  - After the meeting, scan / take a picture and send to the Secretary (**secretary@gohomebay.com**) a copy of the proxy instructions to be verified by the scrutineers
- If you are a Site Member in Good Standing in respect of multiple sites:
  - Fill out one ballot for each site

[Sign in to Google](#) to save your progress. [Learn more](#)

\* Indicates required question

Email \*

Your email \_\_\_\_\_

Given Name(s) \*

Your answer \_\_\_\_\_

Family Name \*

Your answer \_\_\_\_\_

Site Number \*

Your answer \_\_\_\_\_

Your vote on the election of the following slate to serve as Directors until the next Annual Meeting of Members: Ashley Allen; Christian Brands; Stuart Elgie; John Harris; Deb Price; Caleigh Rabbior; Lewis Reis; Christine Robson; Jim Rusak; and Jan Wishart

For

Against

Abstain

Your vote on waiving the requirement to appoint an auditor or have a review engagement in respect of the Club's financial year ending December 31, 2023

For

Against

Abstain

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# Formal Business

<https://forms.gle/tV67VJiqHmBRF4gRA>

1. Elect the Directors for the ensuing year. The ten Directors standing for election are: Ashley Allen; Christian Brands; Stuart Elgie; John Harris; Deb Price; Caileigh Rabbior; Lewis Reis; Christine Robson; Jim Rusak; and Jan Wishart
2. Extraordinary resolution (i.e., at least 80% of the votes cast) to not have an audit or a review engagement in respect of the Club's financial year ending December 31, 2023

### MadClub Annual General Meeting 2023-05-11 Formal Items Ballot

Instructions:

- Please fill One ballot per **Site Member in Good Standing**
- If you hold proxies on behalf of others:
  - Fill in **your email** address
  - Fill in the Site Member in Good Standing's name and site number
  - After the meeting, scan / take a picture and send to the Secretary ([secretary@gohomebay.com](mailto:secretary@gohomebay.com)) a copy of the proxy instructions to be verified by the scrutineers
- If you are a Site Member in Good Standing in respect of multiple sites:
  - Fill out one ballot for each site

[Sign in to Google](#) to save your progress. [Learn more](#)

\* Indicates required question

Email \*

Your email \_\_\_\_\_

Given Name(s) \*

Your answer \_\_\_\_\_

Family Name \*

Your answer \_\_\_\_\_

Site Number \*

Your answer \_\_\_\_\_

Your vote on the election of the following slate to serve as Directors until the next Annual Meeting of Members: Ashley Allen; Christian Brands; Stuart Elgie; John Harris; Deb Price; Caileigh Rabbior; Lewis Reis; Christine Robson; Jim Rusak; and Jan Wishart

For

Against

Abstain

Your vote on waiving the requirement to appoint an auditor or have a review engagement in respect of the Club's financial year ending December 31, 2023

For

Against

Abstain

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# Director's Reports

- **Short Q&A period following each report**
- **First come, first serve**
- **One question per member**
- **2 minutes maximum**
- **Priority will be given to members who have not yet had a chance to ask a question**



# Property Report – John Harris

2022: \$14k spent, \$10k carried over to 2023 for  
Caretakers Dock

- Levelled up main dock
- New swimming lanes, tightened up diving board
- Relocated outhouse to Caretaker's site
- Relying on volunteers to relocate diving dock spring and fall

2023: \$20k budget (including carryover)

- Finish repairs to caretaker dock
- Refurbish store for storage of day camp and regatta supplies and equipment
- Minor repairs to both outhouses (screens, shingles, etc), the library (rotted siding) and the boathouse (gutters).





# Athletics – Christine Robson

## Marathon & Regatta

### Marathon Swim: Saturday July 29th

- Due to participation, we will only be running the swim this year
- Start at 9am at the rock off Sharpe's dock
- Ribbons & cups will be awarded after the race

### Regatta: Saturday August 5th

- Single day: boating races in the morning, swimming & diving in the afternoon
- Regatta Party will be held at the Caretaker's site in the evening

*Call for volunteers* to support our Regatta Organizer Ross Trusler!

*Reminder* that guests are not eligible for trophies but they can participate and win ribbons!

***Questions or suggestions*** - please reach out to me by email or Facebook.





# Activities – Deb Price

## Committee Members

Samantha Brands, Jennifer MacDonald, Neil MacGregor, Deb Price, David Trusler

## 2023 Activities

- Book club
- Day Camp (We got a grant!)
- Fireworks
- Hearts and Hands Art/Crafts Show
- Hiking
- Kay-yakking
- Library
- Poker Run
- Sailing
- Woodworking



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# Land Use – Nick Lougheed

Land use committee members:

Peter Foulds

Patsy Cross

Bob Duncanson

Stuart Elgie

Ian McDonald

I will be stepping down after this meeting and Stuart Elgie will be taking on my role. Thanks to Stuart for signing up. Stuart's role will be expanding to include being the club liaison with the municipality on issues that impact the club.





# Communications – Ashley Allen



Sans Souci and Copperhead Association

[Home](#) [Membership](#) [SSCA Info](#) [News & Events](#) [Tennis](#) [Programs](#) [Property](#) [Committees](#) [Stewards of the Bay](#) [LOGIN](#) [SIGN UP](#)

## Membership Dues

It's a new year and your annual membership dues are now due.

# RENEW YOUR MEMBERSHIP

[Renew My Membership](#)

## Latest News

### TOA Ward 4 Update (March 2023)

Township of the Archipelago Ward 4 Update, March 2023 It is our pleasure to submit this report to the Ward 4 Associations \* Here are a few of the things we have been working on this season: Woods Bay / Gales Out Hearing On Feb 28 we finally received the

### Underused Housing Tax

The Underused Housing Tax is an annual 1% tax on the ownership of vacant or underused housing in Canada that took effect on January 1, 2022. The tax usually applies to non-resident, non-Canadian owners. In some situations, however, it also

### Brand Cottage Rental 2023

Spread the word and help SSCA rent out the Brand Cottage this summer! Brand Cottage is situated on the east end of the SSCA property. The cottage is furnished, with two bedrooms (each with a double bed), living/dining room, kitchen, bathroom.



# Communications – Ashley Allen

New Website Coming Soon!

## FUN FEATURES

- ★ Pay annual fees through PayPal on the website.
- ★ See which properties have fire pumps, drag and drop pin for correct and easy identification.
- ★ Access other members contact information in case of emergency.
- ★ Classified/Lost & Found page for members.
- ★ Banner on main page will have news and events.
- ★ Calendar of Events.

Click here to see the San Souci website:  
<https://ssca.info/>.



# Environment - Jim Rusak

## - Lake Partner Program

- stable TP concentrations

## -GBLT Research

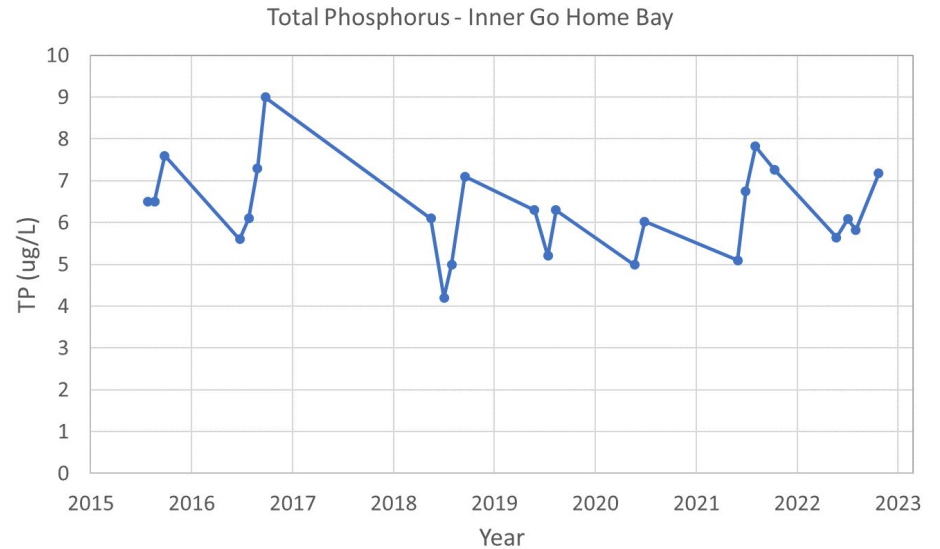
- Eastern Whip-poor-will Habitat Project
- Prairie Warbler Breeding Survey

## -Trail maintenance

- Stay tuned for dates in June and September

## - Large Item Collection

- Dates and locations not announced yet for 2023, but DMM has said it will continue





## Why Coastal Protection?



- World's Largest Freshwater Archipelago
- The coast is a local, national and international treasure
- The overdevelopment threat is real
- Effective action requires collaboration among local, provincial and national governments, First Nations, residents, communities and businesses
- Strong planning standards and regulations are municipalities' main tool to ensure responsible, sustainable development and protection of the coastal environment

Aerial photo provided by Andy Menzies

GEORGIAN BAY ASSOCIATION

## Floating Cottages



Formed a strategy group



Support from MNRF



Transport Canada



GLSLCI resolution



Aerial photo provided by Andy Menzies

## Water Quality



Clothes washing machines filters  
Bill & Dock Foam Regulations



Engaged in ECCC wetlands  
assessment and habitat survey



Participated in GLEN &  
50th GLWQA



Other advocacy and Coastal  
Protection work



## Boating Safety and Emergencies



Lifejackets & PFDs



what3words



Georgian Bay for Everyone



FireSmart



Cold Water Awareness



No Ice is Safe Ice



eFlares



Messaging from OPP, MNRF,  
TC, CCG and other partners

Aerial photo provided by Andy Menzies

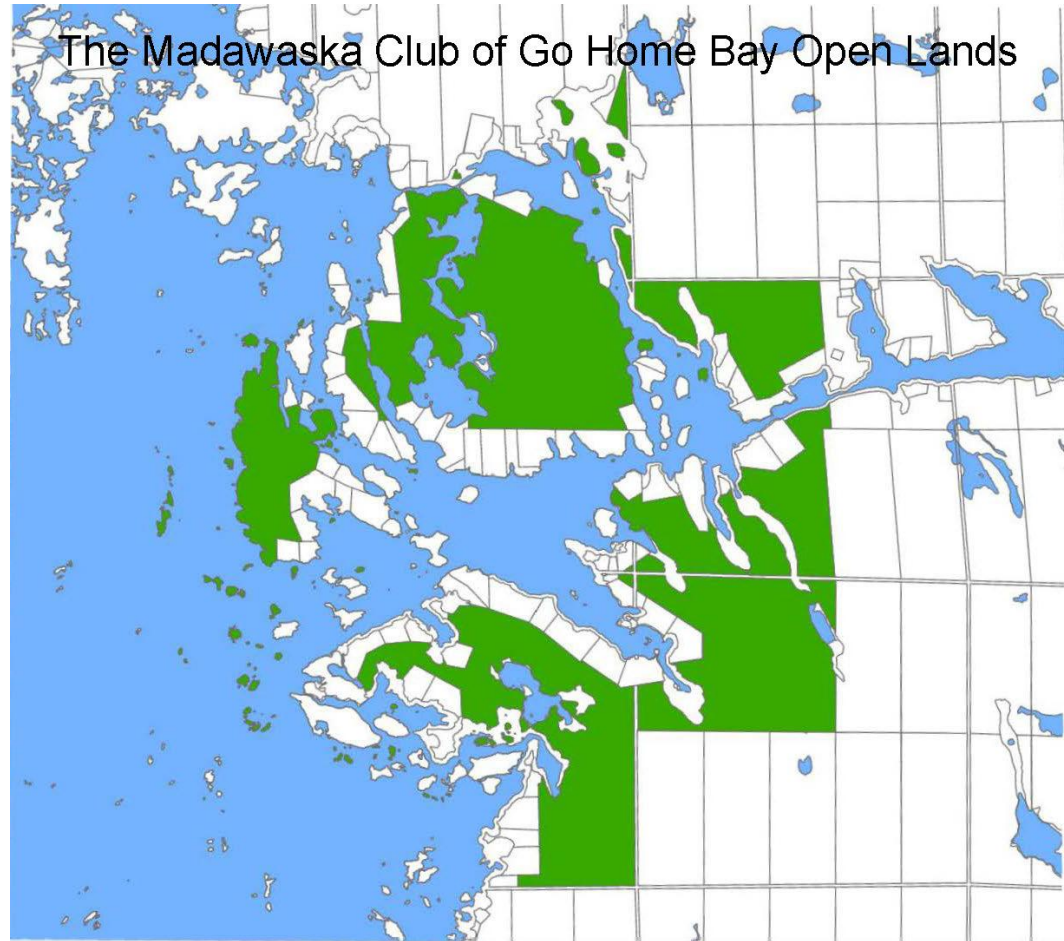


# Land Stewardship Committee Update



# Land Stewardship Committee

**Patsy Cross**  
**Doug Grundy**  
**George Lougheed**  
**Tony Pigott**  
**Jim Rusak**  
**Barbara Zimmerman**





# Land Stewardship Committee

A newly-revised Conservation Agreement with GBLT:

- Read the agreement
- Has not dramatically changed from draft sent out last year
- Key elements/changes:
  - Scope of lands & term
  - Recognition that future uses can be added to those currently permitted
  - Reduction of the Club's obligations

We've received expert independent legal advice on the quality of the agreement with no issues identified





# Land Stewardship Committee

## Summary of next steps:

1. GBLT to provide a Baseline Data Report, documenting flora and fauna, for inclusion in the Conservation Agreement and the Club to obtain formal legal opinion (Summer 2023).
2. A membership vote to proceed with easement (Summer 2023).

Assuming a **YES** vote:

3. A title report from a real estate lawyer that reviews and updates legal descriptions of parcels owned by Club (late Summer 2023).
4. An appraisal, funded by GBLT, valuing the Club lands under the conservation agreement/easement (Fall 2023).
5. Settle, sign and grant Final Conservation Agreement (Fall 2023).



## LSC Discussion

Three questions were asked:

1. Karen McMaster site 94 asked: “why was the land appraisal being done after the community voted?” Karen felt it was part of the risk assessment to have the value of the land before the easement & what the value would be after the easement. The LSC responded that we will have the appraisal numbers prior to the voting.
2. John Stephens Site 106 asked “if an activity arises that we wish do on our open lands, would that be permitted?” Answer is yes that is written into the document that if the need arises we would be permitted to use the open land for a new activity.
3. Clair Balfour of site 8 asked” What other communities up and down the shore are protected by Georgian Bay Land Trust?” Coghnsene to the south and Tदनac to the north have donated lands. There are more donated lands up the shore.



# Hub Committee Update



# The mission to build a stronger community continues

**Vision:** "We need to make it **easy** for families to be at, and involved in, Go Home Bay - whether you are here for 2 days, 2 weeks, or 2 months, whether you have been here for 5 generations or 5 minutes"

## “Quick Wins” for 2023

- Community Newcomers welcome program
- Improving communication and overhauling the website
- New Go Home Bay merchandise will be coming on line this summer
- Art show planning has begun

## Ongoing Work

- Continue to support the Board on enhancing the Summer Camps
  - Infrastructure, grants, and planning
  - Addressing how we can achieve long term sustainability of the camps
- Explore infrastructure improvements to facilitate “gathering” by the Community, with an Initial focus on the Main Dock
  - We are planning a July “Charette” to gain more Community input
  - Continue to explore ideas to make us a better connected, vibrant community



# The mission to build a stronger community continues

- **The role of the Committee:** continue to engage with Go Homers to understand how to support the development of community; help the Board identify and prioritize community-focused initiatives and investments
- We're always looking for input! Email a Committee member; post your ideas at the Post Office; or bring it up during the "open" section of the July Charette

## ***Committee Members:***

- Samantha Brands
- Ted Cape
- Doug Grundy
- Brooke Lougheed
- Duncan McRae
- Neil McGregor
- Christine Robson
- Cindy Rusak
- Mike Scott
- Peter Smith
- George Wishart



# General Q&A

- **First come, first serve**
- **One question per member**
- **2 minutes maximum**
- **Priority will be given to members who have not yet had a chance to ask a question**

## **Discussion:**

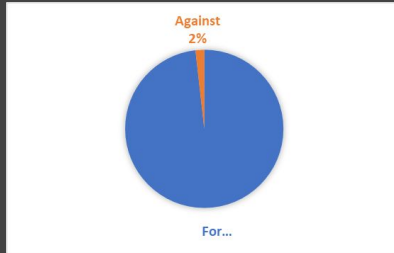
1. **Karen McMaster asked if Pig Island was part of the conservation easement lands. It was confirmed Pig Island is not included in the easement lands.**

# Voting Results

## Vote 1

Your vote on the election of the following slate to serve as Directors until the next Annual Meeting of Members: Ashley Allen; Christian Brands; Stuart Elgie; John Harris; Deb Price; Caileigh Rabbior; Lewis Reis; Christine Robson; Jim Rusak; and Jan Wishart

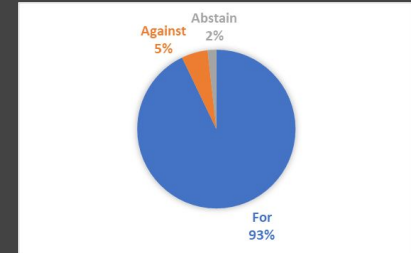
For	55	98%
Against	1	2%
Abstain	0	0%
Total	56	100%



## Vote 2

Your vote on waiving the requirement to appoint an auditor or have a review engagement in respect of the Club's financial year ending December 31, 2023

For	52	93%
Against	3	5%
Abstain	1	2%
Total	56	100%





# Other Business / Termination

## **Board Of Directors Contact Information:**

**Lewis Reis - President :** lewis.reis@outlook.com

**Cailleigh Rabbior - Treasurer:** treasurer@gohomebay.com

**Jan Wishart - Secretary:** secretary@gohomebay.com

**Christine Robson - Strategy & VP:**

christine.s.robson@tutanota.com

**Ashley Allen - Communication/ Webmaster:**

ashley.e.allen@hotmail.com

**Christian Brands - Athletics:** CBrands@stikeman.com

**John Harris - Property:** jharris@dsgi.on.ca

**Stuart Elgie - Government Affairs:** SElgie@dialogdesign.ca

**Deb Price - Activities:** debprice1@gmail.com

**Jim Rusak - GBA:** james.rusak@gmail.com

Emily Fells and Helen Harrison have the 2023 Cottage Tree available to review online. Emily asked that each site please review their site Cottage Tree information and get back to her with any changes. Emily & Helen are plan to distribute the 2023 Cottage Tree this July.



# End

Thank you for joining.

# Georgian Bay Association



**PROTECTING YOUR COAST**

**YOUR VOICE ON THE BAY**



# Why Coastal Protection?



- **World's Largest Freshwater Archipelago**
- **The coast is a local, national and international treasure**
- **The overdevelopment threat is real**
- **Effective action requires collaboration among local, provincial and national governments, First Nations, residents, communities and businesses**
- **Strong planning standards and regulations are municipalities' main tool to ensure responsible, sustainable development and protection of the coastal environment**

# Floating Cottages



Formed a strategy group



Support from MNRF



Transport Canada



GLSLCI resolution



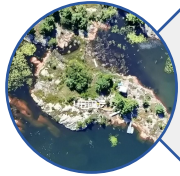
# Boating Safety and Emergencies



Lifejackets & PFDs



what3words



Georgian Bay for Everyone



FireSmart



Cold Water Awareness



No Ice is Safe Ice



eFlares



Messaging from OPP, MNRF,  
TC, CCG and other partners

# Water Quality



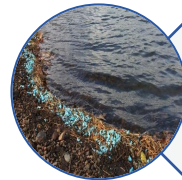
Clothes washing machines filters  
Bill & Dock Foam Regulations



Engaged in ECCC wetlands  
assessment and habitat survey



Participated in GLEN &  
50th GLWQA



Other advocacy and Coastal  
Protection work



# Other initiatives / committees



Aquaculture



Developments



Invasive species



Water levels



Species at risk



Fisheries



First Nations



Guardians

# Questions?

