



Horseshoe & Crotch Lakes Property Owners' Association

Annual Newsletter

In this year's edition of our Newsletter...

You will find updates from our Executives regarding the road work that has been done, how our finances are doing, and interesting articles related to waste management and BBQ tips.

Our newsletter also features updates from our President and associates, as well as interesting links and valuable information.

We also have updates on our Association Facebook page.

If you have suggestions regarding content for next year's newsletter, please email us at horseshoecrotchlakepoa@gmail.com.

2019 Annual General Meeting

This year's Annual General Meeting will be held on **Saturday, July 6th from 10am to 12pm**, followed by a **BBQ**. The AGM will be held at the boat launch on Horseshoe Lane. Make sure to bring a lawn chair and bug spray.

Please plan to come. It is your chance as Association members to raise and discuss issues. If you have any suggestions for guests, or items for the agenda, please let me or any of the other Executive members know.

During the AGM we will discuss a number of topics, including an update from the Executives on the Association's finances, lake health, road maintenance, election of new Executive members and an open discussion with our Association members.

We hope to see you all at this year's AGM.

Message from Catherine Lane, HCLPOA President

Hello again. Hope that you have not been too badly affected by the wet wet spring and high water and that by the time this newsletter reaches you, we are finally enjoying some dry sunny weather on our wonderful lakes and the lovely Salmon River.

As you can see from the articles in the Newsletter, your Executive has been active on your behalf. We owe much to them and I know I am speaking for all of you in giving them a huge thank you for the work they do.

On that note, I want to say a special thank you to Dave Johnson who was our Lake Steward for a number of years and who stepped down at our AGM last year.

Congratulations to Robert Paul for being elected to fill that position. And to Jim Mehta who last fall resigned from the Dock Rep post, a thank you for what you did for the Association. We welcome Tom Greenis who has agreed to take over.

At the 2018 AGM, your Executive was asked to

consider a fee increase. We did so and concluded that we would not pursue an increase at this time but rather concentrate on increasing the numbers of property owners who paid their –very reasonable– Association dues. You will find elsewhere a short piece on the benefits of belonging to the Association which we hope will help persuade those who do not pay. We also count on the many of you who do pay–thank you very much– to encourage others you may know who are not paying their share, to do

so. For those of you who are coming to the area for the first time, we are counting on you too! Please note in the Financial report, that we are introducing an incentive this year for early bird payment.

Hope to see you at our Flotilla on June 29 and our AGM on July 6. And if you want to post photos to our Facebook page, we would welcome the sharing; some may even find their way into the Newsletter next year!

THANK YOU

Central Frontenac Mandatory Septic Re-Inspection program

Below is the press release from the local paper.

Also, more information is available at <https://www.centralfrontenac.com/en/living-here/septic-re-inspection-program.aspx>

Media Release Dated: April 1, 2019

Central Frontenac's Mandatory Septic Re-Inspection Program is Underway

Central Frontenac will be starting its mandatory septic re-inspection program in May. This program is replacing the voluntary inspection program in place since 2014.

The goal of this program is to help educate property owners while protecting the quality of surface and groundwater within the township.

Central Frontenac has contracted with Mississippi Rideau Septic System Office (MRSSO) to provide inspection services on behalf of the township.

The inspection roll-out will focus on systems greater than 10 years old, starting with all properties with a Class One-Five sewage system within 30m of a sensitive lake. These lakes are Eagle, Crow, Hungry, Sharbot West Basin and Silver Lakes. Eventually all waterfront properties will be inspected, then non-waterfront properties in the Township.

The township hopes to complete 300 inspections a year. If your property is chosen for inspection, you will receive a package and instruction in the mail from the MRSSO. Inspections will be scheduled between May-September (longer, if weather permits) and property owners should be present for the inspection. You will be given a copy of the report.

Those property owners who undertook a voluntary inspection will not be required to have a re-inspection until ten years after the inspection. The cost for the re-inspection will be \$100 and will be billed at the time of the re-inspection. Unpaid fees will be added to the property owner's tax account.

The township is working on a financial assistance plan for low income families who may require financial assistance as a result of a failed system.

The authority to conduct these inspections is set out in the Ontario Building Code Act and its regulations. Inspections may be completed by an independent inspector if the inspector is qualified and submits the prescribed form to MRSSO. More information is available on our website www.centralfrontenac.com.

1084 Elizabeth St. P.O. Box 89 Sharbot Lake ON K0H 2P0 Phone: 613-279-2935
fax: 613-279-2422 www.centralfrontenac.com

For general information about the inspection process, please contact:

Mississippi Rideau Septic System Office 10970 Highway 7 Carleton Place ON K7C 3P1 613-253-0006 ext. 256



Canada Day Flotilla By Neil Maxwell

Start the Canada Day weekend in style! The Horseshoe and Crotch Lake Property Owners Association invites members and everyone on the lakes to join our third annual flotilla, Saturday June 29 at 11:00am (rain or shine). The flotilla will begin at the Association boat launch on Horseshoe Lane, tour the two lakes and return for cake and refreshments. Prizes too will be awarded. Anything that floats and can take part in the tour

is invited, the more imaginatively decorated the better! The speed will be leisurely so that paddlers can keep up. Since we are celebrating Canada's birthday, any antique or unusual boats would be especially welcome.

Or, if you are boat less, come anyway and we'll find you a ride.

For property owners unable to attend, please consider decorating your waterfront to cele-



brate the Regatta and Canada Day.

Don't forget life jackets and required boat safety equipment. We want to keep everyone safe!

For more information please contact Neil Maxwell at neilrjmaxwell@rogers.com

Financial Report from Doug Rutherford

I would like to take this opportunity to thank my wife Lynne, Bill See and Catherine Lane for working very hard at keeping our membership list up to date. It's a constant work in progress as properties change ownership and mailing addresses change.

The Executive continue to work on different methods to promote and encourage the membership to pay their association dues. This year if you pay your dues before June 21st, 2019, your name will be entered into a draw to win a free membership for 2020. To the members who paid their 2018 dues thank-you very much. We encourage those who didn't pay their dues in 2018 please consider 2019. Last year 76% of the membership paid, we invoiced 147 members and of that 112 members paid. We also received a few payments from members for previous years which is very much appreciated. The Association offers a lot of value for \$75.00 and our dues are lower than a number of other associations. In an effort to reduce printing and postage fees please let us know if you would like to receive correspondence via email, we have a number of members who now use this method. We've also had inquiries about payment by e-transfer, unfortunately because two signatures are required on our cheques this service is not currently available through the bank.

For those new to the Horseshoe & Crotch Lake Property Owners Association you will see in the Financial Statement a GIC,

these funds have been set aside for the possible acquisition of the Boat Launch.

Have a great summer! Doug

Membership Fees Received in 2018 - 8,800.00

Expenses

General Liability Insurance	1,459.08
FOCA Membership	510.00
Office Supplies	36.98
Postage	185.32
Printing	428.95
Road Maintenance	6689.60
Property Taxes (Boat Launch)	815.90
BBQ and AGM	<u>246.36</u>
Total Expenses for 2018	10,372.19
Net Income	-1,572.19
Chequing account balance as of December 31, 2018	2,768.99
GIC	14,483.91



Please inform us of any changes to your home mailing address, phone number & email address, along with any corrections to your 911 number & cottage address so we can update our files.

Please remember that the Association has a mailbox where you can drop off your cheque payments, and save yourself a stamp. New resident addresses

Boat Launch Update from Tom Greenis

Please remember to keep the dock area clean and do not leave garbage for others to clean up. Maybe a special reminder to your guests as well as they may not be as conscious of being a good neighbor.

This year, in response to concerns raised, your Association has purchased and put up a sign indicating this is private property.

Hopefully this will deter people who are not Association members from using the site.

When the water is high as it certainly is this spring, it is best that the dock is left in the normal water level spot. The water levels go down within a reasonable time after the ice has gone and this prevents the dock from getting grounded. Early in the season, even though a bit of a pain, wearing rubber boots will mean it is easy to get in and out of your boat from the shore.



Amnesty & Household Hazardous Waste from Tom Dewey

AMNESTY

Please note that through Resolution of Council, the Township has provided the following three weeks for receiving Amnesty loads in 2019:

- ◆ Week One: Monday May 20th – Sunday May 26th
- ◆ Week Two: Monday July 15th – Sunday July 21st
- ◆ Week Three: Monday August 26th – Sunday September 1st

Amnesty loads are accepted at the Oso Waste Site and the Olden Waste Site. Please check Township website for opening hours of the Oso and Olden dumps. Township staff ask that residents please make their best efforts to take Amnesty loads to the Olden Waste Site.

HOUSEHOLD HAZARDOUS WASTE

Currently residents of Central Frontenac can dispose of their Household Hazardous Waste at the City of Kingston.

Please contact the office before visiting the Hazardous Waste Site in Kingston.

Updates will be posted on the Township website www.centralfrentenac.com as well as The Frontenac News regarding drop off at neighbouring municipalities.

Please be advised that large items and construction waste are ONLY PERMITTED AT OLDEN WASTE SITE

Benefits of Belonging to Your Cottage Association

Knowing you are helping keep our roads and boat launch area in good shape.

Helping maintain the health of our lakes through the lake Stewardship Programme.

Receiving the annual Association Newsletter, full of helpful tips, information about upcoming events, useful linkages, super photos and and and... The Newsletter, along with the Association's Canada Day weekend Flotilla and Facebook page connect you to your neighbours.

Contributing to improving the Association's infrastructure. For example, new culverts, more parking at the boat launch, "dead end" and "yield" signs.

Keeping the boat launch area for Association use.

Voting at the AGM, where you, as members, can raise concerns, vote on important issues, listen to interesting invited speakers, and elect your Executive.

Access to FOCA (the Federation of Ontario Cottagers' Associations) benefits. Each member of a FOCA Member Association, and your Association is one, can access special offers and member benefits such as: special pricing for Cottage Life magazine; discount at Coleman Canada, and perhaps most important access to specialized cottage coverage (eg overall cottage and watercraft, falling trees, septic back up, collapse due to snowload) at great rates through Cade Associates.

A huge benefit of being a "member in good standing" ie having paid your dues for the year, is that you have liability coverage in the event that you are named in a claim arising from an incident on your private or common access road. While some personal property insurance providers in Ontario offer this, not all do. Your Association has a FOCA insurance policy covering our private roads, which automatically includes this protection for the Association's "members in good standing".

And, most important, the knowledge that you are being a good neighbor and contributing to our community around the lakes and river.

Link to Natural Edge Program

Quinte Conservation is delighted to be working with Watersheds Canada to bring their Natural Edge Program to our local watersheds. This has been made possible by a 3 year Ontario Trillium Foundation grant for our region.

Natural Edge is a shoreline planting program offered through Watersheds Canada. Sites can be residential, agricultural or public sites such as municipal parks.

You can read more about the program here -

<https://naturaledge.watersheds.ca/>



Have you picked up your 2019 Burn Permits.

Fire permits are available from the Township office and local authorized Fire Permit Issuer including Arden Legion.



USE BBQS OUTDOORS ONLY! They produce **carbon monoxide**, a poisonous gas that can lead to unconsciousness and even death. Never use or store propane cylinders inside any structure, including garages.

Take these steps when starting a BBQ:

- Open the hood.
- Turn on the gas release valve on the tank.
- Turn on the grill controls or heat settings.
- Take a step back.
- Push the igniter button.
- If there is no igniter button, insert a long match or BBQ lighter through the side burner hole first, then turn on the heat control knob.
- If the burner does not ignite right away, turn the gas off and wait five minutes, keeping the hood open, before repeating the procedure.

At the start of the BBQ season, do this THREE-STEP SAFETY CHECK of your BBQ:

- 1 CLEAN** Use a pipe cleaner or wire to ensure burner ports are free of rust, dirt, spider webs or other debris.
- 2 CHECK** Examine the hose leading from the tank to the burners. Replace it if cracked or damaged.
- 3 TEST** Find leaks by applying a 50/50 solution of water and dish soap to propane cylinder connections and hoses. If bubbles appear, tighten the connection and/or replace the damaged parts and retest.

Stay Fire Safe!

Never leave the BBQ unattended when in use.

Make sure grease does not build up on the burners or at the base of the BBQ. This could cause a grease fire.

Never throw water on a grease fire – this will only spread the flame.

DO NOT place the BBQ close to wooden fences or walls, vinyl siding, or anything that can burn. The area behind your BBQ must be free of anything that can ignite – this is where hot gases escape.

Keep loose clothing away from a hot BBQ.

Keep children and pets at least one metre (three feet) away from a hot BBQ.

When finished barbecuing, turn the gas valve off first, then turn off the burner controls so no gas is left in the connecting hose.

Allow the BBQ to cool completely before closing the cover.

If you live in an apartment or condo building, check with the building owner or property manager, or the Condominium Act of your building, regarding the use of BBQs on your building's balconies.

* SAFETY TIPS COURTESY OF THE TECHNICAL STANDARDS AND SAFETY AUTHORITY / WWW.SAFETYINFO.CA

Office of the Fire Marshal
and Emergency Management
ontario.ca/firemarshal

Roads Report with Tom Dewey and Bill See

All roads will be graded this spring when they have dried out and firmed up. The contractor was called and booked in early April as usual. As soon as funds have been collected we will gravel and then grade the fresh gravel and any problem spots. All culverts that were collapsing have been replaced and most of the funds will go to graveling/grading this year.

We had a wash-out on Clancy Lane that a load of gravel and grading repaired.

We were asked about using recycled asphalt, etc on the roads at the AGM last year. This works great on driveways and where there is minimal traffic but on the roads it will be difficult to grade and cause problems as soon as it gets torn up.

We will be placing a sign at the launch reminding people that it is a private launch with no public access.

We are still waiting for the Ontario Not for Profit Act for Corporations to be proclaimed. Our lawyer will advise as soon as it happens so that the launch can be acquired in the Association name. We have paid the taxes on the property for almost thirty years.

Brush along the cottage roads is now a major problem and some emergency vehicles cannot enter. If each property owner cleared along their line it would solve the problem. This is not happening on most of the roads.

Upcoming Community Events - 2019 and Interesting Links

* HCLPOA Annual General Meeting is Saturday 6th July from 10am-12pm

* Arden Seniors Yard Sale, Saturday July 27th at the Community Centre

* Frontenac Farmers Market-every Saturday frontenacfarmersmarket.ca

* Dark skies platform in Plevna, North Frontenac (star gazing) northfrontenac.com/recreation.html

* Visit one of the several Provincial Parks that are close-by, such as Frontenac or Bon Echo ontarioparks.com/en

* Invasive Species - Association about Asian carps and tips for preventing the spread of invasive species.

<https://foca.on.ca/asian-carp>

* Quinte Conservation - visit their various Conservation areas quinteconservation.ca/site

* Sharbot Lake Farmers Market-every Saturday at the beach centralfrontenac.com/FestivalsEvents.html

* *Flood Forecasting and Warning Program Ontario.ca is the official website of the Ontario Government*

Invasive species. Don't bring them into our lakes.

Invasive species in Ontario are spreading in our lakes fast.

Three species that show great concern in the waters around us are Zebra mussels, Quagga mussels, and Round Goby. There are also numerous non-native water plants in the surrounding lakes. All three of these out compete our native species and are making great changes to the ecosystems of the lakes they are in.

All these are fully entrenched in Lake Ontario and its connecting lakes, Lake Simcoe, the Rideau River and Trent River systems. Zebra Mussels now are now in Sharbot Lake and some of the surrounding lakes.

Boaters are the main cause of spread of these and other species. Some of these species can survive weeks out of water and not everyone can be seen. It only takes a few larvae or adult mussels to establish themselves once they get introduced into a new lake.

If you have taken your boat into another lake you must take care to ensure you are not the one to bring these to our lake. Launching your boat after being in an infested lake is a surefire way to get our lakes infested. Check your boat well and remove all weeds and visible mussels. Drain all water from your boat and live wells, wash it with high pressure water and leave it in the sunlight for a few days to fully dry.

Ensure all visitors bringing boats have done the same thing before launching.

Also take care to do the same thing to sand toys, tubes and bathing suits. Larvae are invisible and can attach themselves to the smallest thing.

For more information on invasive species and how to report them check the following link.

<https://www.ontario.ca/page/invasive-species-ontario>

2017 Executive Members:

President	Catherine Lane 613-335-3883 / 613-729-9760/ jrlcl@magma.ca
Treasurer	Doug Rutherford fishrutherford@gmail.com
Secretary	Glenda Baker glenda.gardener@gmail.com
Roads	Bill See 613-335-2786 Tom Dewey 613-335-2834
Lake Steward	Robert Paul email: rpaul@centennialcollege.ca
Dock Rep	Tom Greenis tom.greenis@sympatico.ca
Members at Large	Neil Maxwell Neilrjmaxwell@rogers.com Sil Jacobs sntjacobs@aol.com

The Horseshoe and Crotch Lakes Property Owners' Association was founded in the 1970's to look after the interests of individuals owning property on the two lakes and along the banks of the Salmon River located between them. An Annual General Meeting is held each July, and at that meeting a Board of Directors is elected from amongst the members. This board contracts for road maintenance, arranges for collection of annual dues from its members, oversees the upkeep of the boat launch and dock area, keeps members informed of its actions and deals with any other issues that may affect property owners.

***Enclosed is your annual invoice for the 2019 year.
Prompt payment is appreciated.***