



Cedar Springs Community Club
Minutes of the Annual General Members' Meeting
Saturday, October 12th, 2019 10:00 a.m. @ the Hall

- 1) Call to order

- 2) Approval of minutes from General Meeting August 15th, 2019.
MOTION: Be it resolved THAT the minutes of the General Meeting of Members, August 15, 2019, be approved. Jane Rogers, Seconded Maureen Crane

- 3) President's Remarks Laurie Reid
Laurie welcomed everyone to the meeting.

- 4) Committee and Function Reports
 - 1) Construction Tim Wasik
Tim reminded members of the existing committee members and the addition of Jason Whiteson. Current rebuilds are Campbell Miranda, and Simpson. The Committee expects a rebuild every 2 to 3 years. Deck replacements, garage, repairs constitute a lot of existing and projected small projects. Tim asked members to think about projects now and talk to the committee members as early as possible. Members were advised not to wait until spring to plan.

 - 2) Environment Iain Lonsway
Iain reminded people about taking down trees to check with the Environment Committee. Will be looking at what we can do to reduce plastic during the season. Anyone who has ideas on this please let the Committee know.

 - 3) Youth Sheri Wasik
Sheri updated members on numbers for attendance: there were 10-22 participants in Kids Club every day. Counselors did a fabulous job. The Committee managed program to stay on budget. Considering a pizza night to replace spaghetti night next year. Looking like numbers will be similar next year. Looking at additional training for staff. Had a teen night and ran a kids newsletter. Looking to run 2 teen nights next year.

 - 4) Hall Fiona Robertson
Fiona updated members on Hall, pavilion, and golf course rentals for the upcoming months. No major work planned on the Hall or pavilion over the off season.

 - 5) Membership/Communications Simon Campbell
Simon thanked members who handed in their survey and also reminded them

that it can also filled out in the member only section. We have a Board communications survey that went out a week ago. Have a 20% response rate. There are print copies for those that need them. Barbara Schmidt noted that there were a number of loud cars that came in to take photos – no connection to members of the Springs. They were intimidating. She noted that as we are going out more into the public domain this may be a side-effect that we should be monitoring. Laurie thanked Barbara and noted that we should be stopping people we don't know and asking them to leave if they are not part of the community.

- 6) Operations Sandy Calder

Sandy noted that work included trees coming down, road drains to fix, aerating the greens. Joan Biggar asked about the Brouwers Bridge. Sandy said that it had been looked at and work would be done on it this fall. Roy Skelton, asked about the 5th tee steps asked if there would be a railing on that. Sandy said no plans at this time and same for #7.
- 7) Social Ruth Conboy

Ruth advised that the Social Committee had met about 4 times and that Gwyn was the new Board liaison. Looking to do a skeletal schedule for next year and taking feedback on events and numbers to try and figure out how to best juggle the budget to benefit the entire community. E.g.: the few events that get the highest attendance would get more funds vs another event that gets a lower attendance.
- 8) Golf Linda Thomson

Linda noted the golf course is in excellent shape and asked members to thank Brent and Gary when you see them. She also thanked Kathy Kingsmill, Dan Forrest for junior golf this summer and John Brouwers for continuing to hold lost clubs at his cottage. After the Thanksgiving dinner the trophies will be handed out. Match Play winners: Schmeer, Stevenson, Ingham, Paget. Club Champions: Lee (Cannon), Prins, and Conacher. No major improvements are proposed this year. Thanked the golf committee. Roy asked about dressing the tee boxes during the season where iron play is extensive. Linda noted that when dressed the area is hard to level out so they are not top dressing as much this year. Men use their irons a lot at the tee box and divots not replaced often. She reminded members that it is our course and we have to take care of it. The crew spent 3 hours fixing ball marks on just one day alone. Roy felt there could be more maintenance on #5. Linda noted that Brent has done this multiple times. Mark Grebenc asked why we don't have boxes with sand and seed in them. Sandy noted that people don't do this properly and it results in more issues so we stopped. Mike Cochrane asked about creating a practice area – he noted there is space on the top of the hill on #1 that may be useful. Linda will make a note of it to discuss at next meeting.
- 9) Tennis/Beach Chris Thomson

Chris Thomson thanked Mark Schmeer for rolling the courts. At the Beach

the new shade has worked well. Considering adding an additional one. Pickleball – thanked Rob and Karen Russell for all their work. Courts have had a ton of use. Will look at fixing area between Pickleball court and pavilion. The shade and water will come down in about a week. Nets at Pickleball court will be coming down in November and put in the shed. If members want to play they will have to put them up and taken themselves.

Laurie thanked all the committee members for their work and time. We would love people to sign up for committees as it is a great way to contribute. Can be a small commitment if that is what you can do.

10) Treasurer

Fraser Gall

The meeting package did not include the final financial statements. We will send these out after the meeting. Operating budget was sent but capital budget was not. Current year results – capital and operating perspective: Revenues and expenses were more or less in line and ended with a small \$2,000 deficit. Only one cottage sale this year leaving us short \$25,000 in capital inflows but spent less on capital projects (e.g. Pegg Dam). This budget we tried to hold back on as much as possible to keep dues increase at \$100. There could be shortfall in revenues depending on cottage sales and facility rentals. From an operating perspective we want to make dues equal expenses – no surplus. Results were in line with what we were expecting. Capital expenditures – significant work on golf course so no major work expected.

The Club is moving to a pre-authorized debit (PAD) system for dues. We have reviewed our accounting and back office scenario and have decided to bring this in house. We will transition from Nina to Jody Paget to do the accounting. Fraser is working with CIBC to make arrangements for smart banking. We will be moving to a web-based version of Quick Books to make things automatic and also will be moving to electronic payments vs physical cheques. Fraser is hoping all in flows of revenues to Club will be automatic. Rentals or initiation fees may not be automatic. Fraser has established CSCC Treasures account that will be the new email to send in payments.

Mark Schmeer asked about the Kids Club budget – Fraser noted that there were cut off errors from the previous year that didn't go into the last budget that needed to be moved over. Expenses were higher but were not paid until October. We didn't have all the details at the time. Sheri Wasik asked about newsletter and miscellaneous budget at \$11,000 that went to \$16,000 with no printed newsletter. Fraser noted that there were some cut off issues from last year, some hosting costs for the website that were several thousand dollars. We have budgeted for the paper Post and have kept the number up there based on an estimate of about \$5,000 for printing. Glen asked about the capital expenditure – we didn't get a schedule on that. Fraser said we will send that out. The big items were the Pegg dam budgeted at \$150,000 and bridge replacements on the bridge by the road as well as some work on re-gravelling roads and ditches. We will be also purchased a new carryall. Golf's biggest

project is the back wall on #8 as the railway ties are caving in and rotting and the Committee is worried the slope could slide onto the 8th green. Have budgeted approximately \$12,000 for armour stone. More work around the sport court to keep carts off plus another sail on the beach. Adds up to about \$204,000 and we have \$240,000 in the bank so we are fine from a budget perspective; even without cottage sales.

Lee asked about the initiation fees. Fraser noted we had a lot of deferred initiation fees this year. There is only about \$40,000 in deferred initiation fees left over the next two years.

Mark Schmeer asked if the \$150 was deferred / part of the reserve fund? Fraser noted that is not the reserve fund.

Pegg Dam – no major updates from August but we have made the submission to Conservation Halton. We believe we will get permits in the winter and do the repairs next July and August. Could have some implications to watering the golf course due to heavy work. Ministry of Natural Resources requires water level low and fish not spawning so we will have to do it in July and August.

MOTION: Be it resolved:

THAT Leslie Lucyk, C.A. be appointed to report on the financial statements for the fiscal year ending August 31, 2020;

THAT the Members ratify, approve, confirm and consent to all prior acts, contracts, proceedings, appointments, elections, resolutions and payments of the Club, its Board of Directors and its officers enacted, made, done, or taken since the last such annual resolutions of the Members;

THAT the budget for the 2019-2020 fiscal year be approved; and

THAT membership fees be increased by \$100 to \$4,380 (+HST) per year, for an aggregate amount of \$367,902.00 (+HST), commencing the 2020 fiscal year.

Moved by Jane Rogers and Joan Bigger seconded. Approved.

- 6) Pegg Dam Update Ben Sproule
Fraser gave that information on Ben's behalf as part of the Treasurer's report.
- 7) Other Business
Laurie said there is more Sprit Wear left. Mike has product in the back room. There are about 10 extra pullovers. We won't do more Spirit Wear until the spring. Golf balls – available for pick up for those who ordered.

Members were asked to complete the winter survey. Linda asked who should be completing that survey. Simon noted that there should be one response per cottage.

Tim Wasik reminded everyone that Five Off The Tee is playing this Thursday at Social House.

Mike Cochrane asked if there was an update on the quarry issue. At this time there was not.

Laurie noted will try to send directors reports on a monthly basis for any new information.

John Wilmott asked if the stones on the 5th tee are to code and if someone falls are we liable. Iain noted he will speak with Sandy.

Thanksgiving – arrive a 5:30 and bring your own dishes, etc. Donations of non-perishable food items.

Laurie ended by thanking the Board for their work.

- 8) Adjournment of Meeting
Date of Next Meeting – 10:00 a.m. May 16th, 2019 at The Hall

Motion to adjourn Sheri Wasik and seconded by Carol Lonsway