



# LKO SPRING NEWSLETTER

LAKE  
KASHAGAWIGAMOG  
ORGANIZATION

APRIL 25 2007

## President's Message

'While Winter was late in arriving, it looks like Spring is right on time. Time to clean up, put the dock in and think about life on the water.' It seems that last spring's intro is true again this year!

There is always **development activity** to report. At the Cottage Life Show, Marcus Beach was 95% sold and has only four cottages left to build. Last fall the owners of Silver Beach obtained the approvals required to develop their current trailer park into a mix of 59 bungaloffs and townhouses. Construction will likely commence in 2008.

Your LKO Director, Graham Parkinson, has summarized some highlights from **FOCA's Spring 2007 Seminar** held on Saturday March 24 and I have done the same for the **FOCA Fall 2006 Seminar** held last November 11.

Thanks to the contributions of our Corporate Sponsors listed below, in 2006 LKO continued its Enhanced **Water Quality Testing** program conducted by LKO's Lake Stewards Steve and Alex Rivett. With the continued support of these sponsors, LKO plans to continue this water testing in 2007.

The **LKO AGM in 2007** is again being held at the Northern Lights Performing Arts Pavilion at the Haliburton Highlands Secondary School on the Saturday before the July 1 long weekend – that's **Saturday June 23 from 10am to noon**.

LKO is repeating the **Regatta and BBQ** again at the Bonnie View Inn on **Saturday July 7** – the Saturday after the July 1 long weekend. Please mark your calendars for BOTH events.

LKO is fortunate that its members care enough about the Lake and their neighbours that they volunteer their time and energy to serve on the LKO Board and the Regatta Committee. Please continue to give them your support in 2007 and to help out where possible. A good way to start is to complete the enclosed **Application Form** and to mail it in **with your cheque** for \$25.00.

Stan Peck  
President, LKO

### CORPORATE SPONSORS OF THE LKO ENHANCED WATER QUALITY TESTING PROGRAM FOR 2006

BONNIE VIEW INN  
BRYSON'S MARINE  
CHANDLER POINT OWNERS ASSOCIATION  
CHATEAU WOODLANDS LAKESIDE COMMUNITY CLUB  
DELTA PINESTONE RESORT  
ECOETHIC  
HALIMAR LODGE

KASHAGA LODGE  
SILVER BEACH CAMPING AND TRAILER PARK  
SPRUCE NARROWS  
WIGAMOG INN RESORT  
WILLIAM'S LANDING  
WILLOW BEACH COTTAGES  
There is also one Associate Member

## DEVELOPMENT ACTIVITY

### Marcus Beach

As mentioned in previous LKO newsletters, this development of 19 cottage units is using the same fractional ownership model used with Williams Landing and Chandler Point. As of the Spring Cottage Life Show this development was 95% sold out. The last 4 units will, as planned, commence construction this spring for occupancy this fall.

### Silver Beach

The current trailer park with its 76 sites was proposed to be replaced with 81 units of bungalows and townhouses. Last year LKO engaged a planning organization Skelton Brumwell to provide advice on how to respond to this development proposal. Their advice helped LKO to provide an organized and informed response to the developer and Dysart Council. Your Board recommended that the development be restricted to 55 lots and not include other property that was not covered by the existing Tourist Commercial zoning. Dysart Council approved a zoning change to Lifestyle Residential which allows the developer to commence with 59 units and the potential to ultimately expand back up to 81 units. A number of other LKO recommendations to the developer and Council were included in the final design. Some of the key ones were keeping the number of docking spaces to the existing number of 28, capping the density at 10 units per hectare and suggesting that the developer cede property to allow widening of Wigamog Road to help accommodate traffic. Your Board, especially President Stan Peck and Vice President John Matthews, spent a lot of time in 2006 working with the developer and Dysart council to help achieve an optimum solution acceptable to all parties.

### Northern Eagle Tent & Trailer Park

Northern Eagle has a request to the MNR to increase the number of docking spaces from the existing 28-30 spaces. As mentioned in LKO's letter to the MNR about this request, in general LKO have been opposed to the addition of docking spaces on Kash. With the new Minden Hills zoning by-law, the owners also require approval from the town.

LKO would prefer that Northern Eagle find a way to continue to live with their current number of docking spaces.

John Matthews Vice President

## LKO ANNUAL GENERAL MEETING 2007

Last year LKO's Annual General Meeting was held a little earlier (the Saturday before the July 1 weekend) and the location was moved to the **Northern Lights Arts Pavilion** at the **Haliburton Highlands Secondary School**. After the meeting, LKO members had the opportunity to mingle and chat over a lunch of sandwiches, cookies and pop.

The format and venue worked well so LKO is repeating it again this year.

Speakers will again include our two Reeves, Jim McMahon for Minden Hills and Murray Fearrey for Dysart et al.

So please mark your calendars for **Saturday June 23, 2007** from **10am to 1pm** to attend the meeting and enjoy the food.

# HIGHLIGHTS OF THE FOCA FALL SEMINAR

NOVEMBER 11, 2006

[www.foca.on.ca](http://www.foca.on.ca)

**FOCA's Annual Award – the Jerry Strickland Award – was presented to Limerick Lake (LWRA). Limerick Lake went to the OMB to fight a developer's attempt to build within the existing 300 metre set-back from the Lake. This was less an example of success but more an example of the on-going challenges a lake association faces.**

**the fight is never over i.e., expect the developer to keep coming back**

**the OMB can be ignorant**

**there is no provincial policy/framework to constrain development around recreational lakes**

**Bob Maynard from Atrens-Counsel Insurance Brokers spoke to the group. Last year Atrens-Counsel became the insurance supplier recommended by FOCA. As a result LKO switched to Atrens-Counsel and found that:**

**we had better coverage with higher liability coverage, better coverage for volunteers and no objections to LKO holding a regatta.**

**they were easier to deal with than the previous supplier**

**they were responsive – e.g., providing an insurance letter LKO needed for our annual general meeting.**

**Geoff Coulson of Environment Canada ( [www.ec.gc.ca](http://www.ec.gc.ca) )spoke to the group about Severe Summer Weather – Lessons Learned from 2006. You might remember, for example, the two severe thunderstorms we had last summer on July 17, 2006 and August 2, 2006. He explained some terminology such as:**

**Weather watch – 1 to 6 hours lead time ....be alert**

**Weather warning – 10 to 90 min. lead time – storm will soon or is occurring .. take action  
Environment Canada's weather web-site is [weatheroffice.ec.gc.ca](http://weatheroffice.ec.gc.ca)**

**Bob Topp spoke to us about WRAFT and its successor CAPTR. WRAFT stands for Waterfront Ratepayers After Fair Taxation ([www.wraft.com](http://www.wraft.com)) . After talking to different groups around the province the mandate was expanded and the name changed to **Coalition After Property Tax Reform** or CAPTR ([www.captr.org](http://www.captr.org)). As head of these two groups (LKO is a member of WRAFT) Bob has been trying to get a fairer, less volatile property tax system. CAPTR recommended a 5% per year cap on assessment increases until sale and that social services NOT be funded out of the property tax system. All the Ontario Liberal government delivered was a four year phase in of the increase. If one's assessment has tripled this is still a serious financial hit. The time to apply pressure on the provincial government is now, before the next election scheduled for October 4, 2007.**

## MEMBERSHIP REPORT

In 2006 membership in LKO reached 276. Our goal for 2007 is to increase that number to 300 members. To do this we need your help. If you think that some of your neighbours are not currently members or if properties near you have recently changed ownership, please let us know so that we can personally contact as many prospective members as possible. Thanks in advance for returning your renewal form and for continuing to support our organization.

**Lynn Childs**

## Have You Discovered the Minden Hills Cultural Centre?

Are you sometimes looking for something to do...rainy days...a new experience... a place to bring visitors? Come and explore the Minden Hills Cultural Centre. Located just ½ km over the Gull River bridge on Bobcaygeon Road in Minden, there's always something happening!  
**mindenculturalcentre.com**

## REGATTA AND BBQ 2007

Over 200 people attended and enjoyed last year's Regatta and BBQ held at the **Bonnie View Inn**. Credit for this successful event goes primarily to the Regatta Committee, the many volunteers, our Corporate Sponsors and luck with the weather. Your Regatta Committee hopes to repeat this success in 2007. The location is still Bonnie View but the date is two weeks earlier – please mark your calendars for the Saturday after the July 1 weekend – **Saturday July 7, 2007** from 2pm to 5pm - followed by the BBQ beginning at 5pm.

## HIGHLIGHTS OF THE FOCA SPRING SEMINAR MARCH 24, 2007

[www.foca.on.ca](http://www.foca.on.ca)

**Terry Rees**, the **Executive Director of FOCA**, opened the meeting by providing updates on the association's numerous activities that are supported by seven volunteer-based committees. Details regarding the aims of these activities, along with their progress and results, are available at the FOCA website noted above.

**Lorraine Johnson** spoke about low maintenance, native plants suitable for wood lawn and/or meadow gardens. Lorraine is the author of numerous books including [The Ontario Naturalized Garden: The Complete Guide to Using Native Plants](#), [The New Ontario Naturalized Garden](#), and [100 Easy-To-Grow Native Plants: For Canadian Gardeners](#). These books are available through Chapters.ca. For a selection of hard-to-find native plants, that may not be available at your local nursery, you may wish to visit the following web sites: [www.nanps.org/](http://www.nanps.org/), [www.oldfieldgarden.on.ca/](http://www.oldfieldgarden.on.ca/), and [www.wildflowerfarm.com/](http://www.wildflowerfarm.com/).

**Paul Gray**, the **Ministry of Natural Resources' climate change coordinator**, outlined the Ministry's in-depth work to assess the potential effects of human-induced changes in global climate on human, animal, and plant parasites and diseases in Ontario.

**Terry Rees** indicated that FOCA is pleased to be offering the **Docktalk** outreach and education programs for waterfront Ontario again in 2007. Building on the success of the 2005 and 2006 programs, FOCA member associations will be able to access materials, advice and expertise through the Docktalk program. Current plans include providing special events support, training for lake stewards on landowner outreach, one-on-one landowner contact and expert speakers. This year will also feature a special focus on preventing the spread of invasive species.

I was most impressed with the multitude of issues being addressed by FOCA on behalf of all cottage owners and the broad knowledge of the seminar presenters. Through the use of the internal search engines at FOCA, and the Ontario Ministry of Natural Resources websites, you should be able to obtain extensive information on issues of interest to you.

Graham Parkinson