

**Chair's Annual Report on behalf of the Board of Directors
To the Bob Lake Association Annual General Meeting
9:00 on May 26, 2018
Minden Hills Community Centre**

It is my pleasure to present the annual report of activities of the Bob Lake Association to its first Annual General Meeting on behalf of the Board of Directors.

I would like first to congratulate Bob Lake residents for answering the call to membership. Of the 230 properties on our lake, 113 have registered as members of the Association. By any measure that is an excellent result.

I also want to thank the members of the Board for dedicating their time and energy to the work of the Association. Your efforts have allowed the Association to make important strides in establishing itself as a dynamic representative force for the Bob Lake community of property owners. Since the charter meeting last September, the Board has held four (4) meetings. Three committees have been created: a standing Legislation Committee, and two ad hoc committees, the first to deal with restoring a public boat ramp on the lake and the second to examine the matter of liability insurance. Both topics are on the agenda of the 2018 AGM.

This year has been a year of learning and building – conducting board meetings via Skype, developing a draft Constitution and By-Laws, advocacy for a public boat ramp, email campaigns and the Bob Lake Association Survey. All these required acquainting ourselves with the means to communicate with each other, the members as well as the prospective members of the BLA. I am personally very proud of the work we have done this year, and I hope you are too. I look forward to making more progress in the coming year.

I would like to thank Ross Gladwell and John Du Manoir for their invaluable work in developing the draft Constitution and By-Laws. We combed through a number of existing lake association constitutions and developed what the Board thinks is a comprehensive document for adoption by the AGM. I urge you to adopt it.

A lake association is nothing if it doesn't have effective means of communication with its members. Our website boblakeassociation.ca is a first step in creating a dynamic communication tool that will allow us not only to communicate important information but also to provide a way for us to document our history at the lake. I would like to thank Erwin Speckert and Dave Roberts for their work on the website.

What do a Mail Chimp and a Survey Monkey have in common? They have allowed us to communicate effectively with you via email and to survey your views and priorities. I would like to thank the members and prospective members who participated in the survey, and answered the call to action for the letters to municipal councillors. I also wish to thank all of you who sent along your wishes and

thanks. Feedback is always welcome. Another thank you must go to Dave who has tamed the “Chimp” for us.

The top three priorities that have emerged from the survey are clear. You want the BLA to continue its efforts to obtain a public boat ramp for the lake as well as explore other alternatives should that become impossible. You also want the BLA to examine what we can do as a community to protect and preserve our lake and its environment and, finally, you would like the BLA to be involved in water and boating safety. More will be said about the boat ramp in the course of the AGM. In addition, motions will be put forward to create two member work groups to examine what our lake community should do in the areas of lake stewardship and water safety. I encourage you to consider volunteering for one of these work groups.

The boat ramp subcommittee (Robert Roszell, Ross Gladwell, John Du Manoir, Bruce Stephens and Dave Roberts) devoted many hours of research and discussion to develop the Plan A proposal as well as Plans B et al. Many more were put into preparing the delegation to Council. Dave Roberts deserves special thanks for his special dedication to this cause. (Proposal, support letters, letters to the editor, rebuttal reports to Council, site visits, liaison with municipal staff).

To say the matter of restoring the boat ramp has been a frustrating experience is an understatement. Initially our representatives pushed the municipality to restore our access to the until-recently public boat ramp. This was unsuccessful due in no small part to the municipality's and our inability to secure an agreement with the owner of the private property. Retelling that story serves no useful purpose here.

The Association's first attempt was to assess whether the new owner was open to discussing some form of solution using the existing ramp. Understandably, the narrowness of the river and his building directly across from the launch made the site unacceptable to him. We then turned our attention to the existing road allowances around the lake since they fell under the municipality's authority. Our analysis showed that the Claude Brown road allowance showed promise but was not without a number of challenges. Everyone knows how that went. Notwithstanding, the municipality left the door open to discussing other options should they arise.

Due to the fact that the municipality did not own other suitable land around the lake, it became evident that a public solution could only be found with the participation of a private property owner. Essentially, if a private property owner were willing to part with a suitable piece of his or her property, the municipality would consider a proposal to sever it for purposes of sale to the municipality to build a public boat ramp. Among the identified and analysed sites, one seemed the most suitable with the least number of challenges. We have been unsuccessful in convincing the owner of the same. We are not deterred, but we need to discuss the way forward.

The Insurance subcommittee (Erwin Speckert, Sue Pyke, Al Rouse) was charged with the task of examining the insurance needs of the Association. It is necessary as an organization to ensure that the Association exercise due diligence and exhibit a duty of care towards its directors, volunteers, and members by adequately protecting them against claims of liability. The matter of non-profit Directors and Officers and commercial general liability insurance is the subject of discussion at the AGM. I believe it is in our collective interests to have this insurance.

In the course of discussions this year, we discovered that there is an economy of scale associated with various memberships such as FOCA, CEWF and COHPOA (CHA). To state the obvious, one group paying a fee is better than four or five groups paying the same fees. To cite an example, currently the various road associations pay between \$5.37 and \$8.68 per member to FOCA. If the BLA were the member it would cost \$3.79 using the same number of members as reported by the road associations to FOCA. While only an eventuality at this point, once a critical mass of residents join the Association, it would be possible for the road associations to drop their memberships in favour of the Association becoming the member on our collective behalf.

Furthermore, we discovered that liability insurance costs could likely be greatly reduced if we had one policy to cover ND&O and CG liability insurance. The challenge is to find a governance model acceptable to the various groups on the lake that keeps road costs in the hands of the various road committees whilst providing one insurance policy covering all our needs. This is not an insurmountable challenge, but it will require some dialogue and cooperation from the various road groups on the lake. The first step is to determine if a workable model can be found and what positive impact it could have for us all.

The most revealing for me this first year has been the degree to which the members of the lake community have been able to come together, which sounds like a truism, but we share a high level of agreement around shared concerns and goals. This bodes well for the Bob Lake Association. My hope is that the board and members will avail themselves of every opportunity socially, recreationally and in the course of pursuing the mission of the Association to strengthen the bonds of our community.

In the course of the 2018 AGM, you will be called upon to make a number of decisions. To continue to build on this year's achievements, the BLA will require clear direction as to liability insurance, moving forward on the public boat ramp, priority programs and activities that will move us forward and allow us to pursue further the mission and priorities of the Association.

I encourage you all to consider some form of participation in the life of the Association whether it be as an elected board member, a committee member or as a volunteer.