



# SPIDER LAKE SPRINGS CAMPERS ASSOCIATION

## Draft Minutes of the Board of Directors Meeting for November 19, 2017

### Directors Present:

President:	Rick Loisel (G34)
Vice President:	Elaine Layman (G13)
Secretary:	Debbie Graham (B05)
Treasurer:	Robert Scantlebury (A-19)
Section A:	Ken Leahy (A20)
Section B:	Ron Ward (B35)
Section C:	John Adams (C48)
Section D:	Henry Helin (D07)
Section E:	Lottie Legros (E21)
Section F:	Joe Tremblay (F16)
Section G:	Wendy McLeod (G14)

Della Berg was present to give us an update on Gary's condition – Gary, a staff member, suffered a stroke a few weeks ago – He is home and progressing, rehab will take time. Both Gary & Della have the support of the Board and indeed our Spider Lake Springs Community.

1. With all Board members present, the meeting was called to order at 1006 hrs
2. Approval of Consent Agenda – motion to approve by Lottie Legros, seconded by Elaine Layman. Moved
3. Treasurer's Report –
  - a. all the usual business transactions.
  - b. Update has been done to our website – now a secure website so there should be no further interruptions .
  - c. 40 bags of recycling were picked up amounting to \$600.00 +
4. Maintenance/Manager's Report
  - a. See attached PDF provided by manager Al Mainprize
  - b. Ken Wilson is working while Nathan is away and will likely continue in some manner while Gary is off.
  - c. One cat had to be euthanized for health reasons but another has taken up home in the park.
5. Business from the Minutes
  - a. Last month the owner of A1 had questions regarding site improvements. The manager and a Board rep met with the owner and together all issues were reviewed and are working on solutions.
6. Correspondence – nothing
7. Old Business – nothing
8. New Business – a new form for site improvements has been drafted up. Same to be made available through management and under documentation on our website. It is requested all campers use this new form please.
9. Delegate Presentation – none present

Adjourned at 1048 hrs – next meeting January 21, 2018 at 1000 hrs in the store.

## November 2017 Maintenance Report

1. Waterline blowout was completed without issue by Nathan and myself in a single day. This would not have been possible without the preparation done in the days before, opening main valves allowing a gravity drain of the system on Monday, then closing all the valves Tuesday afternoon.
2. The Cistern water level has been lowered to the winter level, doing this keeps the chlorine level in the drinking water within acceptable limits. This seasonal change is necessary to ensure safe drinking water in the park over the winter.
3. Hydro meter reading, including second and third checks of high volume usage is complete.
4. Storage system for the shop is coming along nicely, currently has completed boxes hanging on 7 rails. The system is modular and allows us to interchange storage options as needed.
5. Work on Angel Pond is progressing well. All of the mill felt has been removed. The organic overburden and the boulder/sand substrate has been piled for removal as work continues around to the path between F-8 and F-9 on the opposite side of the pond. The next stage will see that material hauled away.
6. The hydraulic dump trailer has been repaired, it suffered fatigue failure of some high strain welded joints. These are not unexpected as the trailer is one of our most heavily used pieces of equipment, easily moving close to a thousand loads per year.
7. The cross-link at the septic field has been installed, including redundant check valves (I am not certain that the original iron ball back-flow prevention valves are working correctly so I have installed serviceable schedule 80 PVC swing check valves).
8. These items are also part of the Management Report, but fit here as well:
  1. Dog Run drainage field is now off, and will remain so until needed. (I am going to inquire about cutting the inspection ports down to ground level, perhaps in valve boxes until the field is needed.)
  2. The alternating of drainage fields, as part of our MOE compliance, is now set up.

3. We may see an increase the electricity costs for the septic field of 15%-20%, as the pump operates longer per cycle now that we are only utilizing one field.
4. The park is currently operating on only the southern-most drainage field, and I have been regularly inspecting the ports to ensure the field is operating correctly. The inspections are to ensure that we do not have 'ponding' of water under the field, which would indicate a non-functioning drainage field. This monitoring will continue, and may become part of standard morning rounds.
9. Frost protection for the valves and check-valves at the septic field pump house is complete.
10. The Burn Pile has been completely burnt and cleaned up.
11. Shower curtains have been cleaned and replaced. I have a tentative schedule for cleaning of the shower curtains on a regular basis, depending on time of year.
12. I continue to work on the digital map, and have also started a new pamphlet map of the park.
13. The runners on the snowplow have been ground off and new ones have been welded on. They minimize the risk of damage to our steel speed bumps, and are the only part of the plow that experiences any wear. We keep extra sets in stock.