

CEDAR VILLA ESTATES COMMUNITY ASSOCIATION

2018 Annual General Meeting Minutes by Agenda Item

Time and Place of Meeting:

1:00 pm Saturday April 28, 2018 at the home of Ross Harwood and Brenda Banbury, 20 Redwood Drive.

Board Members Present

Ross Harwood, Randy McConnell, DJ Redekop. Nicolle Waddell

Community Association Residents Present:

Don Schmidt	Anne Frost	Stan Frost
Jerry Bellrose	Mandy Bellrose	Shane Hryhoruk
Brian Guillemin	Cathy Allen	Jaret Waddell
Grant Peacock		

Special Guests: Judy Harwood, Reeve RM of Corman Park

1. Welcome and Introductions

- Chairman Ross Harwood welcomed all and called the meeting to order at 1:00 pm

2. Minutes from last meeting

- Ross Harwood presented last year's AGM meeting minutes. Harwood asked if there were any questions or comments related to the 2017 AGM minutes circulated in advance of the meeting. There were no comments. Motion to Approve by S Frost. Seconded by B Guillemin. Carried.

3. Business arising from minutes

- the afforestation area adjacent to our Hamlet has received attention from the City and the RM and will be discussed further in Agenda Item # 11.

- The standing water project went nowhere. Our water issues are part of a much bigger problem that may be resolved by a study that will soon be conducted by the Province and the RM relating to the flood plain.

4. Water Treatment Plant Report - Ross Harwood on behalf of Kerry Friesen

- repairs, inspections and testing are complied with to the highest level
- One issue remains regarding the Emergency response team in case of plant shutdown due to power loss. Due to concerns that all team members may not be in the Hamlet during an emergency Kerry Friesen has designed a gas powered emergency system which could cost approximately \$15,000. A federal grant was applied for in 2017 and was rejected. We re-applied again in 2018 and were rejected a second time. We have put the project on hold for the present time.

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- our current reserves on the plant are less than \$80,000. Harwood believes the reserve aimed for should be between \$110K - \$120K. Only way to increase reserve is to increase rates.
- our water rates are favorable or comparable to most Hamlets due to low cost of water plant operations and a staff that can do most of the repairs.
- Our contract with our Plant Manager has been renewed until April 30, 2021 on similar terms to what we currently have in place.
- We have applied for Municipal Rebate Status that will allow us to collect a rebate for any GST we are required to pay to operate our plant. We do not have to charge GST on the water we produce.
- The curb stop location project was completed last Summer and detailed mappings are in place. We will not proceed with the project to physically mark the locations or to repair the curb stops we know or suspect need to be repaired.

5. Report from The Chair - Ross Harwood

- Cedar Villa still has a potential stake in the proposed Vanscoy water project. They are also applying for Infrastructure Grants and have been unsuccessful to date.
- Winter time every second week garbage pickup saves the Hamlet a significant amount of money while at the same time preserving our roads. Propose to continue with that process.
- Septic Tank pump-out will be done this year.
- Road repairs were completed as planned last year. We are not responsible for the road from the dog park to Valley Road. This belongs to the City.
- Fiber Optic project was completed by SaskTel as promised. There is some clean-up required in the ditches which should occur when the ground dries up and the frost goes out.

6. Tenders Report from Nicole Waddell

- came in under budget for 2017.
- park mowing and road side spraying will be done by Ernie Fast at the same price as prior years.

7. Social Committee Report from Randy McConnell

- Spring BBQ scheduled for 6:00 pm Thursday June 14th
- Fall BBQ scheduled for 5:00 pm Saturday September 15 th

8. Treasurer's Report and Budget - DJ Redekop

- DJ gave an overview of the financial accounts and budgets for our water utility - Cedar Villa Estates Community Association Financial Statements for April 1, 2017 through March 31, 2018 and for our Hamlet account with the RM for the year ended December 31, 2017
- Our Hamlet account is currently in a Deficit balance of \$40,976. The major expenditure budgeted on road repairs of \$70,000 was paid in 2017. There was also a reduction in our allocation of the Provincial Revenue Sharing Grant of almost \$5,000. All other items in our Hamlet account remain fairly consistent.

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- Our water utility account showed a gain of \$9,342. Our repair costs came in under budget while all other costs were close to budget. We are not planning increases to our water rates at this time.

- Motion to accept the financial statements made by G Peacock; seconded by J Bellrose. All voted in favor.

9. Audit Waiver Vote for 2019 - Ross Harwood

- Motion to not require a financial audit for the year ending 2019: moved by J Waddell; seconded by J Bellrose. All voted in favor.

10. Nominations and Elections

- Nomination and motion made by A Frost; seconded by J Bellrose that R Harwood continue as Chair of the Board for a 4 year term.
- No other nominations made. Nominations closed and motion carried.

11. Message from the R.M. of Corman Park - Judy Harwood, Reeve

- RM is sitting on \$1 million in municipal reserves for community projects (i.e. playground equipment, etc.). RM office would help with requests. M Bellrose will look into the application process and consider projects like a paved walkway in the park or alternative ways to better use the park.

- Valley Road resurfacing from Berry Barn to Pike Lake Road will be done this year.

- Afforestation Area – alternatives to restrict access to this area are being considered. Cost of fencing it all in is significant.

13. Other Business

- Spring Clean-Up took 1 hour to complete. Great turn out of residents to assist which made quick work of the clean-up.

- reminder – Summer BBQ - Thursday, June 14
- Septic Pump out Day – Thursday, September 6
- Fall BBQ – Saturday, September 15

14. Adjournment

- Motion to adjourn the meeting made by J Bellrose, seconded by G Peacock. All voted in favor.

- meeting adjourned at 2:15 pm

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