



**ANNUAL GENERAL MEETING
KINGSPORT COMMUNITY ASSOCIATION
November 21, 2024
Lloyd Memorial Centre**

Board members: David Upton, Denise Grant, Hazen Fry, Paul Nieuwenstein, Ken Kingsbury
Regrets: Lee McMahon
Community members: 15 community members

1. Call to order at 7:05pm by David Upton
2. Approval of agenda: Motion by Paul Bushnell, seconded by Paul Nieuwenstein - All in favour.
3. Approval of 2023 AGM minutes (posted on kingsport.ca website): Motion by Paul Nieuwenstein, seconded by Paul Bushnell - All in favour.
4. Approval of November 12/24 KCA Board meeting minutes: Motion by Paul Nieuwenstein, seconded by Pam Matheson - All in favour.
5. President's Annual Report
Dave thanked the board and community members for supporting the few initiatives our "skeleton crew" was able to carry out this year and said that a larger board and committees would mean more activities and events for our community. The participation and support of events like Gala Days show how special it is to live here.

6. a) Standing Committee Reports

➤ *Building & Maintenance - Hazen Fry*

Hazen thanked the many community members who were willing to step up and help the building & maintenance committee this year. Hazen asked that the community consider appointing a new committee chair - someone with more time to commit to the position.

There were a few major repairs carried out this year:

- The heat pump at the Lloyd Centre was replaced. The cost of this was covered in large part by insurance.
- The generator for the Lloyd Centre required repair and is now running as it should. (We are required to have a working generator because the Lloyd Centre is a Comfort Centre.)
- The Lloyd Centre wheelchair ramp railing was replaced after being hit and damaged by a car.
- The sewer line to the canteen was repaired and the mechanical equipment was serviced.
- Comfort Centre signage was installed and the canteen was winterized by a plumber.

Future repairs to consider:

- Shingles around the perimeter of the Lloyd Centre will need to be replaced.
- The Canteen and Pleasant Street Park pavilion both need to be stained.
- The timber pergola on the waterfront is in need of upkeep and repair.



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▷ *Canteen - Ken Kingsbury*

The canteen enjoyed a good season, with sales roughly the same as in previous years. Product quality is still very high, and we continue to receive numerous compliments from customers about the quality of the food and the service provided by our staff. Ken thanked everyone who has supported the KCA with purchases from the canteen.

- Ken indicated that he will not be able to continue as board liaison next year while working full-time. There are almost daily issues that need to be addressed, and this would be best served by a full-time manager or a team of individuals who are able to devote their time for the full 4 months of operation. The financials of the canteen can only support a student manager, therefore the community will have to step up to help, or there is no way the Tide's In Canteen can continue to operate. With the canteen being the largest financial contributor to the KCA, closure would adversely affect the Association's ability to operate.

▷ *Pleasant Street Park - Val Simmons*

A new bilingual park sign was installed and further landscaping was done around the park benches this year. Val thanked everyone on the committee for their tireless work to beautify this peaceful community gathering place.

▷ *Pleasant Street Playground - Jessie Davis*

The Kingsport Playground Association reported that they have raised the majority of the funds needed to install a playground in Pleasant Street Park. This was accomplished through successful grant writing initiatives and a major fundraising project undertaken during 2024 Gala Days.

Total funding received in 2024: \$44,705.00

Grants: \$28,000.00

\$1500 Active Kids Healthy Kids Grant toward sports equipment/playbox

\$4000 Canning Recreation toward playground project

\$7500 Municipality of Kings Parks and Trails Grant

\$15,000 Eastern Kings Memorial Health Fund

Fundraising: \$10,705.00

\$ 5074.41 Go Fund Me

\$ 5180.00 Raffle Box Fundraiser

\$ 200.00 Donations

Kingsport Community Association Playground Contingency Fund to match Municipality of Kings Parks and Trails Grant:

\$6000

The finalized order for the equipment will be completed by December 2024 with the hope to have the playground installed in March/April 2025.



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Jessie and the others on the committee thanked the Kingsport Community Association for being so supportive of this project. The committee also thanked everyone who donated money or their time with fundraising. The playground project will be beneficial to the many families in the community as well as adding more recreation opportunities in the greater Canning area.

▷ *Waterfront - David Upton*

- Dave shared that he is still waiting on action from Kody Blois about the upkeep of the boat launch.
- Dave said the waterfront committee has heard the community's concerns about dog waste on the beach. He is planning to reach out to Canning Recreation about installing a dog waste receptacle with bags (like the one they've had recently installed in Canning) on the boardwalk, to encourage people to responsibly pick up after their pets.
- Dave met with the Municipality of the County of Kings about the bathroom situation. They have set money aside for an engineering study but nothing further will be done until after the new Kings County budget passes. In the meantime, the county has committed to providing and maintaining two porta potties for the boardwalk area.

b) Special Committee Reports

▷ *Communication - Denise Grant*

The new kingsport.ca website was unveiled. Denise walked the meeting attendees through the features and newly edited content, including a Documents Library (located in the dropdown menu under "Community Association"), where all meeting minutes and reports will be uploaded in advance of community meetings for everyone to access.

- The KCA Gmail address has been archived and an autoreply will go out to all incoming messages, directing people to use the new kingsport.ca emails:

info@kingsport.ca (for general inquiries)

kcaboard@kingsport.ca (to reach the KCA board directly)

tidesin@kingsport.ca (to reach the canteen manager/board liaison)

bookings@kingsport.ca (to request a Lloyd Centre booking)

- Community emails will now be sent out via a newsletter feature through the website. Community members who wish to receive newsletters can simply join the mailing list by adding their name and email address via the form on the home page. This is a more secure way of storing and managing subscriber's email addresses.

Following the website presentation, Dan Corbett, who had designed the previous kingsport.ca website, expressed his displeasure that the website had been revamped without consulting him. Dave thanked Dan for the work he had done to create the previous website and respectively replied that the board had been unsuccessful in reaching him to make changes to that website, which was less user-friendly, and that the creation of a more user-friendly website had been discussed and approved at a community meeting early in 2024.



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▷ *Comfort Centre/EMO - Jan White*
No report

▷ *Finance - Sharon Hirtle*

Sharon presented the financial reports, which included the October 2024 Income Statement, October 2024 Comparative Income Statement, October 2024 Balance Sheet, and 2024 Project to Date report. All of these reports are available to view in the Document Library on the website.

- There was a question from Val Simmons asking for clarity about the contingency fund. Sharon replied that multiple contingency funds have been consolidated into one.
- There was a reminder from the floor that refundables taken to Laytons Salvage are credited to a KCA fund.

▷ *Fundraising/Special Events - no committee, no chair*

- It was noted that there was no such committee this past year and there very much needs to be one.
- The KCA board organized Gala Days and a separate committee organized a community breakfast in August. Both events raised a modest amount of funds for the KCA.
- The Playground Committee raised an impressive amount of funds in a short amount of time. We can learn from them!

7. Appointment of bookkeeper for fiscal year Nov. 1/24 - Oct. 31/25
Motion by Judy Bushnell to reappoint Sharon Hirtle as bookkeeper for the Nov. 1/24 - Oct. 31/25 fiscal year. Seconded by Paul Nieuwenstein. All in favour.
8. Treasurer's Annual Report/Auditor's Review/Financial Reports, Nov 1/23-Oct 31/24
No report. The Kingsport Community Association does not have a treasurer. We need one.
9. Motion, questions, discussion, and vote to approve reports.
 - Approval of Standing Committee Reports: Motion by Judy Bushnell, seconded by Sharon Hirtle - All in favour.
 - Approval of Special Committee Reports: Motion by Val Simmons, seconded by Paul Bushnell - All in favour.
 - Questions about the restrooms on the waterfront. Dave reiterated that there will be porta potties provided and maintained by the Municipality of the County of Kings for the 2025 summer season. Beyond that, we won't know anything until the 2025 budget passes.
 - There was a suggestion that the empty room inside the Tides In Canteen be renovated to accommodate bathrooms. There was discussion for and against that idea. If not bathrooms, could that room be used for something?
10. Acknowledgement
Valerie Simmons read a statement from Merle MacDonald paying tribute to the years of service Richard Foot devoted to the community of Kingsport. He was a friend to many and will be dearly missed.



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- Dave Upton shared that the KCA Board made a \$250 donation to the Canning Food Bank in Richard's name.

11. Resignation of the current Board of Directors (*Board members step down.*)

12. Election of new Board of Directors:

Call for nominations:

Executive Officers

President: Dave Upton

Vice-President: Ken Kingsbury

Secretary: Tassi Sewell & Leah Ellsworth

Treasurer: Tassi Sewell

Directors at Large

1. Paul Nieuwenstein
2. Anne Stanford
3. Hazen Fry
4. Nick McQuade
5. Howard Eaton
6. Lee McMahon

13. Voting, if required. (Voting was not necessary. All positions were acclaimed.)

14. Announcement of results

15. Adjournment of meeting by new president - David Upton.