

## **KCA Community Meeting**

**September 22nd, 2022**

**7:00 p.m**

**Location: ~~Lloyd Centre~~ Emmanuel United Church**

In Attendance: David Upton, Paul Bushnell, Ken Kingsbury, Maria Swindells, Hazen Fry  
10 community members

Regrets: Pam Matheson

### **Called to order: 7:14pm**

- 1. Acceptance of today's agenda: Merle motions, Liz Huyer seconds**
- 2. Approval of minutes from March 8<sup>th</sup> forward:**
  - a. **April Minutes – Finance report should reference March (not April)**
  - b. **September 13<sup>th</sup> – motion for amendment – Val motions, seconded Ken**
    - i. **4c – Pleasant St. Park benches – note should be from park committee**
    - ii. **Finance b – fireworks grant – should be grant for Gala days not just the fireworks**
    - iii. **7 – new business, 12 items, but #13 is a separate from finance committee – should be separate #1, 2, 3 – next section was canteen not finance committee \**
  - c. **Richard motions to approve minutes, Merle seconds**
- 3. Financial Matters:**
  - a. **Approval of Financial Statements from May, June, July, Aug:**
    - i. **Liz motions, Ken seconds to approve.**
- 4. Committee Updates: Standing Committees**
  - a. **Buildings & Maintenance (@Hazen)**
    - i. **A railing was installed at the Lloyd centre, the air exchanger has been functional again – if using the hall please keep it always running, the building was professionally pressure washed.**
    - ii. **Some outstanding items at the canteen to be done, minor repairs.**
    - iii. **Merle: noticed there is some siding coming off the wall on the Lloyd centre that will be mended before the hurricane.**
    - iv. **Liz has arranged for the furnace to be cleaned, and arranging for a fire inspection**
    - v. **Hazen mentioned the heat pump was fixed, and tends to ice up, to prevent this, a cover would help with this. We plan to review the building and maintenance budget to consider a possible solution for this.**
  - b. **Canteen (@Ken Kingsbury)**
    - i. **We had a very good year, huge thank you to just about everyone at the meeting who were called on throughout the summer to help with the canteen.**
    - ii. **We had excellent staff this year, and we hope that they return for coming summers**

- iii. Many minor issues
    - 1. The AC broke – the unit in the kitchen will have to be replaced at some point given it's the wrong unit for the location
    - 2. Merle asked about specific types of heat pumps for that spot, we're unsure and will follow up.
  - iv. Made many changes to suppliers, focusing on local options, and reduced costs
  - v. Tried to adjust and reduce the menu but got feedback from customers that they missed the items, and so we adjusted back.
  - vi. Sales up 20% over last year, and costs were up too
  - vii. Merle asked about beach goers asking to use water to wash their feet, which wasn't an option given the cost of town water. Perhaps there's an option to get a pump for the well that exists already to serve this purpose.
    - 1. Ken: The hose is also inconvenient for staff, which is another reason we don't allow beach goers to use it, we will certainly consider this as an option for improvement on the waterfront.
  - viii. We also found out that if you have tables on the patio, we need a fully functional washroom for all beach goers, which is the reason why the picnic tables are on the grass now.
  - ix. We have many perishable items left from the canteen to sell, and are asking for those at the meeting to consider purchasing
  - x. Thank you Ken! for all the work with organizing the Canteen, and for even working a shift here and there when he was needed!
- c. Pleasant Street Park (@Val)
- i. Val Presented the Pleasant St Park work that was previously organized by Claire Ward and approved by the community.
  - ii. Shared a 12 person bench as a more cost effective option
  - iii. Val has orders 2 additional benches to go next to the existing one and should arrive shortly.
  - iv. We need concrete pads for the benches to be installed on and are looking for someone to pour 2 concrete pads before winter to get the benches installed.
  - v. Autumn blaze maple was suggested for the middle of the large bench
  - vi. Royal red maple, service berry and a dogwood were also recommended for a low maintenance beautiful installation that will be beautiful all year round – we need someone to plant the trees and will likely hire someone.
  - vii. \$7500 put into contingency fund for the park last year, and received the grant for \$3500(?) – need to spend this by (DATE?)
- d. Waterfront (@Paul)
- i. We got \$912 in boat passes this year (without asking individual boats)
  - ii. Waterfront engineering study was approved at our last community meeting, we have not pushed to have this done during the summer with the continuous traffic, but will soon now that it's slowed down.

- iii. All the tables and garbage were move behind the canteen this year, hoping that this solves our springtime garbage pile up.

## 5. Special Committees

- a. Finance (@Paul)
  - a. Spoke to June Granger about what steps we'd have to go through for the Lloyd ramp, she indicated there are grants for accessibility improvements that would support this kind of project.
    - i. There is still a concern that the building is too close to the road and will be investigated to learn what the rules are.
  - b. We are looking for a new bookkeeper for the next year as Judy resigns from her long-time volunteer position.
  - c. We are working through what might make sense for ensuring the Canteen given we do not own it, Val mentioned the lease may include a requirement that we assume all costs. We will continue to speak with Rob Frost to come to a solution with the municipality
  - d. On the Kingsport Sign: Rick is hoping that the posts will be ready next week, and will need help to put it up, Hazen will reach out to Pam directly.
  - e. Bursary was to be paid to a student but wasn't. Liz and Merle looking into
    - i. Merle spoke to the guidance councillor who will be looking into what happened and help us to retroactively send the bursary
- b. Comfort Centre: Chair – Sharon?
  - a. Everything is ready to go, if REMO alerts us that we should open, they will pay for costs.
- c. Communications (@Maria)
  - a. Planning to put out a newsletter in fall
  - b. Merle asked who is managing the website, Dan has continued to offer to update the website when needed
  - c. Liz requested we put a Calendar on the website with the Lloyd Centre info to help with communications
  - d. We also would like to include upload minutes and financial reports up to the website
  - e. Problems opening zip files – may just add the link to the website
- d. Fundraising & Special Events (@Pamela Matheson)
  - a. Pam did an incredible job with Gala days this year, much appreciation from the community.
  - b. Missed the post gala days party, that was usually like a potluck in the park with the community
  - c. Merle asked if there was a final report from Gala days, perhaps this suggestion could be added to it.
  - d. Liz asked about how we could revitalize our community spirit
    - i. Richard mentioned many examples of non-profiting events held in the past like parades, soapbox derby, car shows etc.

ii. Dave: The board has been cautious with large events, baby stepping back from Covid, and agreed we should prioritize some additional community events.

**6. Business Arising:**

**7. New Business:**

**8. Next Board Meeting: Oct. 13<sup>th</sup>, 2022**

**AGM: Tuesday November 9<sup>th</sup>**

**9. Adjournment of Meeting: Motion from Hazen, seconded by Liz Huyer**

### **Details of Agenda Items**

**1.** As circulated. Motion required.

**2.** As circulated. Motion required.

**3.** As follows:

**a.** Motion required.

**4.** Information only – updates *if* available.

**5.** Information only – updates *if* available.

**6.** TBD

**7.** TBD

**a.** To be discussed at meeting. Motion required.

**8.** Motion required.