

This document is from a back and forth e-mail discussion between **Myrna Peterson** (PTC #2 - Sunset Ridge PRP Advisory Council representative); **Michelle Mackow** (PRP Manager) and **Mike Bundus** (PTC #3 – Westhill PRP Advisory Council representative) on 02 Oct 2013, and continuing up to 16 Oct 2013.

**Myrna:**

The following items still need to be addressed from PTC # 2:

- We need to know the distance between the edge of our deck and the edge of your property. (15 ft.)

**Michelle:**

I have researched in the office and found a few different regulations regarding distance on permanent trailer lots

- In the 1997 bylaw (still in effect) sec 59(2) says:

NO PERSON SHALL CONSTRUCT ANY BUILDING OR STRUCTURE

(A) WITHIN 6 METERS OF THE FRONT PORTION CLOSEST TO THE SURVEYED ROAD; AND

(B) WITHIN 1.5 METERS OF OTHER BOUNDARIES; OF ANY SURVEYED LOT.

- I found permanent trailer regulations (1984) and it said:

10.) IT WAS DECIDED THAT THERE WOULD BE NO STIPULATIONS TO WHERE THE TRAILERS ARE PLACED ON THE LOTS AS LONG AS THEY MEET HEALTH REGULATIONS. THE DEBP. OF HEALTH REQUIRES THAT ALL TRAILERS BE 20 FEET AWAY FROM ONE ANOTHER.

I phoned our Public Health Inspector and she feels that the PTC's do not qualify to be regulated under the Saskatchewan Health Provincial Itinerant Use Accommodation Standards. These standards and the Public Accommodation Regulations are for units being rented/leased/permits for 30 days or less. She recommends that we use the Building Bylaw and determine our own 'set-backs' in the Bylaw. The Itinerant Use Standards do apply to the rest of the campground. I mentioned that our seasonal sites are rented for more than 30 days at a time and that they leave their things on site over the winter. However, because those permits are renewed yearly and they are by all other definitions a campsite they would still be regulated by these standards and regulations.

I would suggest that the 1997 Bylaw that is still in effect would be the current guidelines, to wit:

(A) WITHIN 6 METERS OF THE FRONT PORTION CLOSEST TO THE SURVEYED ROAD; AND

(B) WITHIN 1.5 METERS OF OTHER BOUNDARIES; OF ANY SURVEYED LOT.

I will continue to investigate and the Board Members will be amending bylaws, as usual, this winter but in the mean time we will use the 1997 bylaw.

**Mike:**

Not sure why this was being asked, but when we moved our trailer into place in 2000, I think it was – the rule we were told was 15' between edge of structure and adjacent trailer, and I think at least a foot away from the power meter, which defined the edges of our lot on the south side. That being said, I think we're all within the 1997 bylaw in Westhill (PTC #3). Raises two interesting points:

1. Suggest there should be a list of ALL the applicable and in-force bylaws somewhere ( like a website?? ☺ ) available for patrons to refer to in case of questions or issues – might save some time in the future ... big chore, I know. Willing to help if needed!
2. What if someone isn't within those two measurements – grandfathered until such time as changes are made, similar to changes to building code affecting renovations?

**Myrna:**

- Trees in the alley way between the two rows of trailers need to be addressed.

**Michelle:**

Are the patrons wanting the trees in the alley way removed?

**Mike:**

Not really applicable to Westhill – agreement when the lots were sold that there would be no trees planted that would obstruct the view of any other lot.

**Myrna:**

- The problem with trees blocking the view of others needs to be addressed when there has been an objection to same made.

**Michelle:**

All I have found regarding this is in the 1984 regulations that reads:

9.) A GOOD NEIGHBOUR POLICY AND GOOD JUDGEMENT WHEN MAKING MOST DECISIONS THAT COULD EFFECT OTHERS. (OBSTRUCTIONS SUCH AS TREES, NOISE, ETC.)

- I see this issue as something that should be dealt with between the patrons. If you can show me any other legislation that refers to the trees blocking the view of others I would be happy to review it. The 1984 regulation quoted above is certainly outdated and not a very straight forward regulation.

**Mike:**

Again, not really applicable to Westhill – agreement when the lots were sold that there would be no trees planted that would obstruct the view of any other lot. Good neighbor policy in place and has been working for a dozen years. Plus Perry Langford is a beast when it comes to making sure we all toe the line!! ☺ LOL

**Myrna:**

- Street lights need to be fixed. It was suggested that we use shorter poles, just to light up the walk ways. This would eliminate the problem with the lights shining in trailers.

**Michelle:**

I still have to determine who owns what lights. The park or saskpower. I will also do some looking into the cost of the shorter poles. I think this is a good idea but I will have to do some more thinking on it. I will keep the PTC's in the loop and hopefully we can come up with a solution for the 2014 season. I have asked Corinne to NOT charge the PTC's for street lights this year.

**Mike:**

That's very decent of the park not to charge us for the streetlights this year. Thanks very much! As we discussed at our get-together with you just after you met with Myrna and the folks from PTC #2, we're happy with our existing streetlight situation – the one in the corner by the old pump house is plenty – and we've discussed removing the one from the easement just behind Benaschuk's trailer as that creates too much light pollution for stargazing ... and shines directly into Benaschuk's back two bedrooms!! ☺

**Myrna:**

- Sign for Sunset Ridge, PTC #2. It would be nice to have this made over the winter. We have agreed to pay for our 2 signs and would like to get this completed.

**Michelle:**

Signs are going to be a big item on the budget for the Park over the next few years. I would like to see some kind of uniformity regarding signs - color, size, font, etc. I will ask PTC 3 if they can send me some examples of what they have in mind and see if it's something that will work all the 'area identification' signs. I think we should use the same signs for the PTC's as well as the different campgrounds - like lakeview, horseshoe, sunshine, etc. I will get the Board's opinion. What do you think of that?

**Mike:**

We discussed signs, and Westhill has not made any further forays into sign design after hearing that the board was deciding on whether or not they wanted to go with uniform signs. We'd be happy either way – **just need a decision on uniformity or not, and if we need to pay or not!** We're happy to help whatever the decisions. On another note related to signage, all the trailers in our neighborhood now have numbers, as was requested. The only one I'm not sure

about is Wakeford's – if it's part of PTC #2 or PTC #3 ... that was a bit of a strange one when it got moved in. I think it's connected to our septic system – which, if it is, I hope they're cost-sharing – but I'm not sure. **If you could check out which PTC that trailer should belong to, and what septic system they're connected to (and cost sharing with!) and let us know**, Michelle, I'd appreciate that!!

**Myrna:**

- Maintenance Shed clean up needs to be completed. This is a safety concern.

**Michelle:**

This is going to be on the early 2014 maintenance schedule. This year I will ask Millers Disposal to bring a metal bin to the maintenance area. We will be able to put all metal without Freon in it in these bins. Anything with Freon must go to the Moose Jaw WDG for \$11/load for non-rate payers. In 2013 I put a metal bin at the Marina area as there was a lot to be cleaned up there as well. It was always my intention to put one at the shop in 2014 and in addition to the metal bin there will be a 'reno bin' for all other garbage like furniture, old wood, whatever. These bins are meant for the Park's use.

**Mike:**

That's a good call – it is a bit of an eyesore, as is the fenced storage compound across the golf cart path from the maintenance shed. **Could be part of a spring clean-up bee perhaps?** Many hands make light work ... and saves the park some \$\$ when it comes to wages when the paid staff could be doing other work (like spreading the mulch that's been piled up for three years by Group Camping #1, for instance) that volunteers can't for one reason or another (i.e. insurance coverage, for instance). Just need some place to put it, and someone to take it away! ☺

**Myrna:**

- Trailer Leases need to be finalized.

**Michelle:**

Corinne has the lease renewals ready for the October 10th meeting. Upon approval from the Board we will begin the process of sending out the leases for signature on two copies, having them returned to the office, having them signed and sealed by the Board and then sending out a copy for the patron and filing a copy here at the office.

**Mike:**

I received our lease renewal in the mail just this week. Gonna give it a read and see what's what, so this is underway. Good to see. I noted in previous meeting minutes (June?) that we as lessee's needed to actually apply 90 days before lease expiry to get our leases extended ... had **\*no\*** idea that was the case. Hopefully this is being waived this go-round!

**Myrna:**

I know you are working on most of these items. Look forward to having them finalized.

After a discussion took place between some of our residents, there was an identified need for another Automated External Defibrillator from the First Responders in Riverhurst for the Marina in the Park. Apparently there are two machines in the park already, one at the swimming pool and one at the golf course. There has been a suggestion brought forth from this trailer court that perhaps all recycled items could be collected in the park in a central secured place, and then the funds obtained from taking these to Sarcan could be put towards the AED. I talked to Greg Vanloosen and he indicated that the First Responders may accept responsibility for arranging to get these items to Sarcan in Central Butte. If the whole park were to work towards such a project, it may not take too long to raise the \$2400.00 to purchase another machine needed. Is this a worthwhile project, as it may also help keep the cans and bottles picked up as well? (Maybe our beaches would not have so much litter on them.) Any other suggestions????

**Michelle:**

Not so sure how I feel about the garbage on the beach critique. I was on the beaches and didn't find them to be littered at all. I appreciate the suggestion for the SarCan and think it's a good option as it benefits everyone in the Park. I will certainly bring this to the Board members for approval for the 2014 recycle.

**Mike:**

I'd have to echo Michelle's statement – although I was not on the beach at the unsupervised area – I was on the 'unofficial' beach further south where the stairs are and it was clean (at least it was when there *\*was\** a beach ...). I do like the idea – if an AED is required at the Marina, collecting donated recyclables at the Marina store or some other central location from the park patrons is a FANTASTIC idea. I would recommend some sort of an 'advertising campaign' similar to what was done to raise money for the pool decking by the pool staff a few years ago so park patrons are aware of what we're doing and why we're doing it! (To be honest, I had no idea before this e-mail that AED's were available at the club house and the pool – my bad!) Who knows, we may even get cash donations once folks realize we need this!! Like you mention, Myrna – it would probably raise the required funds before the end of July ... 😊

**Myrna:**

I have exchanged my information from the Sept. meeting with Mike Bundus, PTC # 3 rep. and will continue to do so.

**Mike:**

I appreciate the correspondence with you Myrna – I'm currently working on establishing a website where the members of the PRP Advisory Council can share information, notes, have discussions online, etc. Look for an e-mail about that from me before Christmas. As I stated earlier, Michelle, if you could share Carol's contact info with us, we'll make sure she's brought into the loop on these discussions – we're all in this together, so let's work together towards making the park the best it can be! We're here to help!!