



Fall, 2020

MAPLE LEAF ACRES MEMBERS' ASSOCIATION INFORMATION LETTER

Dear Members,

Sadly the 2020 Summer season has come to an end. Goodbyes are hard, particularly when it's to your neighbors and close friends.

As all Members are aware, COVID-19 pandemic has resulted in a significant impact to our day-to-day lives. How we work and live has drastically changed. As announced before, the Association's first and foremost concern was and continues to be the safety of our Members and our staff, as well as the health and safety of our greater community. We have undertaken important steps to protect you and your families and we will continue to do so.

The Federal and Provincial Governments have issued numerous orders in their efforts to protect Canadians from the spread of the vicious virus. In this regard, early on, the Association was ordered to close sections of the park, common areas such as the Rec Centre, Adult Hall, pools and cancel most activities for the season.

The Association made every effort to comply with those government orders, as well as more stringent public health official recommendations for the health and safety of Members living at the park and also of our employees and contractors. Members and employees had a role to play in stopping the spread of COVID-19. We thank everyone for their orderly conduct, for assisting and doing their part.

The Association is confident that all Members will continue to work to ensure the safety of all of us. Please be respectful of others and follow government guidelines.

We wish you a great Fall season.

The Board of Directors

Annual General Meeting

As Members are aware, due to limitations in gatherings imposed by the provincial government, the Association was not able to hold the Annual General meeting during the month of July as per the Association's By-Law. However, the Association was mandated to hold an AGM within 120 days of the Emergency Management and Civil Protection Act Order being lifted.

Once the restrictions in gatherings were modified and given a small window while Members were still at the park, we were able to finally hold the Annual General Meeting on September 5th.

We wish to thank all members who have helped in making it possible by either attending in person or by proxy, the scrutineers who volunteered their time and staff for making it as successful as it was.

We also thank the number of speakers that brought forward a number of issues which the Board of Directors will be addressing at their upcoming Board meetings.

Occupancy in excess of lease term due to COVID-19:

Requests from phase 1 and 2 members for overstays in excess to the lease term were presented at the AGM. The Board of Directors reviewed such requests at their September 19, 2020 meeting and advises as follows:

“The Board of Directors agreed that such requests could not be granted due to the difficulties the Association has and continues to experience in complying with the MOE Certificate of Approval in regards to allowable volume of raw sewage and also considering the possible impact to the 12-month leases which provide for permanent/principal residences. The Association is committed to providing services in accordance of the terms of the leases. On June 15, 2020 Members were reminded in writing of their lease obligations in regards to permanent residences. The Board's position has not changed and unfortunately accommodations cannot be made.”

Rat Infestation:

Members have reported that there appears to be a rat infestation in some sections of the park. In most cases rats are attracted to trash, dirty locations where they have access to food and water. Rats can cause hefty damage to our home and our health? They often carry an array of diseases, targeting both humans and animals. It is imperative that we keep units and yards free of trash. Attached we have included some literature on how to prevent an infestation and from entering one's home. Below you will also find contact phone numbers for contractors specializing in pest control.

Abel Pest Control – 519-743-8551

Rid A Critter – 519-823-5149

Cement Pad:

At a recent Board of Directors meeting, the Directors approved the installation of a cement pad to be installed behind the Rec Centre and to be used for multi-purpose sports activities.

Golf Cart and Boat/Trailer Stickers:

We would remind all members of the need to have identification stickers on vehicles, boats and boat trailers, all golf carts must have not only a sticker but also have a visible lot number on it. It will allow for proper records as to who owns what. Stickers are available at the office.

Reminders

Winter Holidays – 21 Days

It is imperative that you advise the office if you plan on using your 21 days anytime between November 1 and April 30, 2021 in order for the Association to keep record as to who is in the park. Seasonal Members are reminded that during the period of November 1, 2020 to April 30, 2021 members are not permitted to use their units on a regular basis other than the pre-approved 21 ski days and/or on weekends (Friday and Saturday nights as well Sunday during the day). Members overstaying in their units outside of the approved times will face a charge of \$100.00/day as approved by the membership at the 2008 Annual General Meeting. Note: Your 21 Ski days are not transferable to another member.

Winterizing of all Phases:

All phases are reminded that it is a member's responsibility to make sure that you adequately winterize your trailer by insulating around all your water lines and connections ensuring that there is no freeze-up and the possibility of broken pipes. For those going away and those not using their units during the fall and winter we recommend that the water line be disconnected all together.

Covid 19

As at the printing of this Information Letter, due to the latest restrictions on gatherings as imposed by the government, the Association has once again canceled all sports activities and functions at the rec center including shutting down of the pool. The office will be open from 9:00am to 5:00pm Monday to Friday and from 9:00am to 1:00pm on Saturday at which times the entire Rec Centre goes into shut down. We would remind everyone that social distancing and face coverings are required while inside the building.

Action Forms

The Association recommends that when a member requires some sort of action to be taken or as a way of submitting a complaint, members do it in writing by using an Action Form which are available in the office.

OPP Assistance

As members are aware, the Association was able to secure Police surveillance for three weekends during the Summer. This proved to be very successful as there were no issues during their patrol which goes to show that members and relatives are knowledgeable as to the Rules and Regulations. It is hoped that we are able to secure their assistance again next year. It is also hoped that members, their relatives and guest are respectful of each other and of the Association's current Rules and Regulations.

2021-2025 Tax Assessments

MPAC has advised the Association that due to Covid-19 they have been unable to reassess the trailers in the park. As soon as we get the reassessments, we will be passing them on to the members. In the meantime, your taxes will be based on the 2017-2020 assessments.

2021 Maintenance Fees - effective January 1, 2021

(No increase from the 2020 fees)

Due the 1st of each and every month

NSF Charges of \$50.00 will apply

6 Months	-	\$224.22
9 Months	-	\$280.27
12 Months	-	\$336.33

Winter Office Hours effective November 1, 2020

Monday to Friday 9:00 a.m. – 5:00 p.m.

Saturday 9:00 a.m. to 1:00 p.m.

Sunday Closed

Closed all Statutory Holidays

The Rec. Centre closes at 9:30 p.m. sharp
providing there are no functions taking place

Winter Pool Hours – November 1, 2020

9:00 a.m. - 10:00 a.m.	Adult Exercise
10:00 a.m. - 11:00 a.m.	Parents and Tots
11:00 a.m. - 2:00 p.m.	Open to All
2:00 p.m. - 3:00 p.m.	Adults
3:00 p.m. - 8:00 p.m.	Open to All
8:00 p.m. - 9:30 p.m.	Adults Only

Shuffleboard

Three Courts

Main Rec Hall

Date and Time to be announced

Chairperson – Jacques Asselin – 519-843-3838

Pickle Ball

Date and Time to be announced

Chairperson – Judy Middleton – 519-787-5283

Darts

Date and Times to be announced

Jack Frost Fridays

Date and Times to be announced

REMEMBER THESE DATES

Information Meeting – May 29, 2021
Harmony Day – July 3, 2021
Annual General Meeting – July 17, 2021

All Events are cancelled until further notice.

The Board of Directors/Officers

*Steve Mifsud - President
Chris Macedo - Vice-President
Al Dias - Secretary/Treasurer
Fred Griffin
Lorraine Pearson
Fred Searl
Arnold Vervoort
J.C. Lapointe*



MLA Sports & Rec Committee

To all Park Members,

It was a challenging summer for events & activities in the park this year. Having said that, our committee did the best we could with the restrictions and challenges at hand. We hope you were able to enjoy them.

The Canada Day Decorating Contest was our first event of the season and had quite a few entries. I would like to thank everyone who participated in this and shared their Canadian Pride for all to enjoy. It was a turning point in helping us to get back to some level of normalcy with our park events.

Christmas in July brought us our first parade of the year and it was a great success. So many people were impressed by the talent of our park members and the creativity put into decorating the golf carts. Thank you to the many volunteers who helped to make this happen and park members who participated. It was truly a FUN event. All of the Christmas in the Park Decorating Contest Winners are to be congratulated as well. We felt your spirit and are so glad you shared it with us.

Once the Prov Govt restrictions opened up for outdoor gatherings, our committee moved fast and we were able to plan a new outdoor activity for the kids with the parks 1st ever 'Glider Craft & Distance Competition'. Another great success and FUN activity for both the kids and some of the adults as well, lol. Thank you to all of the volunteers who made this happen and Congratulations to the many kids who received ribbons & prizes. It was a great turn-out and a good time was had by all.

We also had our Night Light Parade which had another great turn-out & our 2nd Annual Coloring Contest which had some very talented entries. It was tough on the judges this year with so much talent and an increase in submissions. We definitely have a lot of creative talent in this park. Congratulations to this year's Winners.

Last, but not least, our committee was able to hold our 1st outdoor 'Concert in the Park' thanks to a generous contribution from the Board. The weather may not have been ideal, but we had a great turn-out for this event. The 'Dave Love Band' did not disappoint and played on through both wind and rain. Some of our park members brought umbrellas, plastic bags, rain jackets and even tarps. Those park members were troopers and we all loved your spirit. Thank You to everyone who came out and those who volunteered to make this happen, including the use of the big white tent. We couldn't have done it without each and every one of you.

Thank You to everyone who purchased 50-50 'Share the Wealth' cash draw tickets this summer. Our Committee thanks you for your support in buying these tickets as it helps to fund many of the events we put on for the park including Fireworks, Outdoor Activities, Entertainment and sports equipment that we all use. Unfortunately we were unable to hold Fireworks this year, but we are cautiously optimistic for next summer.

In closing, the MLA Sports & Rec Committee has a wonderful group of volunteers and I hope everyone was able to appreciate all that was offered this season while enjoying the summer.

As a committee we wish everyone a Safe & Healthy Winter season & Thank You for your continued support.

Most Sincerely,

Brenda Wilkins

President,

Maple Leaf Acres, Sports & Rec Committee