

## SPRING NEWSLETTER

MAY 2022



### LIGHTING

The SFC has formed a Lighting Task Force to review our current lighting and make recommendations for new lights going forward. This includes streetlights, pathway bollards and other lighting (SF buildings – RBCC, Maintenance Shed, etc.). Emphasis is on energy efficiency and Dark Skies protocols. Thank you to the many owners who volunteered to assist with this work.

### DRAINAGE

The SFC has also established a Drainage Task Force to deal with the drainage areas of concern around the property. As we all can see after a storm there are many areas where water pools for up to a couple of days afterwards. We also have areas that are seemingly always wet. These issues are not new but as the property ages, and as we get more intense storms, it is becoming more of a pressing matter. The Task Force will report to the SFC with its recommendations when it's work is complete.

### SHARED FACILITIES UPDATE FROM THE CHAIR

The spring awakening has come. Soon you will see that Shared Facilities did not spend the winter hibernating but rather preparing for a number of initiatives.

Our gardens contractor from last year has been replaced with a new firm who have been authorized to spruce up the gardens prior to beginning routine maintenance. There is a parallel initiative to refurbish a number of the gardens and hedges throughout the property.

The on-going tree program will continue. You may notice a number of removals have taken place over the winter. Last year more than 50 new trees were planted at LHP. We are hoping there will be an extension of the Canopy Collingwood program this spring which will allow us to plant a greater number of new trees.

Planned projects include repairs to the boardwalk, rehabilitation of the RBCC main deck, east beach improvements, new railings on the west pier steps and painting of the west pier obelisk.

Traffic calming measures will again be in place this summer. Please ensure that you, your guests, and contractors obey our speed limits and stop signs. Expect that security will again be at the front entrance; pick up your vehicle sticker if you have not already done so. Temporary visitor parking passes will be available from security when on duty or the RBCC front desk.

Our new MOLOK waste collection system has been well adopted. Waste which does not fit in the bins is your responsibility it is not to be left beside the bins. If you do so, the cost of cleanup plus a minimum of \$100.00 fee, will be charged to you.

Please read and follow the Light House Point rules. Consider how your actions may affect your neighbours. Let's all have a safe, healthy, and harmonious summer.

Colan Inglis  
Chair Shared Facilities Committee  
Chair SFC



## Outdoor Pools

Management plans to have the outdoor pools open for the May long weekend. This opening date is dependent on there being no unforeseen mechanical issues and completion of the health inspection.

The outdoor pool operating hours will be:  
9:00 AM to 9:00 PM  
(Subject to change)  
There will be no Covid restrictions in place at this time.

### LHP TREE PROGRAM

Cutting Edge of Access will be onsite throughout LHP continuing their work on our beautiful trees. The SFC will be discussing the plans for new planting this fall.

### ASPHALT WORK

Management is scheduling some asphalt crack repairs to take place throughout the property. Notice will be sent to the owners prior to work commencing.

### GARDEN WASTE BAGS

The new grounds contractor, Forest Ridge, will happily remove your garden waste bags. The brown yard waste bags should be placed on the edge of the road at the entrance of your condo corporation for pickup.

### PET WASTE

Reminder to pet owners -- pet waste when picked up in a compostable bag - like the ones provided at LHP -- or paper bags, should be disposed of in the Organics bins at the Molok stations.

### "MY GARDEN"

A notice has been put on Condo Control for owners to sign up with Management for "My Garden" Signs.

The signs are ready for pick up at the RBCC. There is a form that will require your signature and you will need to specify the location of the garden you would like to care for.

### BICYCLES ON PATHS

With the spring season now upon us and the warmer weather, it is important to remember that all LHP residents share the same paths and walkways. When riding a bicycle on the paths please give a wide berth to walkers. If you have a bell on your bicycle, please ring it as you approach walkers from behind. They may not be aware you are approaching, and your bell can act as an important safety feature.

## Management

Please contact management with any maintenance needs.

### SFC & Marina Property

#### Manager:

Cameron Mitchell  
[cmitchell@ehpm.ca](mailto:cmitchell@ehpm.ca)

### Assistant Property Manager:

Ashley VanderMeulen  
[Lhpmaintenance@ehpm.ca](mailto:Lhpmaintenance@ehpm.ca)

### Condo Corp Property Manager:

Beckie Reekie  
[breekie@ehpm.ca](mailto:breekie@ehpm.ca)

### Accounting

Jaymee Hocaluk  
[jaymee@ehpm.ca](mailto:jaymee@ehpm.ca)

### Front Desk:

Juanita Hughes  
[lhpcustomerservice@ehpm.ca](mailto:lhpcustomerservice@ehpm.ca)

### After Hours Emergency Line:

705-441-5920

# LANDSCAPING UPDATE

LHP has contracted with a new landscaping firm for our gardens and grounds maintenance. Please join us in welcoming Forest Ridge Landscaping to our community. The Forest Ridge team is led by one of their managers, Tracey. Tracey has many years of experience and is dedicated to bringing the LHP gardens and grounds back to their former glory. As always please feel free to say hello to Tracey and her team members but remember they are here to do a job and other than a brief 'hello' they should get back to it!

Anna Sauve our Master Gardener is back at LHP this summer. Anna and your property management team have been hard at work developing plans for not only this year but several years into the future to revitalize the LHP gardens. Anna is happy to meet with condo corp. garden club representatives on Monday afternoons after 3:30pm. Please book your appointment by calling Juanita at the front desk, 705-445-1636.

The new irrigation pump has been ordered and should be delivered to LHP shortly. In addition to the new pump, we have also procured equipment to improve the efficiency of the system. The repairs to the system required for irrigation start up have been approved and the team will be making these very soon.

Our renovated East Beach will be getting raked in the coming days and new sand delivered. It should be another great summer on the East Beach. The West Beach will also be receiving a sand top up and a new launch area for the LHP kite boarders. The new launch area will allow kite boarders to launch and land their kites safely and away from the beach goers. A new railing has been installed on the West Pier swimming stairs to improve safety conditions in that area – for when the lake warms up – brrrrrrrr!

The LHP tree canopy continues to prosper. Last fall we planted over 50 new trees and received grants of over \$5,000 for this work. This year we will continue our new planting program thanks to the generous grants as provided by the Town of Collingwood and its benefactor. Additionally, we will continue the programs in place for Ash, Maple, and Spruce tree treatments. A Courtyard Garden Trees restoration program will also be launched. Lastly, the Tree Inventory and Health Assessment program that was started last fall has been completed. Each tree at LHP has been inventoried and its health assessed. All this information is stored in a software platform with GPS capabilities. Every time a tree is worked on this program database will be updated so that we can track the health of each LHP tree.

Your LHP property management team is looking forward to a great (and busy) summer!

Please Note: The first Fiesta application (weed control) is scheduled for May 25<sup>th</sup> & 26<sup>th</sup>, weather permitting.