



Regina Sailing Club

Minutes of Club Directors Meeting

Scheduled Time: 7:00 pm
Date: **Wednesday April 8, 2015**
Location: 1000 McDonald St @ 4th Ave.

Present: Ric Witham, Dave Ramnaraine, Jamie Ingram, Jim Goldie,
Ryan Doddington, Charles Morgan, Dwight Wooley & Sandy Lauder
Regrets: None

Motions & Actions

1) Meeting brought to order at 7.05 pm

- a) Welcome & Opening remarks Ric
Chair welcomed all Directors to first meeting of the new season
with special recognition to new Directors - Charles and Dwight

2) Approval of Agenda -

- a) *Motion to adopt* *Dave/Charles/Carried*
b) Assignment to draft minutes for the meeting Sandy

3) *Approval of Minutes of meeting Tuesday February 10, 2015*

- a) Matters arising Jim/Ryan/C
i) Concerning Club Life Memberships: Ric
It was noted that club bylaws permit members in good standing
to be eligible for election to the Board of Directors.

**Motion: Be it resolved that all members elected to the Board
of Directors are eligible to vote at Board meetings**

Ric/Jaime/C

- ii) Draft minutes for the AGM held on February 22, 2015 were Sandy
presented for review and were deemed acceptable for
presentation to club members at the next General Meeting

4) New Business:

a) Director Reports/Updates

- i) Financial Update
Jim provided a brief report regarding current financial
balances and delivery of annual statements to SCN
- ii) Land instability
Due to what the Sask Water Security Agency refers to as
significant "excessive rain events" over the last several years
the land surrounding Last Mountain Lake is severely
waterlogged causing land slippage and consequent damage.
This is clearly exhibited on our lease in several locations
including the south gate, the west end of the car park north
of and under the clubhouse, continuing westwards etc
resulting in land slump and movement of the clubhouse.
Efforts are both planned and in progress to stabilize the

clubhouse in order to structurally qualify for insurance protection.

iii) Buildings liability insurance update

After extensive research and analysis of the landlord's insurance by an insurance broker it has become evident that the Village policy does not provide protection for the club. Evidently only building infrastructure is covered and not building contents or protection of members.

This in turn highlights two factors:

1. That the club urgently requires to access a form of "Tenants Policy" which would cover building contents and other club assets. Additionally, a "Club Director and Officers Liabilities Policy" may also be required pending further investigation into SaskSport's umbrella coverage for NFP sport bodies. Currently the club is awaiting a "quote" regarding both these areas, it being understood that the club is not a commercial "for profit" entity.

Also, it is clear that the club needs to clarify with the Village the ownership status of the lower compound and masthouse - as these significant and valuable assets were funded in total through a Partnership Agreement by the Governments of Canada, Saskatchewan and Regina with substantial voluntary labour input by club members. Additionally, significant funds were made available to the Village for upgrading park facilities with the further understanding, through an additional Partnership Agreement involving the Canada Games Committee(2005) and the Village, to encourage the sport of sailing in Saskatchewan.

2. That for the term of the current lease (currently at year 14 of 15) the "rent" paid to the Village has ipso facto been approximately \$1,200.00 per annum and not the assumed \$300.00 - resulting in an overage of in excess of \$12,000.00 over the term of the agreement thus far, in favour of the Village landlord.

Additionally, regarding insurance and club liability it was determined that:

3. "No Trespassing" signage (or other appropriate terminology) should be installed on the lower compound fence at the southwest and southeast corners to caution fishers and others from accessing the damaged and dangerous breakwater access.
4. Club boats will no longer be available for member usage other than for a "sanctioned activity". Making this known to members prior to the season start is of the utmost importance

5. Club members are responsible for insuring their own dinghy(s)/ cruiser/ trailer(s). This is most easily done though an add-on to a home insurance policy. Members will be required to declare their ownership of a policy on the club Annual Membership Application Form.

b) Board Member Roles and Responsibilities for 2015

The following was determined:

- Financial Accounts Jim
- Membership (PO Box) & Training Jaime
- Webmaster (interim) Ric
- Work Credits Accounting Dwight
- Communication Ryan
- Fleet Mgt/Harbourmaster(Boats) Ric/Ryan/Charles team reporting to H/master Dave

c) Building Remediation

Discussion confirmed that priorities must be aligned with Insurance requirements which include:

- re-enforcement of specified beams supporting the clubhouse
- Fix gap at bottom of steps from front veranda
- Reconstruct railings and deck on west side of clubhouse
- Re-shingle the outside toilets building
(keep locked & seek a delay on completion in order to meet other requirements for buildings coverage early in the season?)
- Install fascia & fix guttering on north side of clubhouse and install downspouts and extensions at both east and west ends
- Consider guttering on South (front) side

d) Update on meeting with Village Council

- March 21, 2015 Ric and Sandy met with Council to discuss damage control to club infrastructure and lease renewal

- A good meeting with understanding on both sides regarding infrastructure pressures on both parties. It was made clear to Council that while the club would give best effort to accomplish what was necessary to bring the clubhouse to a condition permitting insurance protection ASAP, it was not reasonable to expect us to do more until the terms of a new lease were developed. This appeared to be acceptable to the Village and that Village resources may be made available to facilitate remediation efforts

- An exploratory gambit was proposed by Mayor Malcolm Graham requesting if required, use of the clubhouse for a Saturday morning kids group. Given the state of the Village premises and goodwill we responded that subject to approval from our BOD this temporary service could be forthcoming. (In years past the Village Council and other village groups have from time to time held meetings in the clubhouse)

- There was preliminary discussion regarding lease renewal but as the topic was new to many council members talks, although cordial, did not progress too far. There were questions about our membership numbers and fees and other sources of income (eg sailing school). There was some surprise that we had been paying only \$300/year rent for 14 years to which we responded that this was in anticipation of bringing the Canada Games to Sask Beach and that there was an accelerator clause in the terms of the lease that had not been implemented by the Village. At this time Councilors were reminded that the Village had invoiced the club almost \$1,000.00 per year for non-existent coverage - acknowledging, to be fair, that neither the Village nor the Club were aware of this situation. However that did not alter the fact that our lease was costing the club not \$300 but closer to \$1300 per annum. Village Council acknowledged this and indicated they would discuss the topic and get back to us.

5) Any Other Business:

- a) Club Burgee - Determined that due to difficulties in estimating demand and consequent pricing, club members should individually approach Stacey at *Embroidery Vibe* on Winnipeg Street.

6) Meeting Close

- a) Next meeting scheduled for Thursday, May 14 at 7:00pm and subsequently on the second Thursday of each month.
- b) Location: Above Ross Food Centre at 1000 McDonald Street & 4th Avenue
- c) **MOTION TO ADJOURN**

Jim/c

Recorder:

Sandy lauder