

Georgian Yacht Club

Unapproved Minutes of the 2024 Annual General Meeting
Held Wednesday, April 9, 2025, 1900, Hours.

1. Commodore, Mike Forcier, welcomed Board members, all Members of the Corporation, Associates and Guests.

O Canada was played.

2. The Commodore introduced the 2023 Board of Directors.

Vice Commodore/Secretary:	Chris Haslam	
Rear Commodore/Communications:	Joseph Hardin	
Treasurer:	Peter Struthers	
Membership:	Sarah Fenton	
Social and Clubhouse Rental:	John Gilbert	
Gas Dock and Safety:	Murray Arnold	Absent
Planning & Development:	Jason Lehtovaara	Absent
Launch and Haul out:	Kurtis Mink	Absent
Mooring:	John Griffith	
Property:	Menno Harmsen	
Hydro & Water:	Joe Fryer	
Past Commodore:	Becky Middlebrook	Absent

3. The Secretary read the notice of the AGM.

“TAKE NOTICE THAT THE ANNUAL GENERAL MEETING OF THE GEORGIAN YACHT CLUB WILL BE HELD IN THE CLUBHOUSE ON WEDNESDAY, APRIL 9, 2025, AT 1900 HOURS.”

The Secretary verified the mailing.

4. The Commodore declared the meeting regularly called.
5. The Commodore requests the numbers to indicate confirmation of quorum. The Secretary advised that having 141 voting members, with 32 attending and 4 represented by proxy, for a total of 36 there was a quorum for the meeting.
6. The Commodore declared the meeting competent to conduct business.

The Commodore clarified that motions will be voted on by Full Members of the Corporation.

The Secretary read the Notice of Motion from the Board of Directors meeting of Mar. 24, 2025: The following motion is presented by the Board of Directors, as approved at the regular Board

meeting on Mar. 24, 2025, for consideration and voting by the Membership at the Annual General Meeting to be held April 9, 2025.

Moved: Chris Haslam Seconded by: Joe Fryer Carried: Unanimously

7. The Secretary asked for a motion to approve the minutes of the Annual General Meeting, held April 29, 2024, as presented.

Moved that: We accept the minutes as presented.

Moved by: Ron Downie Seconded by: Chris Collard Carried: Unanimously

8. There was no business arising from the minutes.
9. The Commodore asked the Treasurer, Peter Struthers, to present the 2024 financial report. David Robbins of the Accounting Firm of King & Associated LLP was present to answer any questions about the year-end summary review of the financial status of the club.

MOTION: BE IT RESOLVED that the GYC auditor shall replace the Audit of the year-end Financial Statements with a Review Engagement.

Moved by: Peter Struthers Seconded by: Ed Griffith Carried:
Unanimously

There were zero questions.

10. Communications from the Secretary: Passing of GYC Members
Carl Ingliss
Jim Vanplew
Stan Mclean
Richard Bonhert

11. The Commodore presented his report for the 2024 season. (Copy Submitted)

12. The Standing Committee chairs each presented their reports of the 2024 season (Copies submitted)

Vice Commodore/Secretary:	Chris Haslam
Rear Commodore/:Communications	Joseph Hardin
Treasurer:	Peter Struthers
Membership:	Sarah Fenton
Social and Clubhouse Rental:	John Gilbert
Mooring:	John Griffith

Property and Building:
Hydro & Water:

Menno Harmsen
Joe Fryer

The following Ad-Hoc Committees presented reports:

White Cloud Island:
By-Laws Committee:
Technology:

John Griffith
Paul Middlebrook
Trevor Stokes

13. The Commodore asked for a motion to ratify the acts of the 2024 Board of Directors

Moved that:

As per the GYC By-laws, Article 6.03 Section 6.03 Indemnity of the Directors and Officers Subject to the Act, the Corporation shall indemnify a Director or Officer of the Corporation, a former Director or Officer of the Corporation or another individual who acts or acted at the Corporation's request as a Director or Officer or in a similar capacity of another entity, and such person's heirs and legal representatives, against all costs, charges and expenses, including an amount paid to settle an action or satisfy a judgment, reasonably incurred by such person in respect of any civil, criminal, administrative or investigative or other action or proceeding in which the individual is involved because of that association with the Corporation or other entity if:

- (i) the individual acted honestly and in good faith with a view to the best interests of the Corporation or, as the case may be, to the best interests of the other entity for which the individual acted as Director or Officer or in a similar capacity at the Corporation's request; and
- (ii) (ii) in the case of a criminal or administrative proceeding that is enforced by a monetary penalty, the individual had reasonable grounds for believing that the individual's conduct was lawful.

The Corporation may indemnify such person in all such other matters, actions, proceedings and circumstances as may be permitted by the Act or the law. Nothing in this By-law shall limit the right of any person entitled to indemnity to claim indemnity apart from the provisions of this By-law.

Moved by: Lori Rossignol

Seconded by: Chris Collard

Carried: Unanimously

14. The Commodore Congratulated the 2024 Board of Directors for a successful year of Governance and Operations for the GYC Corporation.

15. The Commodore asked for a motion to replace the audit.

16. Notice of Motion: As per the Permanent Nominating Committee report 2025, the following motion has been presented for consideration and voting by the membership at the Annual General Meeting to be held in April 2025.

Notice of Motion: As per the Permanent Nominating Committee report of January 15, 2025, the following motion has been presented for consideration and voting by the membership at the Annual General Meeting to be held in April 2025.

MOTION: BE IT RESOLVED THAT THE NOMINATING COMMITTEE SUBMIT TO THE GYC BOARD OF DIRECTORS, A SLATE OF NOMINATIONS FOR DIRECTORS, OFFICERS, ACCOUNTING FIRM, AND HISTORIAN AS PROPOSED.

MOVED BY: Becky Middlebrook SECONDED BY: Paul King CARRIED: Unanimously
WITH ONE YEAR LEFT TO SERVE ON THE BOARD

Michael Forcier Director / Commodore

Chris Haslam Director / Secretary/Vice Commodore

Jason Lehtovaara Director / Rear Commodore

Peter Struthers Director

Joseph Hardin Director

John Gilbert Director

Kurtis Mink Director

Menno Harmsen Director

Murray Arnold Director

Sarah Fenton Director

NOMINATED TO SERVE A NEW TWO-YEAR TERM

John Griffith Director

Randy Wright Director

APPOINTED FOR A ONE YEAR TERM

King and Associates-Accountant Sarah Fenton -Historian

ALL NOMINEES HAVE BEEN CONTACTED AND HAVE CONFIRMED TO THE CHAIR THEIR WILLINGNESS TO STAND FOR ELECTION AND SERVE.

Nominating Committee members present: Paul Middlebrook, Paul King, Ed Griffith, Roy Waite, Ken Warrillow, Travis Low, Becky Middlebrook

Regrets: Ann Hachey, Mike Forcier, Tom Chambers

Moved by: Mike Forcier

Seconded by: Mark Vincent

Carried: Unanimously

Note: See the following two (2) pages for customized Proxy, as per ONCA requirements.

PROXY

THE GEORGIAN YACHT CLUB

(the "Corporation")

ANNUAL AND SPECIAL MEETING OF MEMBERS April 9, 2025

THIS PROXY WILL BE USED AT THE ANNUAL MEETING OF MEMBERS OF THE CORPORATION TO BE HELD ON APRIL 9, 2025, AT 7:00 P.M.

The undersigned member of the Corporation hereby appoints Christopher Haslam, Vice Commodore, or failing him, Rear Commodore, Joseph Hardin, of the Corporation, or _____, as the proxyholder(s) of the undersigned to attend and act at the meeting of members of the said Corporation to be held on the 9th day of April, 2025 and at any adjournment or adjournments thereof in the same manner, to the same extent, and with the same power as if the undersigned were personally present at the said meeting or such adjournment or adjournments thereof. The undersigned hereby revokes any proxy previously given with reference to the said meeting and adjournment(s) thereof. Without limiting the generality of the power hereby conferred, the proxyholder(s) designated above are specifically directed:

To vote or withhold from voting the membership registered in the name of the undersigned as specified below (Please check one of the choices for each item below): [See Note 3 below]:

Vote ___ or withhold from voting ___ in the election of directors

Vote ___ or withhold from voting ___ in the appointment and remuneration of an auditor or person to conduct a review engagement

DATED _____ (insert date)

Name of Member [please print]

Signature of Member [please sign]

****NOTES

- 1. Each member of the Corporation has the right to vote at the meeting either in person or by proxy. If a member is unable to be present at the meeting, the member has the right to appoint a person, who is a Member, to be the member's proxyholder to attend and act on his/her behalf at the meeting

other than the person designated in the Proxy. Such right may be exercised by striking out the names of the designated person and by inserting in the space provided the name of the person to be appointed.

2. The membership represented by the proxy is to be voted or withheld from voting, in accordance with the instructions of the member, on any ballot that may be called for and that, if the member specifies a choice with respect to any matter to be acted on, the membership is to be voted accordingly.
3. If no specification has been made with respect to voting for, voting against, or withholding from voting these matters, this proxy will confer discretionary authority on the proxyholder to vote and otherwise act thereat for and on behalf of the undersigned with respect to these matters in accordance with the best judgment of the proxyholder.
4. The person named in this proxy (unless the name is struck out in accordance with Note 1 above) intends to vote for the resolutions set forth above, and where specified above shall be voted as instructed.
5. This proxy confers authority to the proxyholder to vote in his or her discretion in respect of any amendments or variations to the matters listed in this proxy or other matters that may properly come before the meeting and any adjournment or adjournments.
6. This proxy form must be signed and dated by the member or attorney authorized in writing, or, if the member is a corporation, by any officer or attorney thereof duly authorized. If the proxy form is executed by an attorney, the authority of the attorney to so act must accompany the proxy form.

17. The Commodore made the following announcements:

Low water restricts backing into docks.

New pedestrian gate codes,

Night-time alarms are finished for the season on May 1st.

18. This year's Sid Turner Awards no recipients

19. Open Discussion:

Insurance requirements 3rd party holder presented by Sarah Fenton

Engineering firm to proceed with Survey Passed by Committee

20. The Commodore Introduced new members of the Board for 2024:

Randy Wright and continuing Members Peter Struthers, Joseph Hardin, Chris Haslam, Michael Forcier, John Griffith, John Gilbert, Sarah Fenton, and Menno Harmsen. Regrets from Jason, Kurtis, Murray.

21. Appreciations

- a. Plaques of appreciation were presented to out-going director Joe Fryer

22. Adjournment

Moved that: We adjourn

Moved by: Brian Mundle

Carried: Unanimously 2010 Hours

Chris Haslam

Secretary

DRAFT

Year End Report for
The Georgian Yacht Club
October 31, 2024

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STATEMENT OF FINANCIAL POSITION**ASSETS**

Cash and investments	\$ 499,916
\$ 25,223 Operations	
\$ 11,800 Operating contingencies	
\$ 223,063 Property improvements	
\$ 239,830 Future Infrastructure	
Income Tax Instalments	\$ 4,712
Receiver General (HST) receivable	\$ 2,750
Gas and diesel inventory	\$ 11,314
Prepaid expenses	<u>\$ 7,138</u>
	<u>\$ 525,830</u>

LIABILITIES

Accounts payable and accrued liabilities	\$ 9,537
Deferred revenue	\$ 11,670
Debentures held by members	<u>\$ 13,405</u>
	<u>\$ 34,612</u>
SURPLUS FOR FUTURE	
Curent year surplus from operations	\$ 10,456
Reserve for operating contingencies	\$ 11,800
Reserve for property improvements	\$ 167,555
Reserve for future infrastructure	<u>\$ 301,407</u>
	<u>\$ 491,218</u>
	<u>\$ 525,830</u>

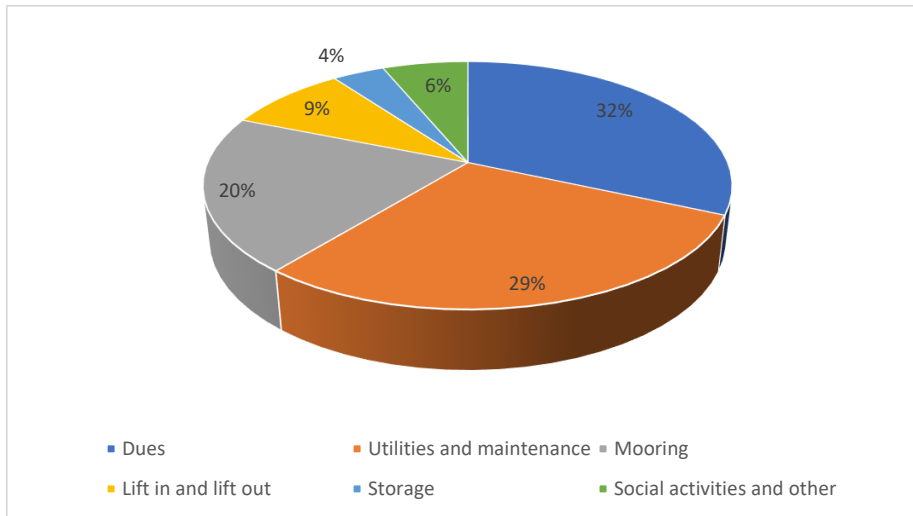
FIVE YEAR COMPARATIVE OF OPERATIONS

	2024	2023	2022	2021	2020
Operating Revenue					
Dues	47,510	53,240	49,755	52,263	51,973
Utilities and maintenance	43,785	42,310	40,700	42,350	38,788
Interest	1,096	2,719			
Mooring	30,460	25,138	25,959	27,394	25,891
Lift in and lift out	13,200	14,500	18,033	17,200	12,839
Storage	5,700	5,875	6,375	5,850	4,398
Miscellaneous and other	2,117	1,132	591	1,601	4,173
Social activities and committee	3,893	5,178	2,977	1,548	118
Net gas profit (loss)	2,246	(157)	(673)	(959)	(358)
	<u>150,007</u>	<u>149,935</u>	<u>143,717</u>	<u>147,247</u>	<u>137,822</u>
Operating Expenses					
Utilities	20,215	18,663	19,626	17,018	16,234
Property contractors	12,275	12,131	6,410	14,022	7,331
Wages	4,049	5,156	6,452	5,692	4,966
Municipal taxes	23,288	22,643	21,615	21,379	20,809
Maintenance	11,001	11,109	12,017	3,822	7,848
Lift and lift out	15,020	14,910	15,368	15,123	13,040
Insurance	11,289	9,439	8,330	7,902	8,107
Social activities and committee	8,556	7,481	7,873	2,667	97
Professional fees	10,485	4,000	4,853	4,789	5,148
Bad debt	-	-	-	-	890
Other	13,260	9,094	7,626	7,403	8,574
	<u>129,438</u>	<u>114,626</u>	<u>110,170</u>	<u>99,817</u>	<u>93,044</u>
Net revenues from operations before initiation fees and transfers	<u>20,569</u>	<u>35,309</u>	<u>33,547</u>	<u>47,430</u>	<u>44,778</u>

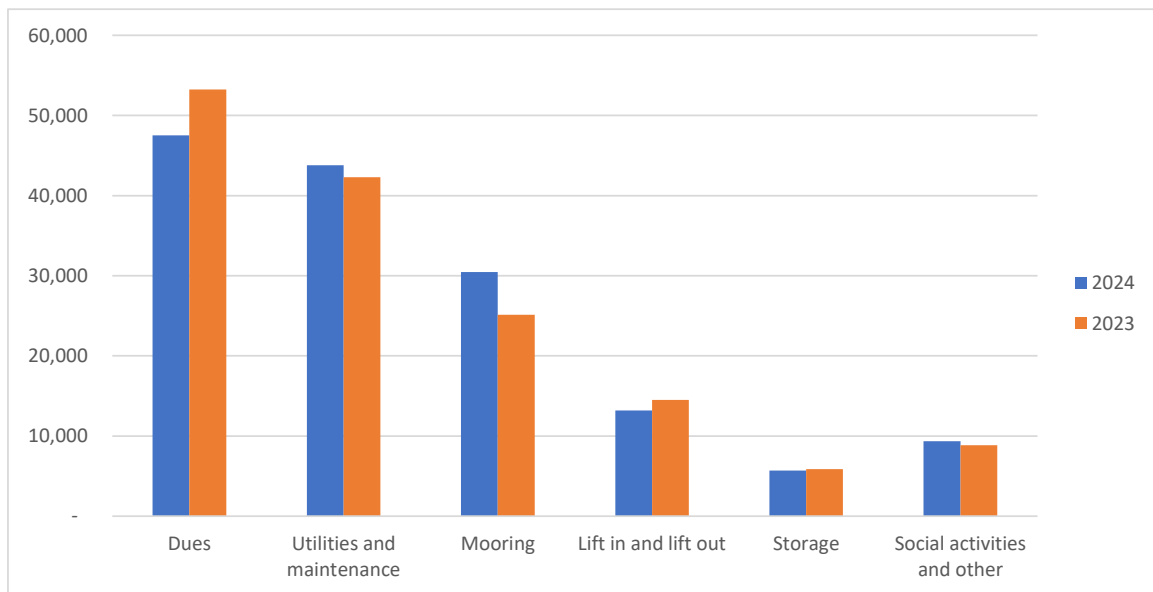
STATEMENT OF REVENUE AND EXPENDITURES

	2024 Actual	2024 Budget	Difference	
Operating Revenue				
Dues	47,510.00	51,000.00	(3,490.00)	
Utilities and maintenance	43,785.00	42,300.00	1,485.00	
Interest	1,096.00			
Mooring	30,460.00	29,250.00	1,210.00	
Lift in and lift out	13,200.00	13,500.00	(300.00)	
Storage	5,700.00	5,700.00	-	
Miscellaneous and other	2,117.00	1,125.00	992.00	
Social activities and committee	3,893.00	5,600.00	(1,707.00)	
Net gas profit (loss)	2,246.00	-	2,246.00	
	150,007.00	148,475.00	436.00	
Operating Expenses				
Utilities	20,215.00	21,000.00	785.00	
Property contractors	12,275.00	11,000.00	(1,275.00)	
Wages	4,049.00	6,250.00	2,201.00	
Municipal taxes	23,288.00	24,500.00	1,212.00	
Maintenance	11,001.00	13,850.00	2,849.00	
Lift and lift out	15,020.00	14,500.00	(520.00)	
Insurance	11,289.00	7,700.00	(3,589.00)	
Social activities and committee	8,556.00	10,850.00	2,294.00	
Professional fees	10,485.00	9,000.00	(1,485.00)	
Other	13,260.00	7,250.00	(6,010.00)	
	129,438.00	125,900.00	(3,538.00)	
Net revenues from operations before initiation fees and transfers	20,569.00	22,575.00	(2,006.00)	
		Per Budget	Funded by Property Improvement	Funded by Operations
Improvements				
South washroom	(1,761.00)	(610.00)	610.00	1,151.00
Dock improvements	-	(10,000.00)	-	-
Hydro line	-	-	-	-
Clubhouse improvements	(247.00)	-	-	247.00
Electric Gate Repair	-	(10,000.00)	-	-
Metal storage	-	-	-	-
Projector	-	-	-	-
Security	(5,740.00)	(4,250.00)	4,250.00	5,740.00
Other improvements	(1,840.00)	(2,000.00)	1,840.00	1,840.00
Transfer from property improvement	4,285.00	4,285.00	(6,700.00)	(8,978.00)
	15,266.00	-		
Net surplus from operations				

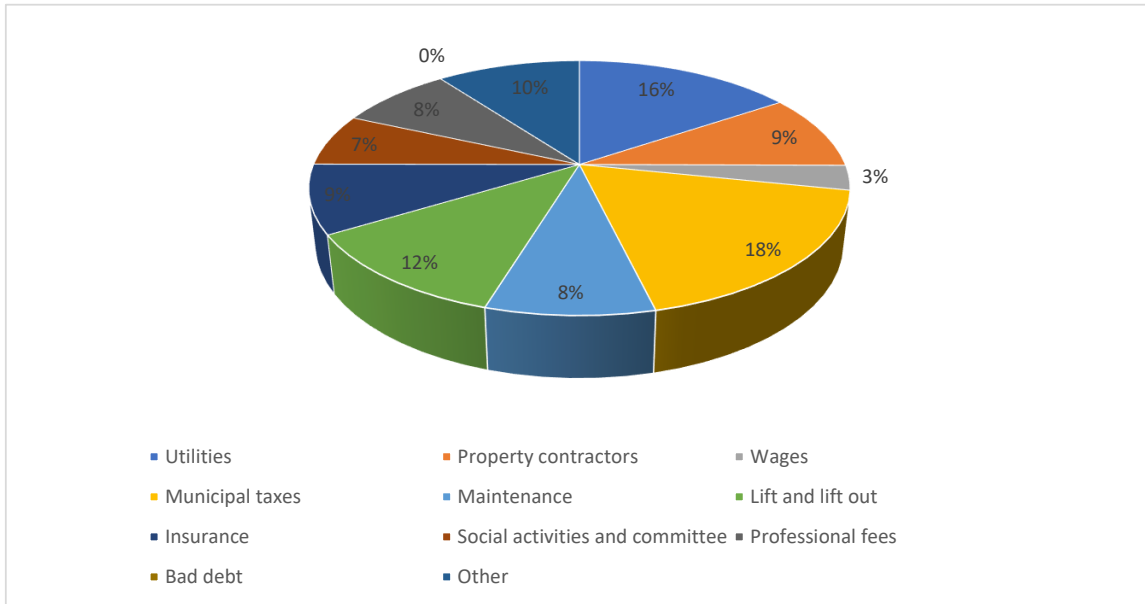
2024 OPERATING REVENUE



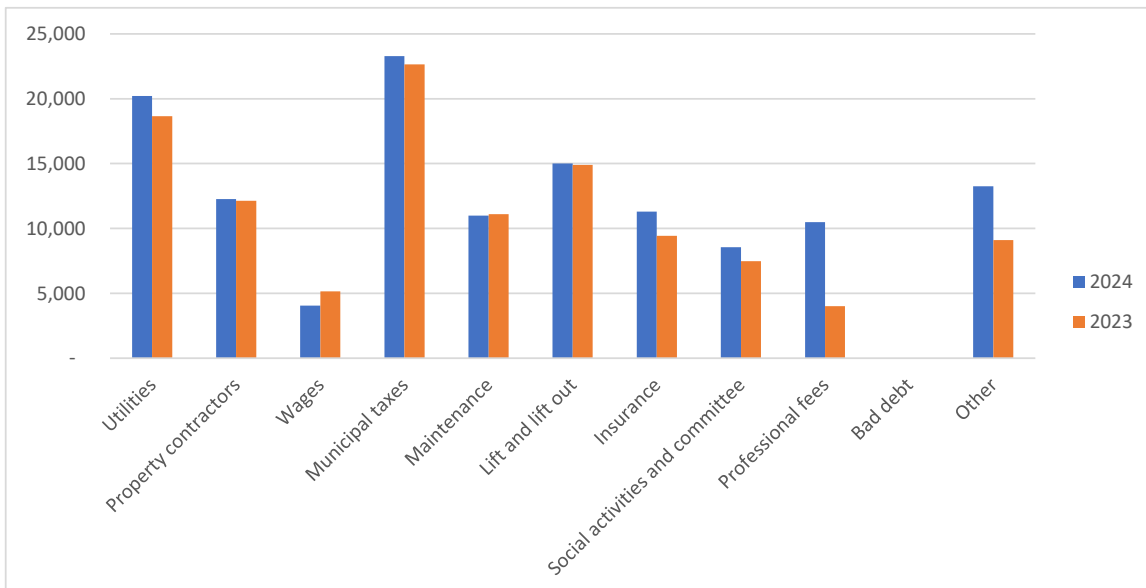
2024 OPERATING REVENUE COMPARED TO 2023



2024 OPERATING EXPENSES



2024 OPERATING EXPENSES COMPARED TO 2023 EXPENSES



SUMMARY OF IMPROVEMENTS

	2024 Budget	2024	2023	2022	2021	2020	2019	2018
South Washroom	610	1761	6947	31145	1923	1122	280	
Upper deck replacement								
Kitchen cupboards						4000		
Kitchen renovations					239	7653		
South gate entrance							775	
South basin gazebo					4160			
Fuel pump instalation						4390	400	1459
Docks	10000		4560	31690	1644	7809	22474	8117
Defibulator						2153		
Clubhouse electrical					8262	4055		3029
White cloud island				1080	756			
Mast storage				924		765		
Deck north break wall								
Technology					494	1450		
Bubbler pump						655		
Landscaping improvements				94	448	3954		
Lighting				1485		1200		
Pump out system					2742	120		478
Revetting							9005	
Roadway improvements							5521	
Replace BBQ			1064					
Metal storage for solvents			1879					
Projector			550					
Electrical infrastructure improvements			10332	3030				
Security improvements	4250	5740	261	10605				
Fencing								
Clubhouse improvements		247	44220	4000				
Other Improvements	2000	1840						
Electric Gate Repair	10000							
	26860	9588	69813	86348	20668	39326	38455	13083
<u>Source of Funds</u>								
Property improvement reserve		4285	45000	68253	14767	6922	1055	
Contingency reserve							11800	
Current operations		5303	24813	18095	5901	32404	23100	13083
Reallocation of maintenance budget							2500	
	0	9588	69813	86348	20668	39326	38455	13083

SUMMARY OF RESERVE BALANCES

	2024	2023	2022
<u>Reserves from Operations</u>			
Beginning of the year	10,496	15,450	10,499
Transferred to future infrastructure reserve	(10,496)	(15,450)	(10,499)
	-	-	-
Excess from current year operations	20,569	35,309	33,546
Used to pay current year improvements	(5,303)	(24,813)	(18,096)
Transfer unspent funds for future improvements	-	-	-
Transfer to operating contingency reserve	-	-	-
	<u>15,266</u>	<u>10,496</u>	<u>15,450</u>
<u>Property Improvement Reserves</u>			
Beginning of the year	148,703	170,491	217,190
Interest earned	2,277	2,617	2,274
Initiation fees	16,575	20,595	19,280
Transfer from operations for future improvements			
Used for current year improvements	(4,285)	(45,000)	(68,253)
	<u>163,270</u>	<u>148,703</u>	<u>170,491</u>
<u>Future Infrastructure Reserves</u>			
Beginning of year	284,276	263,024	248,948
Interest earned	6,110	5,802	3,577
Transfer from accumulated earnings	10,496	15,450	10,499
	<u>300,882</u>	<u>284,276</u>	<u>263,024</u>
<u>Operating Contingency Reserve</u>			
Beginning of year	11,800	11,800	11,800
Interest earned	-	-	-
Transferred from current earnings	-	-	-
Used for current improvements	-	-	-
	<u>11,800</u>	<u>11,800</u>	<u>11,800</u>

GYC AGM 2025 Planning Committee Report

The following is a summary of key activities overseen by the GYC Planning Committee from Nov 2023 to Oct 2024.

The Planning Committee has adopted a detailed procedure aligned with best practices and GYC Club Policies, providing a framework for project planning and installation at GYC. This includes forecasting club maintenance and improvements to ensure long-term infrastructure and facility viability.

The Planning Committee were assigned the task to replace the swim dock adjacent to the south basin, which was damaged last season. Enhancements have been made to the design and ergonomics to ensure safe access to the water for members who wish to cool off during the summer. The installation of this dock is scheduled for mid-June 2025, in anticipation of warm weather.

To mitigate three business risks at GYC, the Planning Committee were tasked to plan logistics for the following.

1. An assessment of our basin wall and infrastructure integrity in all basins.
2. Conduct topographic (land) and bathymetric (water) surveys of our basins to understand future dredging needs.
3. Dock structure and anchoring systems' status and any immediate or long term repairs required.

The timing and results of this assessment will be shared in the coming months.

GYC Social Committee April 9 2025 AGM Report

This Past Year

I would first like to thank the true-blue, self-starter members of this Committee, who always respond to the call and work so hard to make every Social Committee occasion or assisted event a wonderful success and have good fun and camaraderie in doing so. Hats off you, the team!

I was privileged and honoured, upon Paul Weitendorf's retirement as Chair of our Committee, to accept the position upon being elected as one of the new Member of the Board of Directors at last year's AGM. To my relief, Paul has both stayed on the Committee and has frequently helped this newbie on numerous occasions, as I navigate the unknown waters of the Committee's business.

During our fiscal year 2024 (October 2023 to November 2024) our Committee enjoyed panning for, assisting in and / or hosting and supporting the usual social gatherings and occasions, including:

- Cradle-Moving and Haul-Out: Oct. 14 & 21, 2023
- Christmas Party, Dec. 2, 2023
- Spring Icebreaker, Pot-Luck and Trivia Night, Apr. 13, 2024
- Lift-In, May 4, 2024
- Spring Clean-Up, May 11, 2024
- Sailpast and Dinner, Jun. 15, 2024
- Commodore at Home, Sep. 21, 2024
- Christmas Pot-Luck Parth – "Cancelled due to weather", Nov. 30, 2024

As you can see, this past year saw the Social Committee organize and host most of the usual social events, with a couple of exceptions.

The first exception was cancellation of the September Corn Boil at the Club, which was replaced by a corn boil hosted by the Commodore at Whitecloud, during the revised tradition of the Commodore Away.

Our harsher and less cooperative than usual winter led to the other exception, the reluctantly cancelled annual Christmas Party, scheduled for November 30th. An alternative between-seasons get together has, however, been planned for later this month, on March 29th, with our "Canada Eh? – Get Your Canada On" potluck and games night.

Coming New Year

We are looking forward to the upcoming year, planning on hosting most, if not all, the usual events. We are also looking at possibly hosting a between-seasons (winter) guest speaker night get-together, likely also including a pot-luck or some other form of dinner together, if we can source an appropriate candidate. We welcome any suggestions for a possible speaker from our members. Just contact me, or any of our Committee members with your suggestions.

Something Borrowed – Something New?

In addition to keeping true-to-ur-traditions, in planning and hosting our usual annual get-togethers, our Committee is also always on the hunt for new ideas, both to shake-up and spice-up the traditional events, and regarding possibly adding new events to our Club Calendar. There is no such thing as a bad idea (to be considered, at least), so let us know if “you” have any ideas to spice up or add to the “Social” life of the GYC. Again, contact me or any Committee member.

In Memoriam

This past calendar year was also marked by a very sad event, both for our Club as a whole and especially for our Committee, with the passing of our former long-term Committee Chair, Carl Inglis on November 9, 2024. Carl will be missed by one and all. I will personally miss his support and friendship, our occasionally sharing of a Rickard’s Red on my boat, and especially the good-natured competition between the two of us – in his always out-selling me with the Raffle Ticket sales at our special events – including his physically chasing me out of “his” sales area of the Club, when I would try to sneak a few extra sales at his expense. Rest in Peace my friend! You are missed by us all.

Committee Membership

We currently have a small, but very dedicated team of regulars, that make the magic happen for you, the Members of the GYC, at every special event – but we would be more than happy to have new faces, with new ideas, join our ranks. If you would like to become a part of our small, but mighty, group of volunteers, get hold of me (or any Committee Member) and let us know. We would love to have the pleasure of your company and your participation in making (and “keeping”) our wonderful Club a great place to “Socialize.”

Respectfully Submitted
John Gilbert
Chair, GYC Social Committee



John Griffith <john.griffithmarine@gmail.com>

Mooring Report FY2024 for AGM

1 message

mooring@georgianyachtclub.com <mooring@georgianyachtclub.com>

Tue, Mar 4, 2025 at 6:44 PM

To: murrayarnold@hotmail.com, kurtismink@gmail.com, sarahfgyc@gmail.com, john.griffithmarine@gmail.com, joseph.hardin@gmail.com, lehtovaara@bell.net, mandmmainship@gmail.com, jwegilbert@gmail.com, joefryer47@gmail.com, mike@greybrucelaw.ca, treasurer@georgianyachtclub.com, treeguy_01@hotmail.com, Becky Middlebrook <j24ellamay@gmail.com>

Hello Commodore Mike and Secretary Chris,

Here is my report for the upcoming AGM

From November 2023 to October 2024 the Mooring Committee kept the basins full of boats. Here is FY2024 by the numbers:

- 280 nights of 2nd boats and non-member transients
- 44 boats measured for their drafts (thank you measurement teams)
- 20 feet of length and beam added by re-measuring boats (compared to 70 feet added in FY2023)
- 7 dock moves completed to optimize boats and docks
- 3 new transient boaters welcomed for short stays (one came from as far as the Lauderdale Yacht Club)
- 5 new Members awarded docks
- 2 returning Members awarded docks
- 0 vacancies

Respectfully submitted,

John Griffith