

Meeting Minutes ▾ Feb 5, 2024

Hunt Club Community Association - Members ▾ Meeting

Present

- | | |
|-------------------------------------|------------------------------------|
| 1. Audrey Bélanger, President | 12. Marilyn Koch |
| 2. Mary Nduati, Vice President | 13. Barb Shea |
| 3. Iain Leitch, Secretary | 14. Norman and Patricia McLeod |
| 4. Peter Brimacombe, Past President | 15. Tania Mushka |
| 5. Brian Wade, Treasurer | 16. Andrei Grushman |
| 6. Piero Narducci, Director | 17. Cathy Bourguignon |
| 7. Peter Foulger, Director | 18. Eleonore Benesch |
| 8. Carl Fannin, Director | 19. Christine Johnson |
| 9. Melissa MacIsaac, Director | 20. Dave Coyle (President, RPCA) |
| 10. France Picard | 21. Andrew Sutton (City of Ottawa) |
| 11. John Reid | 22. Councillor Riley Brockington |

7:00 PM

- a. Welcome, Agenda Approval and Minute Approval
 - i. Agenda Approval
 - Put fourth by Audrey, Seconded by Iain, Approved
 - ii. Minutes Approval
 - Put fourth by Audrey, Seconded by Iain, Approved
- b. President's Report (Audrey)
 - i. Changes on the Board
 - Patrick stepping down in his role as Secretary.
 - Iain has now assumed the role of Secretary
 - Melissa is now in charge of setting up Hybrid meetings
 - Andrei is now the interim chair of the Housing Committee
 - ii. Attendance of current and past Vice Presidents to Riley's Breakfast for Presidents (upcoming)
 - iii. Meeting decorum
 - Rules of respect

- Mute yourself whenever you're not speaking on the current topic.
- Contribute opinions, ideas, suggestions, and questions to further the conversation and dive deeper into problems and solutions. Always interact in good faith.
- Listen to and respect others when they're talking. Don't interrupt, disregard, or diminish others.
- Be patient and courteous.
- Do not incite heated or personal debates nor reference others' appearance, personal characteristics, or abilities when making an intervention.
- Should you have concerns or disagreements on any topic, you are invited to raise this in a timely manner (verbally or in writing), and to submit a request for review to the Board and allow reasonable time for the Board to get back to you. Repeated pressure is not appropriate, we are all volunteers and respect for each others' time and boundaries is fundamental.

The HCCA seeks to serve and represent the residents of Hunt Club. By joining the Hunt Club Community Association, you are joining a community and agree to share your personal experience, knowledge, and thoughts on issues brought forward, and to support the Association in its mission by always speaking courteously and compassionately, keeping an open mind towards divergent views, and affording each individual unconditional respect. Abusive language and actions will not be tolerated, and you accept to leave a meeting if asked by the President following such offenses.

- Meeting procedures

Time - The HCCA always has a packed agenda and overstepping in regards to time on one issue necessarily takes away the opportunity for meaningful discussion on another. To remedy this constraint, the Board is committed to testing different approaches to streamline the meetings, ensure everyone has a chance to speak, and guarantee we end on time having covered all topics on the agenda. Today, we are going to try a one-minute intervention rule, where each participant is afforded 60 seconds to share their thoughts on a topic or ask a question, with only one follow-up of 30 seconds per topic, exceptions such as someone else offering their time to extend an intervention are possible - we are testing the waters. There is no expectation for any topic to be discussed fully at length during a meeting, we need other avenues for this and are open to suggestions.

Votes - To ensure votes are made with all information necessary available, after initial discussions with the Board and before we have our bylaws fully updated, I am recommending that any item for a vote be submitted in writing to the Board at least with some advance, prior to a vote, to ensure there is the opportunity to ask questions and deliberate fully, so votes can be cast with full knowledge of cause.

Board members are reminded that there are three options when voting: 1) in agreement, 2) against a motion, and 3) to abstain. Given a recent misunderstanding and disagreement, it is recommended that motions be provided in parts with each part voted on (no omnibus motion), and that Board

members be careful to vote in favour when they are in full agreement with the motion only; if not in full and undeniable agreement, please vote against, if unsure, feel free to abstain and/or ask for the vote to be delayed until your questions can be answered.

Personal opinions - The HCCA has had an informal policy, since it is not explicitly addressed in the bylaws, for members of the Board to be allowed to express their opinions, even if not fully aligned with that of the HCCA, if they speak in their own name. This informal policy is maintained by the Board for the time being and will be adjusted, rewritten or codified in the bylaw review. This is reasonable to the Board given consensus in a diverse community may not always be achievable. Diverging views should be recorded with the appropriate vote, and if a different consensus position can be achieved, that should be prioritized. HCCA directors are to avoid misrepresenting the position of the organization on issues.

Democracy - and The HCCA strives to represent the interests of the whole Hunt Club community, current future residents, as per the Values, Direction and Vision of the organization. I am re-emphasizing the expectation of respect for different views and the responsibility of the Board and committee members to as such prioritize the public interest of all Hunt Club residents over personal preferences. A local democracy by design excludes many individuals who do not benefit from the same privilege of time to be present -many may be working, caring for others, or unable to attend for hundreds of valid reason, to voice their opinions and needs, as well as those who will join our neighbourhood and cannot speak in today on issues that will directly impact them. Given the diversity of needs and opinions in our neighbourhood, we will all have to live with decisions and positions that are not 100% what we would personally want because we understand that in a community, we have to compromise on certain things in exchange for benefits that the community provides us with.

- ii. Board priorities for 2024 (election survey)
 - Info Hub
 - Membership growth
 - Committees
 - Social and supportive activities
 - Governance review
 - Financial planning
- iii. Activities and volunteer matching

Volunteers - All members and directors are volunteers. It is recommended, for any committee or new project, that at least 3 to 5 individuals be involved to ensure that the load is shared amongst participants

and that activities do not become the sole responsibility of one individual. The association needs to survive even if a family chooses to move elsewhere, or a volunteer can no longer offer their time.

7:15 PM

● Save Hunt Club Forest Presentation

- Thanks Councillor Riley vis à vis the SHCF campaign, with them since the beginning
-
- Group started in June 2021 when the airport authority announced plans to cut the forest down due to an application by the adjacent car dealership to lease that land for a parking lot
- In August 2021 the application was withdrawn
- The land is owned by Transport Canada but leased to the Ottawa International Airport Authority
- A proposed land swap with the city failed
- In November 2023 the airport announced that it was going to cut the forest down due to safety concerns and a desire to lease the land to be developed
- The group would like a review of the mandate of the airport authority
- The now cut down forest was an informal community park
- **Request: Ask the HCCA to write on behalf of the Community Association to MPs May and Bakrak to ask for their help and follow up.**

Questions

Brian- What other avenue is there going forward?

Answer- The airport did not follow the mandate in the act that gave them powers over the land as they did not properly take care of the forest, i.e. not removing leaning trees or thinning.

John Reid- What would the group want to see the mandate changed to?

Answer- The group wants the mandate brought in line with the current governments priorities on parks, climate change and community space. The group is not anti airport, they are pro community and environment. The forest changed the soil from primarily sand based to relatively healthy.

Tania Mushka- Is the part that has been clear cut the only part that going to be cut or will more?

Answer- The part controlled by DND is in no danger that we know of of being cut. But the other portions of airport land such as those around Uplands and Leitrim Roads could be developed.

Melissa- Could the forest still turn into a parking lot, now that is has been cut?

Answer- Maybe, but currently there is no tenant in place to develop on the land.

7:30 PM

- **Councillor's Report (Councillor Riley Brockington)**

[Councillor Report](#)

Tudor Hall - next up is the site plan process

Walkley - Email Riley for a copy of the presentation

Paint it up! -

Events - Trivia Night, Community Breakfast, Earth Day

Andrei - Wonders if parking by-laws will be eliminated at the next bylaw review, should be clear from the start if they are obsolete, they shouldn't be there. Is it going to be driven by market demand or just reduced? It's the definition of red tape if developers have to jump through hoops for provisions that are meaningless.

Riley - Process is about where and how to see the development happen inside the city.

Also thanks Riley for his efforts on the experimental farm, is concerned about throwing baby out with the bath water.

Riley - Council is systematically approving projects. Continue to have responsibility to weigh the merits of a file.

Tania - Thanks Andrew and Riley and treasures the experimental farm. Along Riverside Drive, do you know anything about that piece of land that sitting with signs just south of Leopold's - advertising townhomes and single homes N&N homes...

Riley - tower, then 13 townhomes... came to agreement of 4-5 large lot executive homes. Financing challenges, likely.

Audrey - Pain it up program, could that also be to paint utility boxes?

Riley -large green boxes are not permissible, the tall brown ones, yes. Probably belong to Bell Canada? Try to hit as many birds with the same stones, apply for the grant anyway and concurrently reach out to Bell and Hydro.

Susan - Christine looked into a few years ago that SEOCHC feels it's their job to do programs with youth.

Brian - SEOCHC is focused on keeping their current programs running. Much better chance this time around. Let's talk to James.

Melissa - Partnership.

8:15 PM

- **Committee Items**

We will go through updates and hold on voting for later.

- a. **Finance & Fundraising**

- i. Upcoming insurance renewal
- ii. Volunteers for financial planning and fundraising

- iii. Councillor says that there is a possibility of the city paying for all community associations insurance going forward, but is waiting to see if it is approved by committee and then city council

b. Community Safety and Transportation

- i. Referral from the Affordable Housing and City Planning Committee
MTP - track concerns and

c. Affordable Housing and City Planning

- i. Tudor Hall

The MOU did not get traction. Didn't ask for status quo, just more parking knowing it would be below 1.2 of bylaw. Lessons were learned through an exercise with Audrey, Melissa and Sabine and other members of the committee. Some helpful things for HCCA board members who are stretched thin - communicate more clearly, effectively, concisely internally and communicate more coherently externally. If had had a fuller discussion, the committee might have remembered to include the transportation part into the Tudor Hall presentation.

Kicking around ideas regarding putting aside bigger chunks of time for more complex things, use powerpoint for presentations to absorb the issues, provide options and pros and cons, voting and asking for more information.

Very important zoning bylaw review kicking off in March (culminates in 2025). Tudor Hall was challenging, a lot of engagement with diverse views, Patrick provided perspective of different demographic

- ii. St Mary's walk (tree conservation) - request for collaboration with the Environment Committee

When will it hit planning committee, the Spring, will be pushed up?

Proposes to reach out to city planner to get more details.

The development is a cluster of 4 high-rise towers, townhouses and single detached homes.

Submitted in the spring, the committee generally supported it, but has issues around affordable housing, commercial retail and pathway through riverwood park.

Lessons learned now that Iain is secretary and would like to sit down with Iain regarding improving the process - e.g. a one pager or two pager for Board members

Proposal for a multi-use pathway through Riverwood Park to Kimberwick stormwater pond - that pathway as proposed would harm a healthy butternut tree - Options on how that path is routed and how sensitive it is to the diversity of the woodland - Site visit this Saturday morning (February 10th) between 10am-12pm - Warm up for full scale nature walk in April or May Meeting point this Saturday - Kimberwick Crescent at the South End corner of Chancellor Court (Canada Post mailboxes) where there's a trail head.

d. Environment

- i. Seed saving

Location: Unknown at time of meeting

Ability to post it on the website and in the newsletter.

ii. Get growing Hunt Club

Started in the pandemic with \$200 from HCCA and \$200 from the councilor.

Now on year 5 of the program with constant funding from HCCA and councilor lots of donations in terms of free seeds, and \$100 from members of the community.

The program gives away 1 vegetable seedling and one package of vegetable seeds to people who register before hand.

Tell them when and where to pick up the seedlings

Last year the program partnered with OSEAN (provided seedlings and information)

Demonstrations on bees and pollination

Free trees?

Value - The program has provided over it's lifetime roughly \$70,000 in fresh produce on a rough cost of about \$2k to the association.

Request to ability to get going for this year - timeliness regarding approvals

\$200 placeholder (in the past always got seed packets for free)

HCCA contribution last year was \$350

\$300 unsure - \$200 for seed packets and small patio has an extra \$100

\$250 in donations in the HCCA account currently.

Date – Saturday of the May long weekend usually – coordinate with the community centre

ii. OSEAN Open House on February 10th

Join Ottawa South Eco Action Network (OSEAN) on Saturday February 10th for an Open House at Moose McGuire's from 2-4 pm (3320 McCarthy Rd).

Learn about our 2024 projects like our pollinator program, invasive species education and cloth diapering trial.

Share your vision for a greener community and Ottawa.

Purchase a beverage and stay for a while, or pop in to chat before you complete your Saturday errands.

RSVP (optional) at

<https://www.osean.org/events/osean-open-house-2024>

8:50 PM

● **Adjournment of Meeting**

a. Next meeting: **Mar 4, 2024** at 7:00 PM.