

McKinley Landing Residents Association (MLRA)
2019 AGM highlights and minutes, Thursday June 2

Attendees: Bob Campbell, Kate Ramsden, Bruce Wynne, Ross Jones

Introduction of Directors, Officers, and Guests. The board extends their thanks and appreciation to retiring president Kate Ramsden for her diligent efforts and insight over the last two years. Andrew Gaucher of McKinley Beach development, Andrew Bruce from the Melcor development, and Rick Euper from the Kelowna Fire Department were introduced

The MLRA efforts and successes are driven by the participation of member volunteers. The board encourages any individual who would like to participate to contact any of the members via the MLRA website, www.mckinleylanding.com. Please share the MLRA information with your neighbours, encouraging them to join and support the organization

2018 minutes were approved by Pat Clark, seconded by Brad Dahl

The Treasurers report was presented by Ross Jones. A copy is on the MLRA website, www.mckinleylanding.com. The report was approved by Bob Gibson, seconded by Steve Hornstein

Presidents Report, Kate Ramsden

1. Sewers. Although there was a recent article from Castanet, there has not been any contributions from the City of Kelowna Mayor's office. .
2. OCP. 5 urban centers have been identified by the City of Kelowna Official Community Plan that are expected to accommodate approximately 40% of future growth. The 5 centres are: Downtown, South Pandosy, Midtown, Capri/Landmark, and Rutland. Multi-family dwellings would be the emphasis here. McKinley Landing would not come under consideration for such, due to the fact there is no sewer
3. Water. No major issues have been identified with the water quality since the last quarter. It was reported that the new board at GEID is far more open to dialogue from citizens and homeowners.
4. Evacuation Routes. The three evac routes are: (1)Shayler road through the McKinley Beach development and out to Glenmore road north, (2)McKinley road to Glenmore, and (3)from the top of Arthur road, through the Melcor development, exiting on to Clifton road north. This last route is gravel, and has been smoothly graded. It is gated at both ends, however the Fire Department is fully aware and has the keys to immediately open the two gates in the event of an emergency. Rick Euper from the COK Fire Dept assured the citizens in attendance at the AGM not to be overly stressed or concerned, that in the event of a fire, officials would be on site to direct traffic out of McKinley. Furthermore, if the only exit was by boat out on to the lake, this would take place in an orderly manner.
5. Park Extension off the end of Bennett road. It was stated there likely would be no immediate development here, due to the delays on many other City developments, such as the Glenmore recreation facilities, etc. Re-construction of the dock off the end of Dewdney road would also fall under this category.

Rick Euper, City of Kelowna Fire Department. Rick went through the details of the Firesmart program, and McKinley Landing ideally becoming a recognized Firesmart community. Denise Kenney graciously volunteered to take on the task of heading up a group of McKinley citizens to 'champion' our community, such as has occurred with Clifton/Highlands and Gallaghers. Ten citizens signed up at the Treasurers desk for a free Firesmart property assessment. If any further residents wish to take advantage of this free opportunity, by all means reach out to the MLRA Board. Of interest by Rick was

mention of potential future home insurance discounts for those properties that have had a successful Firesmart assessment. Furthermore, for any properties over 1 hectare in size, there is the possibility of applying to the City for a grant to help clean up yard waste. This has occurred in the Clifton/Highlands area, where they obtained the (free) use of a chipper and took care of other properties at the same time.

Andrew Gaucher, McKinley Beach. 194 homesites have been sold to date, occurring in the lower Lakehouse and Granite developments. The north entrance off of Glenmore road (north of Mckinley road by 4 kms, by the 2nd pond) is now the primary entrance for tradeworkers. The extra entry exit lanes are now complete. It was stated that there are still many workers using McKinley road rather than going further north. Construction of entry/exit/acceleration lanes for McKinley and Glenmore are to take place over the next two weeks, with tenders going out. (Likely the same company that is currently finishing up construction at Glenmore & Begbie rd). Andrew stated that he expects very little road closures and delays, versus what occurred at Glenmore and Begbie. McKinley road upgrades are delayed due to the general slowdown in real estate sales. Re-paving of McKinley road to Shayler road will occur once there is a 30% buildout at McK. Beach. Finally, 110 boat slips are available for rent to the public, at \$150 per lineal foot per year. There is no boat launch at McK Beach, nor is there one planned.

Andrew Bruce, Melcor. As phase 1 at the north Clifton road entrance is finished up and marketed, Melcor will take up to a two-year break for strategic planning and assessment for phase 2. Phase 1 sites were originally scheduled for release August 1st, but that has now been pushed back to late August. Any park development near the water is contingent on phase 1 sales and buildout of phase 2 (potentially three years away). Melcor could assist in Firesmart/yard waste cleanup, especially properties backing on to their development. As for sewer, this again is contingent on sales and buildout. The sewer line currently runs out Clifton road from Sheerwater. Eventually it would run through the Melcor development, with McKinley residents having the opportunity to pay a connection fee to hook up to such.

Final comments. Kim Small has graciously volunteered to head up the McKinley facebook page, taking over from ex-president Brad Dahl. The board sincerely thanks Kim for this!

Meeting was adjourned at 8:30