

## *eNews Community Awareness Post*

### **HVPOA Membership Call To Action!**

And Here's Why.....for months, even a few years, your Board has been working tirelessly to 'make Horseshoe an even better place to live', with an increased mandate to advocate on your behalf with respect to County Road 22, water and waste water issues and planning and development concerns. We have met many times with your Mayor, your Councillor and Township staff and have presented well thought-out, well-researched materials even at deputations with little or no success. On January 22<sup>nd</sup> we held a focus group, representing all neighbourhoods and when the attendees were made fully aware of the issues, they gave us clear direction to escalate the efforts. So, here goes.....

### **What are the Issues and How do they affect your home/neighbourhood?**

#### **All Neighbourhoods in Horseshoe Valley: We're Doubling in Size – Where's the planning?**

- Oro-Medonte's Official Plan for the township and our area is over 20 years old.
  - The township is rushing through an 8 month, superficial update to the plan that covers 2018 -2031. A comprehensive Official Plan normally takes years to do.
  - Residents will only be able to attend 2 township-wide PICs (Public Information Centres) for community input, and none specific to our Horseshoe Valley.
  - We believe our input to the plan should be heard and utilized with multiple input opportunities, over an appropriate and normal timeframe of 2 plus years, and provide a comprehensive growth plan that helps protect our natural assets.
  - HVPOA is proactively and cooperatively working with our key stakeholders to promote community-engaged planning to guide responsible development.
- There exists a considerable risk that the existing, Privately owned waste water treatment plant will be incrementally expanded to favour selected developments.
  - Effectively putting control of development in our area, both in the Valley and Highlands, in the hands of a Private entity and not in the hands of the township.
  - Sets up a potential conflict of interest, a profit motive vs. the public interest.

#### ***Cathedral Pines, Valley and Cross-Country Ski Areas***

- Your Private services provider of water has increased your rate from \$150 to \$200 and now to \$210 per quarter with the following justification... "Due to the increased cost".
- In 2014 the MOECC discovered a water system violation at your Private system provider.
  - The water was deemed safe to consume however it took a Provincial Officers Order and 2 years to finally rectify.
- The Township is adhering to a decades-old, outdated, largely unenforceable water contract.

### **Front 9 Holes of the Highland Golf Course Area (Landscapes Area), Carriage Hills and Ridge**

- Township water and Private waste water treatment provider all billed by the township.
  - Sewage bills have increased over 80% in the last 3 years.
  - Financial discrepancies have gone unanswered by the township.
  - We believe there are significant overcharges and we are getting no support from the township.
  - Everyone pays the same wastewater charges no matter the usage.
- Development Control
  - In our opinion, a very weak “Holding” by-law for these golf course lands that is very general in nature was passed by the township.
    - We believe that the township should put very strict limits on any new development until such time as a publicly owned and operated sewage treatment facility is in place that is designed to accommodate the 2031-41 Official Plan growth for our permanent settlement area.
    - Any new development should already be pre-approved (draft approved) and on an exception basis.

### **Back 9 Holes of the Highland Golf Course Area**

- Is the former Highlands Back 9 safe from future residential development?
  - According to the Mayor, the entire back 9 could be rezoned as residential in the future.
  - Also, consider that the owner of these lands is also in control of the expansion of the sewage treatment plant to accommodate future residential development in this area. Companies refer to this as “monetizing their asset”.
  - Holes 16 and 17 of the former Highlands Golf Course were erroneously mapped as ‘residential’ by township staff resulting in those holes being included in the initial sale of the Front 9.

### **High Vista Area and Copeland House**

- Private water and Private waste water treatment provider, all billed by the township.
  - Sewage bills have increased over 80% in the last 3 years.
  - Financial discrepancies have gone unanswered by the township.
  - We believe we are being significantly overcharged for wastewater and we are getting no support from the township.
  - Water meters have been installed but are not utilized or read, resulting in everyone paying the same for water and wastewater no matter the usage.

### **Trillium Trail Area**

- Private wells, development land concerns and road safety.
  - Concerns exist about the quality and quantity of water from the aquifer for our private wells.
  - Concerns exist about the uncertainty of the Township’s plans for the property that abuts onto Common Lands owned by the Trillium Trail residents. The

Township owns this property and the recent clear cutting and proposed construction of water towers and a pump station has taken place without any communication to the residents.

- The ongoing issues of safety on County Road 22 (Horseshoe Valley Side Road) and especially at the entrance to Trillium Trail.

## What Can You Do?

Did we mention it's an Election Year! Get engaged, communicate to your elected officials your displeasure with the lack of control, the lack of transparency, the lack of much-needed publicly-owned and maintained infrastructure and the lack of action!

We need your voices to be heard at two upcoming township Public Information Centers (PICs) that will be occurring over the next couple of months (Township to announce details):

- Township PIC in March? (TBD) – Official Plan Review – “Visioning” stage;
- Township PIC in March?(TBD) – Horseshoe Master Servicing Study–sewage, water.

Participate and get educated at a **Town Hall meeting** to be hosted by the HVPOA from 6:00 – 8:00 pm **on the evening of April 19<sup>th</sup>** at the Heights of Horseshoe. We hope to present a unified ‘Vision’ of what our community should look like in the future as a result of your input.

Over the next week we will introduce in an eNews, a new Members Only area within the [www.HVPOA-voice.org](http://www.HVPOA-voice.org) website and we will be loading it with materials that relate to all the concerns. Please take the time to read the materials and keep checking back as we will be loading additional materials from time to time. You will also find questions you can ask specific to your neighbourhood or to the community as a whole.

Attend the **Party slated for May 5<sup>th</sup>** at The Heights. Affecting change doesn't only take time and energy, it takes money, that's right, money! The planning and infrastructure advice we have received to date along with the pro bono legal advice has been invaluable. But your \$25 annual membership won't pay the freight much longer. Come on out, join us for an evening of fun with a live band and help us raise some much-needed funds for the advocacy projects.

## Why Should You Get Involved?

Protect your property, your investment, your neighbourhood, your community and the reason you moved to this area.....the natural resources and the lifestyle afforded by them that we all enjoy in our beautiful four-season recreational community. We can no longer take it for granted!

We've done about all we can do as a Board and now we need your help! it's up to each of us to rally together ..... that's 500 homes and a lot of votes! We need everyone, all ages, all demographics, all neighbourhoods to band together as a community to ensure that our voices

are heard! Right now, the HVPOA Board's recommendations are not being implemented! It's time to change that and with your help and through your actions, we can affect some positive change that we can all be proud of!