Oak Bay Residents Association

Meeting March 10, 2021

Meeting Summary Notes

Previous meeting outstanding items.

Eden Oak Construction update.

Eden Oak had indicated they would provide an update on construction status of amenities and housing phases by early spring. Also update was to be provided for main entrance landscaping features and tree planting on streets.

Dennis Nam has indicated that construction dates/activities document will be sent to the committee by the end of March. Romas will also provide input on additional activities in the Marina construction zone area.

District of Muskoka update on Summerside phase.

Correspondence was sent to the District asking for an update on this phase. It is anticipated there will be an update sometime in April/May.

New items.

Welcome Anne Pride (Villas) and Julia Manning (Townhouses) representatives to the committee.

Block 14 (Waterside Phase) GB Township Council approved an extension to the condominium application, to be forwarded to the District of Muskoka. Also an application is pending on reducing the density of housing units in this phase from 50 down to 29 units. It is anticipated this will be dealt with in April/May.

Transportation Trail (cycling path) from Baxter Centre to Port Severn.

GB Council endorsed this and is sending a resolution to the District asking them to move forward with this. This is on a District Road so it would be a District project and subject to their endorsement and funding.

Links Trail and Masters Crescent assumption.

GB Township has approved assumption for their portion of the services to these two streets. Notice is being sent to District of Muskoka for their services to be assumed as well. By-Laws are pending by the Municipalities authorizing this. Notices will be sent to home owners once everything is finalized. All municipal/district services will take place once the By-Laws are passed. All normal services will be included such as Snow clearing/garbage/recycling/street lights/fire hydrants/water/sewers/planning/recreation/parks/libraries etc.

With the assumption of Links Trail and Masters Crescent home owners that purchased new homes through the Builder could apply for a Grading Deposit refund as stipulated in their APS (Agreement of Sale and Purchase). In most cases this is in the Adjustments section 18(f). Check your APS to see if this applies to your purchase. Home owners can apply to the Vendor once all By-Laws are passed by the municipalities.

Oak Bay Golf noise By-Law exemption application.

Oak Bay Golf has applied to the municipality for a noise exemption to allow turf cutting to start earlier in the day. A public meeting is scheduled for March 24, 2021 9:00am. Residents can forward comments to GB Council and view the meeting via the municipalities zoom platform. Their website is GBtownship.ca

Next meeting May 19, 2021