

Dear Committee Members

I would like to bring to your attention the matter of summer dockage facilities for seasonal water access cottagers. Over the past 10 to 15 plus years, Peacock Bay Marina has been providing dockage facilities for water access cottagers with properties on Big Island and parts of Vernon Shores. In fact, the Town of Huntsville had ensured access for these properties via site plan provisions on the Peacock Bay property. In addition, any subdivision of property on Big Island or any water access property has been subject to proof to the town, in the form a letter, from the Marina, that dockage would be provided for access. The new "time share" development on the Peacock Bay property had again carried this provision via it's site plan.

Recently, the Marina operator has indicated that this will no longer be the case and that no dockage will be provided, thus cutting off access to the properties. Obviously this is of great concern to the approximately 40 cottagers affected. When Mr. Chris Medaje of the Town was contacted, he stated that all along it has been "buyer beware" and that the Town has no responsibility. I would suggest that based upon the actions the Town has taken in regards to ensuring that dockage was provided, particularly as a condition of the subdivision of properties, and based upon the taxes that the cottagers pay, that the Town does in fact have some responsibility.

In regards to the Master Plan, it is my request that the Town utilize one of the properties which it currently owns on Lake Vernon as dockage and overnight vehicle parking for water access ratepayers. I do not believe we require a full scale Marina, simply an area to park and dock. I would like to remind you, that the 40 plus cottagers, our families, and friends, shop, dine, golf, and have assisted in supporting the many businesses in Huntsville for years.

Thank you for your consideration.

Andrew Tkachenko