



\$1,950,000 + HST

Welcome to

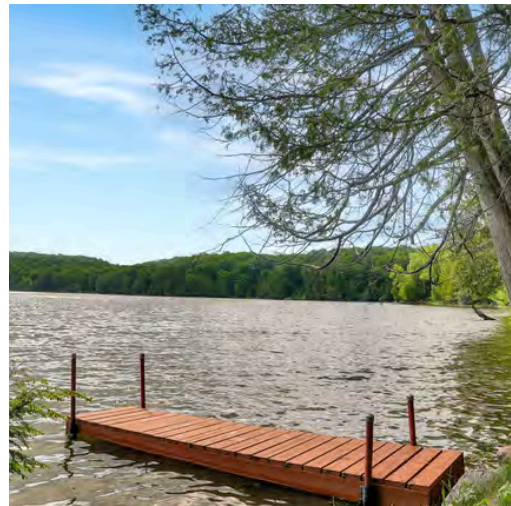
1930 Trappers Trail Rd

on Negaunee Lake, Haliburton



Troy Austen

Sales Representative



CONTACT DETAILS:

-  705-457-9994
-  info@troyausten.ca
-  705-455-7653
-  troyausten.ca



A rare opportunity to own approximately 900 acres of mature hardwood forest with over 4,100 feet of water frontage on quiet, motor-free Lake Negaunee. Located just 15 minutes from Haliburton Village, this property offers an exceptional combination of privacy, natural beauty, and year-round recreation.

The shoreline spans the eastern and southern edges of the lake, featuring a gentle entry that's well-suited for swimming and family enjoyment. Directly across the road, Miskwabi Lake provides additional recreational opportunities, including boating and fishing, with a nearby public boat launch for easy access.

The 3-bedroom, 2-bathroom home or cottage offers a functional layout with a bright, open-concept kitchen complete with an island, main floor laundry, and a sunken living room with walkouts to the deck. The walkout basement adds valuable living space with a large rec room, games area, and ample storage. A woodstove provides added comfort during cooler months, and the attached double car garage supports year-round use.

A network of private trails winds throughout the property, ideal for hiking, ATVing, and snowmobiling, with direct access to established trail systems. With frontage on Trappers Trail and potential for future development, this property presents a unique opportunity for those looking to invest in a large landholding or enjoy a private setting surrounded by nature.

Property Client Full

1930 Trappers Trail, Dysart, Ontario K0M 1S0

Listing

[1930 Trappers Tr Dysart](#)

Active / Residential Freehold / Detached

MLS® #: X13002922

List Price: \$1,950,000

New Listing



Haliburton/Dysart et al/Dudley

Tax Amt/Yr: **\$5,757.87/2025** Transaction: **Sale**
 SPIS: **No** DOM: **0**
 Legal Desc: **PT LT 16-20 CON 2 DUDLEY AS IN H159204 EXCEPT PT 1, 2 19R2477; DYSART ET AL (SEE SCHEDULE)**

Style: **2 Storey** Rooms Rooms+: **8+5**
 Fractional Ownership: **3(3+0)**
 Assignment: **Baths (F+H): 2(2+0)**
 Link: **No** SF Range: **1500-2000**
 Storeys: **2.0** SF Source: **LBO Provided**
 Lot Irreg: **Lot Acres: 100+**
 Lot Front: **4,100.00** Fronting On: **S**
 Lot Depth: **0.00**
 Lot Size Code: **Feet**

Zoning: **RU-EP**
 Dir/Cross St: **HWY 118E left onto Trappers Trail stay right on Trappers Trail and follow to signs**

PIN #: **392660105**
 Holdover: **60**
 Possession: **Flexible**

ARN #: **462402000029700** Contact After Exp: **No**
 Possession Date:

Kitch Kitch + **1 (1+0)**
 Fam Rm: **No**
 Basement: **Yes/Finished W/O, Full**
 Fireplace/Stv: **Yes**
 Fireplace Feat: **Propane, Wood Stove**
 Interior Feat: **Water Heater Owned, Water Treatment**

Exterior: **Vinyl Siding**
 Garage: **Yes**
 Gar/Gar Spcs: **Attached Garage/2.0**
 Drive Pk Spcs: **5.00**
 Tot Pk Spcs: **7.00**
 Pool: **None**
 Room Size:
 Rural Services:
 Security Feat:

Water: **Well**
 Water Supply Type: **Drilled Well**
 Water Meter:
 Waterfront Feat: **Beachfront**
 Waterfront Struc: **Not Applicable**
 Well Capacity:
 Well Depth:
 Sewers: **Septic**
 Special Desig: **Unknown**
 Farm Features:
 Winterized: **Fully**

Parking Feat: **Private**
 Heat: **Forced Air**
 Heat Source: **Oil**
 A/C: **/None**
 Central Vac: **No**
 Laundry Lev: **Main**
 Property Feat: **Beach, Lake Access, Lake/Pond**

Exterior Feat: **Deck, Landscaped, Recreational Area, Year Round Living**
 Roof: **Asphalt Shingle**
 Foundation: **Concrete Block**
 Topography: **Flat, Wooded/Treed**

Soil Type:
 Alternate Power: **None**
 Water Name: **Negaunee Lake**
 Waterfront Y/N: **Yes**
 Water Struct: **Not Applicable**
 Water Features: **Beachfront**
 Under Contract:
 Access To Property: **Yr Rnd Municipal Rd**
 Shoreline: **Clean, Rocky, Shallow**
 Shoreline Road Allowance: **Not Owned**
 Docking Type: **Private**
 View: **Lake, Trees/Woods**

Waterfront: **Direct** Island YN: **No**
 Easements/Restr: **Unknown**
 Dev Charges Paid: **HST App To SP: In Addition To**
 Shoreline Exposure:
 Water View: **PartiallyObstructive** Channel Name:
 Lot Shape: **Irregular** Lot Size Source:

Remarks/Directions

Client Rmks: **A rare opportunity to own approximately 900 acres of mature hardwood forest with over 4,100 feet of water frontage on quiet, motor-free Lake Negaunee. Located just 15 minutes from Haliburton Village, this property offers an exceptional combination of privacy, natural beauty, and year-round recreation. The shoreline spans the eastern and southern edges of the lake, featuring a gentle entry that's well-suited for swimming and family enjoyment. Directly across the road, Miskwabi Lake provides additional recreational opportunities, including boating and fishing, with a nearby public boat launch for easy access. The 3-bedroom, 2-bathroom home or cottage offers a functional layout with a bright, open-concept kitchen complete with an island, main floor laundry, and a sunken living room with walkouts to the deck. The walkout basement adds valuable living space with a large rec room, games area, and ample storage. A woodstove provides added comfort during cooler months, and the attached double car garage supports year-round use. A network of private trails winds throughout the property, ideal for hiking, ATVing, and**

snowmobiling, with direct access to established trail systems. With frontage on Trappers Trail and potential for future development, this property presents a unique opportunity for those looking to invest in a large landholding or enjoy a private setting surrounded by nature.

Inclusions: See attached chattels list

Listing Contracted With: RE/MAX Professionals North 705-457-1011

Prepared By: TROY AUSTEN, REALTOR Salesperson

Date Prepared: 04/15/2026

Rooms

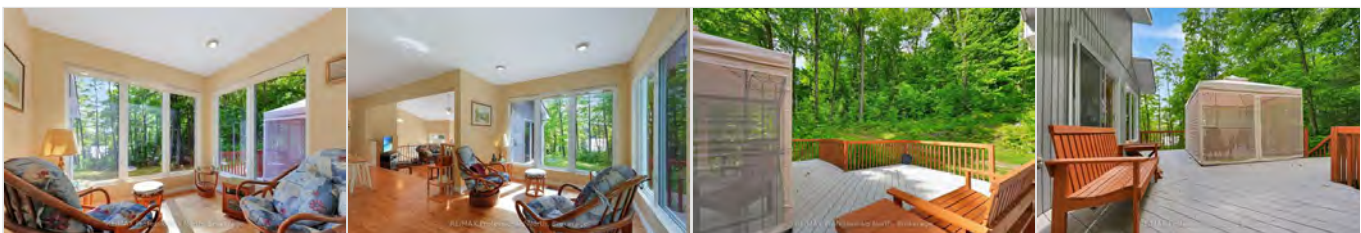
MLS®#: X13002922

Room	Level	Dimensions (Metric)	Dimensions (Imperial)	Bathroom Pieces	Features
Living Room	Main	4.73 M X 5.89 M	15.51 Ft x 19.32 Ft		Sunken Room
Dining Room	Main	5.86 M X 2.9 M	19.22 Ft x 9.51 Ft		
Kitchen	Main	4.58 M X 5.72 M	15.02 Ft x 18.76 Ft		
Laundry	Main	3.51 M X 2.43 M	11.51 Ft x 7.97 Ft		
Bedroom	Main	3.51 M X 3.12 M	11.51 Ft x 10.23 Ft		
Bedroom	Main	3.51 M X 4.08 M	11.51 Ft x 13.38 Ft		
Primary Bedroom	Main	4.79 M X 4.58 M	15.71 Ft x 15.02 Ft		
Recreation	Basement	4.55 M X 5.82 M	14.92 Ft x 19.09 Ft		
Den	Basement	5.29 M X 5.38 M	17.35 Ft x 17.65 Ft		
Mudroom	Basement	2.2 M X 3.56 M	7.21 Ft x 11.67 Ft		
Workshop	Basement	3.14 M X 5.78 M	10.30 Ft x 18.96 Ft		
Bathroom	Main			4	
Bathroom	Basement			3	

Photos

MLS®#: X13002922

[1930 Trappers Trail, Dysart, Ontario K0M 1S0](#)





Chattels

Included

- Window Coverings
- Washer, Dryer, Freezer in Laundry Room
- Kitchen fridge, stove, microwave, 7 stools
- Dining/Sunroom: 2 glass wall units, 2 swivel rockers, 2 glass wicker tables, 1 wicker foot stool, lamp
- Middle Bedroom: bed with mattress/box spring, new bedding, night table, lamp, Highboy dresser
- Back Bedroom: dresser, side table, bed with frame, mattress, new bedding
- Woodroom/Workshop: fridge, metal filing cabinet, desk
- Beside Staircase: desk
- Family Room: chesterfield, love seat, 2 end tables, 2 lamps, coffee table, round table, 4 chairs, 2 pc wall unit
- Pool Table Room: pool table, wall unit, bed chesterfield
- Furnace Room: Wall units, one with glass doors, 2 open shelves
- Outside: Wooden furniture & cushions, propane BBQ
- Garage: Wooden bench, wooden box, 3 metal cabinets, one open metal shelf, workbench, generator, garden tools etc., garden hose & caddy, other garden hoses, ladder, 3 wheel wheelbarrow, some shingles and ceiling tiles.

Excluded

- Items not listed under Exclusions



Seller



Buyer



Additional Information

- Hydro Account # 2000 3450 4584
- Hydro Cost per Year 2023 \$1,196.30
- Propane Supplier UltraMar #88401348
- Propane Cost per Year 2023 Propane \$366.84 Tank Rental \$90.34
- Oil Supplier UltraMar #7855080
- Oil Supplier Cost per Year 2023 \$4,871.67
- Wood Supply from property in 2014, approx 9 Bush Cord
- Satellite and Internet provided by Bell
- Septic Installed 1999, Last pumped by French June 27 2023
- Septic Maintenance Inspection Municipality of Dysart July 25 2023
- Replaced baffle Oct 16 2023 by Haliburton Landscaping Oct 16 2023
- Well Installed by Titus Well Drilling Sept 1999
- Water Treatment System - Water softener and reverse osmosis
- Age of home 24 years, fully winterized
- Insurance Company - Economical Insurance
- Municipal Year Round Road and School Bus Route
- Driveway Plowing done by friends cost of gas only
- Furnace/Water Heater/Fireplace annual maintenance cleaning and service by Walker Heating, last service February 2024
- Paudash Trailblazers Snowmobile Trails Memorandum of Understanding for permission was to end of 2023
- Lake Association dues \$30.00

Home Improvements

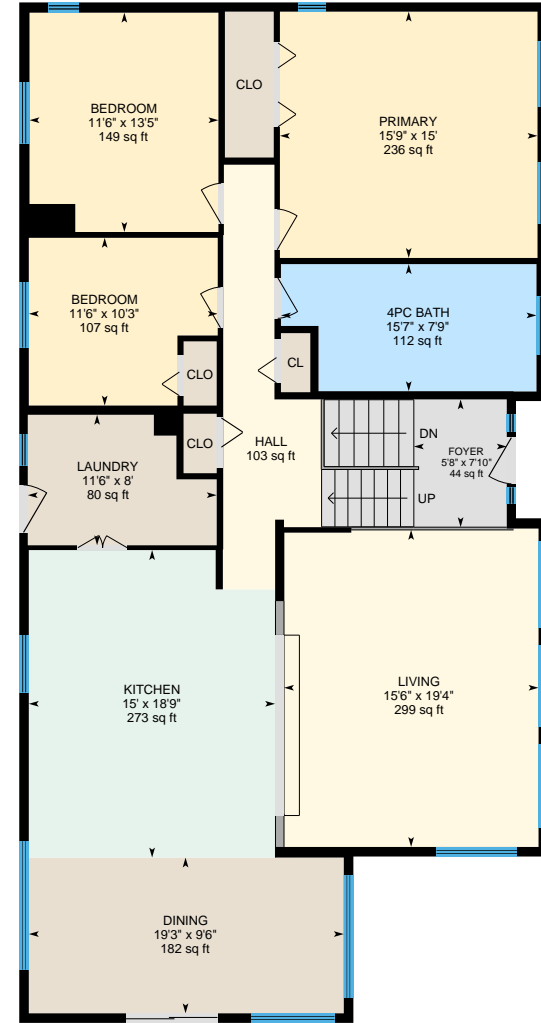
- June 2013 Furnace new burner motor by McCormack Heating
- June 2014 New oil fired Hot Water Tank by McCormack Heating
- June 2015 New Excalibur superior softener Pump Shop
- October 2015 New Shingles by Complete Roofing
- December 2018 New indoor oil tank by Walker Heating & Cooling
- September 2019 New eaves trough & gutter guards by Petrini Construction

1930 Trapper's Trail Rd, Tory Hill, ON

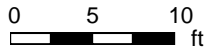
Main Building: Total Interior Area Above Grade 2960.39 sq ft



Basement
Interior Area 1200.88 sq ft

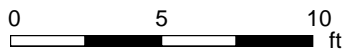


Main Floor
Interior Area 1759.51 sq ft



1930 Trapper's Trail Rd, Tory Hill, ON

Basement Interior Area 1200.88 sq ft

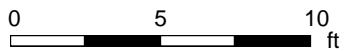


PREPARED: 2025/02/19



1930 Trapper's Trail Rd, Tory Hill, ON

Main Floor Interior Area 1759.51 sq ft



PREPARED: 2025/02/19



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

1930 Trapper's Trail Rd, Tory Hill, ON

Property Details

Room Measurements

Only major rooms are listed. Some listed rooms may be excluded from total interior floor area (e.g. garage). Room dimensions are largest length and width; parts of room may be smaller. Room area is not always equal to product of length and width.

Main Building

BASEMENT

3pc Bath: 7'11" x 7'10" | 59 sq ft
Den: 17'4" x 17'8" | 272 sq ft
Mudroom: 7'2" x 11'9" | 78 sq ft
Rec Room: 14'11" x 19'1" | 282 sq ft
Rec Room: 10'4" x 19' | 185 sq ft

MAIN FLOOR

4pc Bath: 15'7" x 7'9" | 112 sq ft
Bedroom: 11'6" x 10'3" | 107 sq ft
Bedroom: 11'6" x 13'5" | 149 sq ft
Dining: 19'3" x 9'6" | 182 sq ft
Foyer: 5'8" x 7'10" | 44 sq ft
Hall: 103 sq ft
Kitchen: 15' x 18'9" | 273 sq ft
Laundry: 11'6" x 8' | 80 sq ft
Living: 15'6" x 19'4" | 299 sq ft
Primary: 15'9" x 15' | 236 sq ft

Floor Area Information

Floor areas include footprint area of interior walls. All displayed floor areas are rounded to two decimal places. Total area is computed before rounding and may not equal to sum of displayed floor areas.

Main Building

BASEMENT

Interior Area: 1200.88 sq ft

MAIN FLOOR

Interior Area: 1759.51 sq ft

Total Above Grade Floor Area, Main Building

Interior Area: 2960.39 sq ft

1930 Trapper's Trail Rd, Tory Hill, ON

iGUIDE Method of Measurement

Definitions

Interior Area is a per floor calculation, made by measuring to the inside surface of the exterior walls. The footprint of all interior walls and staircases is typically included.

Excluded Area is a sum of the area of all rooms (measured to the inside surface of room walls) that are excluded from the Interior Area for a floor and the footprint of corresponding walls. Prescribed area exclusions can vary from region to region. Examples of exclusions are spaces open to below, garages, cold cellars, crawl and reduced height spaces.

Exterior Wall Footprint is the sum of the estimated area of the perimeter wall segments bounding both Interior and Excluded Areas.

Exterior Area is a per floor calculation, made by measuring to the outside surface of the exterior walls and is represented by the sum of the Interior Area and the Exterior Wall Footprint.

Grade is the ground level at the perimeter of the exterior finished surface of a house. A floor is considered to be above grade if its floor level is everywhere above grade.

Total Interior Area is the sum of all Interior Areas.

Total Excluded Area is the sum of all Excluded Areas.

Total Exterior Area is the sum of all Exterior Areas.

Finished Area is a per floor calculation made by adding all enclosed areas in a house that are suitable for year-round use based upon their location, embodying walls, floors, and ceilings and which are similar to the rest of the house. Footprint of walls is attributed to finished area only when the walls are bounding finished areas.

Unfinished Area is a per floor calculation made by adding all enclosed areas that do not meet the criteria for Finished Area. Exceptions are outdoor and non-walkable areas, for example porches or areas open to below. Footprint of walls is attributed to unfinished area only when the walls are exclusively bounding unfinished areas.

Notes

For exterior walls that are adjacent to the outside of the property, where typically only the interior side has measurement data, an estimation of the exterior wall thickness (as directly measured at the property) is used to calculate its footprint. Considerations are not made for varying wall thickness along the perimeter.

Disclaimer

All dimensions and floor areas must be considered approximate and are subject to independent verification.

PDF Floor Plans

A. RECA RMS 2024: Color is used to indicate all included areas. Excluded and not reported areas are shown in white. Walls are always shown in black.

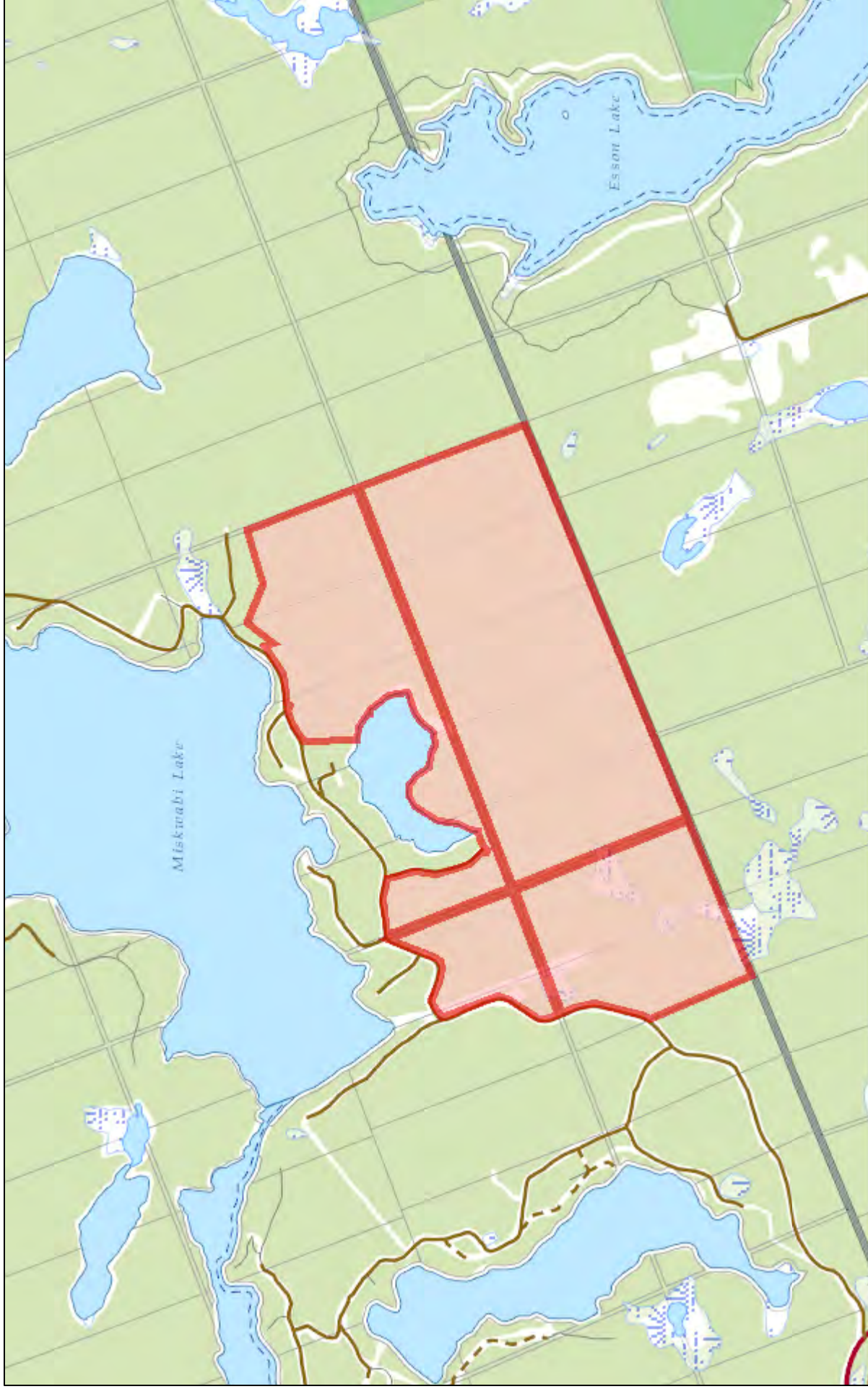
B. ANSI Z765 2021: Color is used to indicate all finished areas. Unfinished and not reported areas are shown in white. Walls are always shown in black.

More Information About the Standards

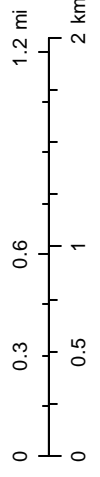
A. RECA RMS 2024: <https://www.reca.ca/licensees-learners/tools-resources/residential-measurement-standard>

B. ANSI Z765 2021: <https://www.homeinnovation.com/z765>

1930 Trappers Trail, South Part of Negaunee Lake

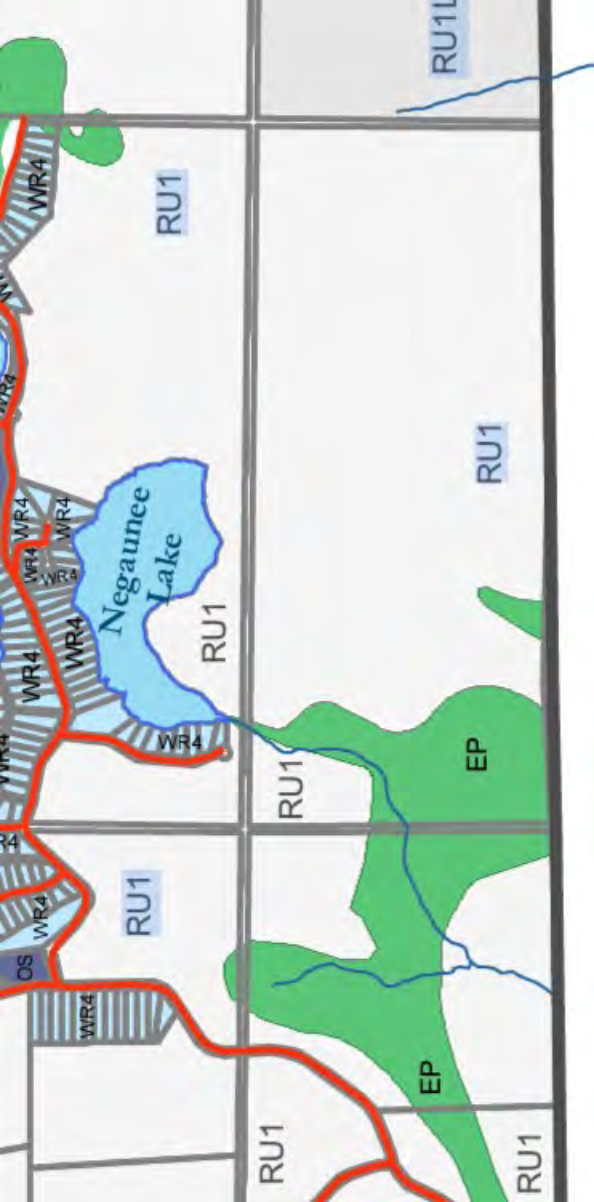


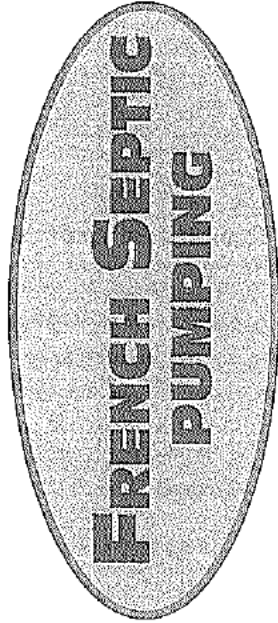
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October 6, 2022

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FRENCH SEPTIC PUMPING
 (DIVISION OF SHEPHERD ENVIRONMENTAL)
 6798 Hwy 35, P.O. Box 68
 Cobocook, Ontario K0M 1K0

Telephone: **705-457-1152** • **705-454-3744**
705-887-1503 • **705-286-1178**
 Fax: 705-454-8700

Tues.

CUSTOMER:

1930 TRAPPERS TRAIL
 HALIBURTON ON K0M 1S0

DIRECTIONS:

1930 TRAPPERS TRAIL
 - MAIL RECEIPT
 ON

INV. NO.

0000142575

DATE:

Jun-27-23

CUST. NO.

022193

TERMS: PAYABLE ON RECEIPT
 VISA • M/C • DEBIT • ETRANSFER
 EMT: Lshepherd@shepherdenvironmental.ca
 Quote Invoice Number

ITEM NUMBER	DESCRIPTION	AMOUNT
SEPTIC8-01	PUMPING SEPTIC TANK	274.34
	** GROUP RATE 2 **	
	<div style="border: 1px solid black; padding: 5px; width: fit-content; margin: 0 auto;"> PAID JUN 28 2023 WLC </div>	
	HST	35.66
TOTAL:		\$310.00
PAYMENT METHOD:		

HST# R104831243

Material on site pertaining to this invoice remains the property of French Septic Pumping until paid in full.
 Work done close to trees, flower beds, patios, sidewalks, etc. done at customer's risk only.
 2% INTEREST CHARGED PER MONTH ON ACCOUNTS OVER 30 DAYS.

CUSTOMER COPY

INVOICE

DRIVER: Andrew C



Haliburton Landscaping and Septics
 1706 Old Donald Rd.
 Haliburton ON K0M 1S0
 samson.haliburton@gmail.com
 HST (ON) Registration No.: 817688799RT0001

Invoice

BILL TO
1930 Trappers Trail Haliburton On K0M1S0

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
345	16/10/2023	\$0.00	15/11/2023	Net 30	

DATE	ACTIVITY	DESCRIPTION	TAX	QTY	RATE	AMOUNT
	Services	Service call - Baffle installation	H	1	200.00	200.00
	Sales	Materials	H	1	50.00	50.00

SUBTOTAL 250.00
 HST (ON) @ 13% 32.50
 TOTAL 282.50
 PAYMENT 282.50
 BALANCE DUE **\$0.00**

PAID

TAX SUMMARY

RATE	TAX	NET
HST (ON) @ 13%	32.50	250.00



Municipality of Dysart et al - Building Department
135 Maple Ave, Haliburton, Ont. K0M 1S0
septic@dysartet.al.ca

Inspection Details

Address: 1930 TRAPPER'S TRAIL RD Negaunee Lake
Owner: NEGAUNEE PROPERTIES INC Roll: 46-24-020-000-29700-0000
Authorized Representative: email
Inspection Date: 2023-07-25 Inspector: Jess Hannah

Occupancy Details

Type: Primary Private Cabin on site: No
Number of bedrooms in dwelling 3 Total number of Bedrooms:
Finished Basement: Yes Water Supply Type: Drilled Well

Class 4 System Inspection

Both lids are accessible: Yes	Last Pumpout: Week ago
Tank is accessible: Yes	Tank Material: Concrete
Pump chamber is accessible: N/A	Working alarm:
Inlet lid material Plastic	Outlet lid material: Plastic
Inlet lid condition: Good	Outlet lid condition: Good
→ Inlet baffle condition Missing	Outlet baffle condition: Good
Effluent filter present: No	Sludge judge completed Yes
	Sludge level: OK
Flow test completed: Yes	Pumpout required:
Pumpout reason:	
Tank condition: Good	
Leaching bed located: Yes	Permit on file: Yes
Leaching bed observations: OK	



Print only in spaces provided. Mark correct box with a checkmark where applicable.

County of District: **Haliburton** Township/Borough/City/Town/Village: **Dudley Twp**

Owner's surname: **Dudley Twp** Address: **Haliburton**

Date completed: **2** day **9** month **99** year

LOG OF OVERBURDEN AND BEDROCK MATERIALS (see instructions)					
General colour	Most common materials	Other materials	General description	Depth - feet	
				From	To
Blk	Sandstone		Loose	0	5'
Gray	Granite	Mica	Medium	5'	120'
White/blk	Granite		Medium	120'	220'
Red/white	Granite	Mica	Medium	220'	262'

WATER RECORD

Water found at - feet: **258**

Kind of water: Fresh Sulphur Mineral Gas

CASING & OPEN HOLE RECORD

Inside diam inches: **6"**

Material: Steel Galvanized Concrete Open hole Plastic

Well thickness inches: **18"**

Depth - feet: **0** to **22'**

SCREEN

Sizes of opening (Slot No.): **20**

Material and type: **General**

PLUGGING & SEALING RECORD

Depth set at - feet: **0** to **22'**

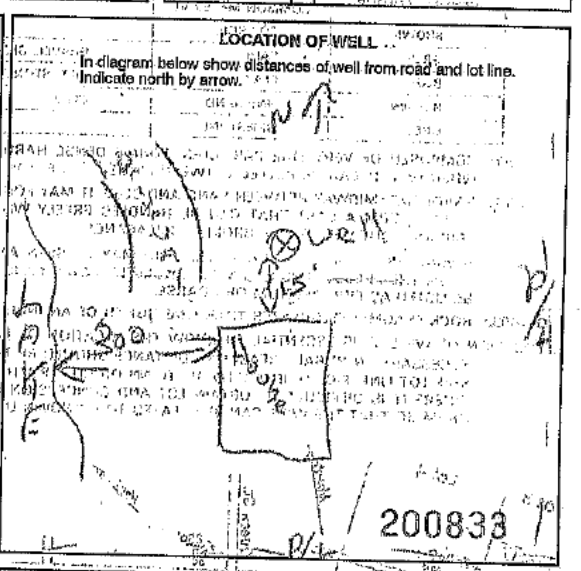
Material and type: **General**

PUMPING TEST

Pumping test method: Pump Slug

Pumping rate: **5 GPM** Duration of pumping: **1** Hour **0** Mins

Static level	Water level at end of pumping	Water levels during	Recovery
40 feet	260 feet	15 minutes: 340 feet 30 minutes: 320 feet 45 minutes: 300 feet 60 minutes: 280 feet	2 hours



FINAL STATUS OF WELL

Water supply Abandoned, insufficient supply Unfinished Observation well Abandoned, poor quality Replacement well Test hole Abandoned (Other) Daywatering Recharge well

WATER USE

Domestic Commercial Not used Stock Municipal Other Irrigation Public supply Industrial Cooling & air conditioning

METHOD OF CONSTRUCTION

Cable tool Air percussion Driving Rotary (conventional) Boring Digging Rotary (reverse) Diamond Other Rotary (air) Utility

Name of Well Contractor: **The Well Drilling** Well Contractor's Licence No.: **5020**

Address: **Georgetown**

Name of Well Technician: **Caeman T. J.** Well Technician's Licence No.: **70412**

Signature of Technician/Contractor: **[Signature]** Submission date: **20** day **9** month **99** year

MINISTRY USE ONLY

Titus Well Drilling
 Gooderham
 DATE Sept 7 1999

NAME _____
 ADDRESS Trappers Trail

SOLD BY	C.O.D.	CHARGE	ON ACCT.	ACCT. FWD
1		260' Drilling	\$ 2750.00	1/4
2		@15		
3		P-S-T	262.50	
4				
5		Total	\$ 4012.50	50/100
6				
7		Casing Cap. Break		1/4
8				
9				
10				
			GST	
			PST	
			TOTAL	
TAX REG. NO:				
31		SIGNATURE		

pd 10/1/99
 109120
 crb

Bacteriological Analysis of Drinking Water for Private Citizen, Single Household Only**Analyse bactériologique de l'eau potable - Particuliers, Ménages unifamiliaux seulement****Submitter's Name and Mailing Address /****Nom et adresse postale de l'auteur de la demande d'analyse**

First Name, Last Name / Prénom, Nom de famille

Street address / Adresse municipale

**1930 TRAPPERS TRAIL ROAD
HALIBURTON, ON K0M 1S0****Location of Water Source /****Emplacement de la source d'eau**

Lot, Concession / ou (lot, concession)

Emergency Locator # / B11#

18 2

Street address / Adresse municipale

**1930 TRAPPERS TRAIL RD
DYSART ET AL ON K0M1S0**County / Comté: **HALIBURTON**Health Unit # / # du bureau de santé: **2235****Specimen details / Détails sur l'échantillon:****Barcode / Code à barres: 012374982**Phone # / # tél: **705 455 3541**Date/Time Collected / Date/heure du prélèvement: **2024-05-23 10:30:00**Date/Time Received / Date/heure Reçu le: **2024-05-24 13:46:00****Specimen Note / Note sur l'échantillon:**

This specimen was received in good condition unless otherwise stated. / À moins d'avis contraire, l'échantillon était en bonne condition au moment de la réception.

Purification system used (e.g. UV, filtration, etc.)? /
Système d'épuration utilisé (p. ex. rayons UV, filtration, etc.)?**Yes / Oui**

Authorized by / Autorisé par

Chief, Medical Microbiology or Designate**Test results / Résultats d'analyse:****Total Coliform CFU/100 mL / Coliformes totaux UFC/100 mL****0****E.coli CFU/100 mL / E. coli UFC/100 mL****0****Interpretation / Interprétation:**

There is no evidence of fecal contamination. If the results show the presence of coliforms it may be indicative of a contaminated water supply. Given the susceptibility of well water to external influences, it is important to test water frequently. Consult local health unit for information if required.

Il n'y a aucune preuve de contamination fécale. Si les résultats indiquent la présence de coliformes, cela peut être révélateur d'une source d'eau polluée. L'eau des puits étant susceptible d'être dégradée par des facteurs externes, il est important de la faire analyser fréquemment. Consultez le bureau local de santé publique pour plus de détails, si nécessaire.

Date of Analysis / Date de l'analyse: **2024-05-24**Date Read / Analyse effectuée le: **2024-05-25****Please Note / Prière de noter ce qui suit :**

The results apply to the sample as received / Les résultats s'appliquent à l'échantillon, tel que reçu.

These results relate only to the sample tested. / Le résultat obtenu se rapporte seulement à cet échantillon d'eau analysé.

Note: This water sample was only tested for the presence of both Total Coliforms and E. coli (ISO/IEC 17025 accredited tests) bacterial indicators of contamination by Membrane Filtration. The sample was not tested for other contaminants, including chemical contaminants, and therefore may be unsafe to drink even when there is no significant evidence of bacterial contamination. Contact your local public health unit for information on testing for other contaminants. / Remarque: Cet échantillon d'eau n'a été analysé que pour détecter (par un laboratoire accrédité conformément à la norme ISO/IEC 17025) la présence des coliformes totaux et des bactéries colibacillaires, indicateurs de contamination par filtration sur membrane. L'échantillon n'a pas été testé pour d'autres contaminants, y compris les contaminants chimiques et, par conséquent, l'eau peut être impropre à la consommation même lorsqu'il n'y a aucune preuve significative de contamination bactérienne. Veuillez communiquer avec le bureau de santé publique de votre localité pour vous renseigner au sujet de l'analyse visant à détecter la présence d'autres contaminants.

If the reported client information does not match the information you supplied on the form please contact the PHO Customer Service Centre. Telephone: 1-877-604-4567 or 416-235-6556 or E-mail: customerservicecentre@oahpp.ca. For operating hours see our website www.publichealthontario.ca/labs. / Si les informations sur le client indiquées ne correspondent pas aux informations que vous avez fournies sur le formulaire, veuillez communiquer avec le Service à la clientèle de SPO par téléphone au 1-877-604-4567 ou 416-235-6556, ou par courriel au customerservicecentre@oahpp.ca. Pour connaître les heures d'ouverture, veuillez consulter notre site Web à www.publichealthontario.ca/labs.

End of report / Fin du rapport

*All time values are EST / EDT / Toutes les heures sont exprimées en HNE ou en HAE.

THE PUMP SHOP

Your Water Specialists

WATER ANALYSIS

CUSTOMER INFORMATION

Name: _____	Date: <u>MAY 11 24</u>
Address: _____	
Address: _____	
City: _____	Province: _____
Postal: _____	
Phone: _____	Phone: _____

WATER ANALYSIS REPORT	CONSUMPTION DATA
-----------------------	------------------

	Sample 1	Sample 2		
Source	<u>After T+RO</u>		Water is considered hard if reading is 6.5 or over. Trace amounts of iron are okay; anything above 0.3 will leave stains. pH readings are normal if between 6.8 and 7.5. T.D.S. readings are considered good if under 100; do not drink if over 500.	# of people:
Hardness (g.p.g.)	<u>0.2</u>			# of bathrooms
Total Iron (p.p.m.)	<u>0.1</u>			# extra appliances:
Ferric Iron	<u>0.1</u>			Other:
Ferrous Iron	<u>0.0</u>			
pH (acid)	<u>7.4</u>			
Sulphur	<u>—</u>			
T.D.S. (p.p.m.)	<u>45</u>			
Nitrate	<u>0</u>			
Alkalinity	<u>20</u>			
Tannins				
Other: _____				

EQUIPMENT QUOTE

Qty	Equipment	Price	Extended Price

Prepared by: _____

5161 Cty Rd 21, Box 1054
Haliburton ON K0M 1S0

Phone: 705-457-2638
Fax: 705-457-1408



November 4th, 2022

To Whom it May Concern,

You have received this letter as you may have an existing snowmobile trail on the property you are purchasing and you may have questions. Our club is called Paudash Trail Blazers Snowmobile Club and we are one of almost 200 snowmobile clubs in Ontario. We manage over 300km of trails in the area running from near Bancroft to Gooderham and from north of Apsley to Algonquin Park. Our club has been in existence since 1976 and we take our stewardship of trails very seriously.

While some of our trails are on Crown land and municipal concessions, there are also many which run on private property and we work with over 100 landowners to ensure that any questions and concerns that they may have are addressed.

We are responsible for development and maintenance of snowmobile trails in the off-season and for all aspects of operation, including proper signage and trail grooming, during the winter months.

One of our key activities is to get formal permission from each landowner and to ensure that they are aware of the liability coverage that the federation that we belong to provides for landowners, volunteers and snowmobilers.

We hope that you would be willing to contact us to set up this relationship and to sign a Memorandum of Understanding (MOU), granting us permission to operate the trail(s) on your property. **You may hear from your lawyer or others that you will not be covered for liability should you allow us to operate the trail but this is not correct.** At no cost to the landowner, there is insurance coverage included as part of the arrangement, including substantial liability coverage in the amount of \$15,000,000. You will find, on the reverse side, a sample of the MOU so you may see what our club's obligations are and some of the details of the liability coverage.

Our contact for landowners is Ron Maybee and he can be reached via email at landowner@paudashtrailblazers.on.ca.

We have a Facebook page (search for Paudash Trail Blazers) and our web site can be found at (www.paudashtrailblazers.on.ca) if you want to see more information about our club.

Yours sincerely,

Jon Cumming

President

**MEMORANDUM OF UNDERSTANDING (MOU)
 PRESCRIBED SNOWMOBILE TRAIL LAND USE PERMISSION
 (PLEASE PRINT OR TYPE)**

On this _____ day of _____, year _____ I, the undersigned, owner/occupier of the premises that is lot # _____ concession # _____ or other _____ in the Township of _____ County/District/Region of _____ do hereby give the _____

(snowmobile club), hereinafter referred to as the "local snowmobile club" (a member in good standing of the Ontario Federation of Snowmobile Clubs - OFSC), permission to legally enter, establish, groom, maintain, sign and use that portion of the premises herein designated by me for the exclusive purpose of allowing legally permitted snowmobiles and their riders to use said designated premises for snowmobiling under the following terms and conditions:

1. This MOU is valid for the period commencing _____ and ending _____
2. The local snowmobile club shall at all times remain a member in good standing of the OFSC and be able to verify this to the owner/occupier with a current OFSC certificate or this agreement shall be immediately null and void.
3. The local snowmobile club will provide liability insurance in the amount of \$15,000,000 for liability arising from the grooming, maintenance and use of the snowmobile trail but only with respect to the negligence of the local snowmobile club for those operations usual to a snowmobile trail. This coverage is confirmed to the undersigned owner/occupier by signing this memorandum of understanding on the condition no fee has been charged by the owner/occupier for the use of designated premises.
4. The insurers will add the landowner as an additional insured but only with respect to liability arising from the operations of the named local snowmobile club name. Coverage will be extended to the location listed in the landowner agreement through an insurance policy held by the OFSC and its member organization snowmobile club.
5. The above referenced insurance liability policy will not provide any coverage for the willful misconduct and or negligence on the part of the landowner.
6. The designated premises shall be sketched on a separate sheet of paper or shown on an attached map and a copy of each/both shall be initialed by both parties hereto and attached to each copy of this agreement.
7. It is understood that the local snowmobile club, with the owner/occupier's verbal consent on each occasion, shall have access to the designated premises prior to and after the winter months for the purpose of opening and closing, upgrading and maintaining the trail when there is no snow cover.
8. The local snowmobile club shall maintain that portion of the designated premises to be used as a trail in reasonably good condition for snowmobiling purposes only; and undertake to post appropriate signage; remove on an annual basis any litter and repair or replace property damaged by valid permitted and exempted snowmobiles and their riders on that portion of the designated property used for snowmobiling.
9. Each party hereto shall give the other sixty (60) days prior written notice to the address below of any changes to, or cancellation of this agreement.
10. Representative of the local snowmobile club or district are hereby authorized to be the owner/occupier's agent(s) to cooperate with local law enforcement agencies in their efforts to supervise and enforce the uses defined hereunder with respect to the designated premises in accordance with the Trespass to Property Act R.S.O. 1990, c.T21; the Motorized Snow Vehicles Act R.S.O. 1990, c.M44; and the Occupiers Liability Act R.S.O. 1990, c.O-2 as amended.
11. The landowner/occupier and the local snowmobile club mutually confirm that the landowner/occupier, by signing this MOU is not requesting nor granting permission for a registered easement over the designated premises.
12. Additional Conditions: _____

LANDOWNER/OCCUPIER

Name		Phone:	
Address		Email:	
Landowner Signature			

LOCAL SNOWMOBILE CLUB

Club Name		Phone:	
Address		Email:	
Alternate Contact (District)		Alternate Phone/Email	
Club Signature			

Privacy Policy: Personal information provided on this form will only be used for purposes related to this agreement.



MISKWABI AREA COMMUNITY ASSOCIATION

2024 Membership - \$30.00

Renew by February 29th for the "Early Bird Draw"!

Choose one of the following options:

1) **ONLINE:** go to www.mymaca.net Click on "Membership", and click "Purchase Membership"
Enter the required personal information and credit card information. You will receive a notification by e-mail that your membership is effective.

2) **CHEQUE** – make payable to: **Miskwabi Area Community Association**

NAME: *(Please Print)* _____

MAILING ADDRESS: _____

POSTAL CODE: _____ **PHONE NO:** _____

911 LAKE ADDRESS: _____ **LAKE:** _____

LAKE PHONE NO: _____ **E-MAIL:** _____

Please complete the personal info section above and mail this form to:

MISKWABI AREA COMMUNITY ASSOCIATION
2153 Trapper's Trail Rd.
Haliburton ON K0M 1S0

Please do not send cash by mail.

Please keep us informed of any changes to your contact information. For news and events, visit www.mymaca.net

All information provided to MACA's Executive Board in response to this form will be strictly CONFIDENTIAL and will not be disseminated, communicated or otherwise disclosed to anyone without prior written consent of the information provider.

McCormack Heating

4326 Loop Road, Highland Grove, ON K0L 2A0

(705) 448-2008

No. 515

Date <i>June 5/14</i>	
Name	
Address	
Phone #	
Description	Amount
<i>changed out oil fired hot water tank</i>	<i>1550</i>
<i>pd by J9</i>	
<i>#127</i>	
Sub-Total	<i>1550.00</i>
H.S.T.	<i>201.50</i>
TOTAL	<i>1751.50</i>

Our H.S.T. # 813880143 RT0001

Thank You

McCormack Heating

4326 Loop Road, Highland Grove, ON K0L 2A0

(705) 448-2008

No. 443

Date <i>Jan 26 / 13</i>	
Name	
Address	
Phone #	
Description	Amount
<i>Changed out burner motor (micropace)</i>	<i>225</i>
<i>paid Jan 26 / 2013</i>	
<i>15mo chg # 104</i>	
Sub-Total	<i>225</i>
H.S.T.	<i>29.25</i>
TOTAL	<i>254.25</i>

Our H.S.T. # 813880143 RT0001

Cheque #145

528.00



145
 DATE 20150716
 Y Y Y Y M M D D
 PAY TO THE ORDER OF Complete Roofing \$ 528.00
Five Hundred Twenty Eight and 00/100 DOLLARS
 JIMO Bank of Montreal
 1000 Avenue du Parc, P.O. Box 500
 Montreal, Qc, H3A 1T6
 TEL: (514) 392-1234
 FAX: (514) 392-1234
 #145# 1 0000052800#

New Shingles 5

ISN: 1319708950
Cheque #146

5,750.00



146
 DATE 201510
 Y Y Y Y M M D D
 PAY TO THE ORDER OF COMPLETE ROOFING INC \$ 5,750.00
Five Thousand Seven Hundred Fifty and 00/100 DOLLARS
 JIMO Bank of Montreal
 1000 Avenue du Parc, P.O. Box 500
 Montreal, Qc, H3A 1T6
 TEL: (514) 392-1234
 FAX: (514) 392-1234
 #146# 1



Invoice

DIVISION OF 564463 ONTARIO LTD
 BOX 43, 81 MALLARD ROAD, HALIBURTON, ON K0M 1S0

Date	Account #	Invoice #
12/4/18	1885	28003



Fireplace Showroom
Open Monday to Friday 8am to 4pm
Or by appointment

Bill To
1930 TRAPPERS TRAIL ROAD HALIBURTON, ON K0M 1S0

Check out our newly relaunched website! www.walkershvac.com

TSSA#	P.O. No.	Terms	Technician	Project
0076439215		Net 15	SHAWN	

Serviced	Description	Qty	Rate	Amount
12/3/18	SUPPLY & INSTALL REPLACEMENT INDOOR OIL TANK			
	LABOUR - TECHNICIAN	5.75	85.00	488.75
	LABOUR - HELPER	7.25	45.00	326.25
	MATERIALS USED:			
	GRANBY ECOGARD DOUBLE BOTTOM 12 GAUGE, 200 GALLON, 1/2" BOTTOM OPENING OIL TANK	1	1,024.20	1,024.20
	BOTTOM OUTLET 90° BALL VALVE OIL TANK ACCESSORY KIT, INCLUDES OIL FILTER, TANK WHISTLE, TANK GAUGE, VENT & FILL CAPS, TANK VALVE	1	155.00	155.00
	GRANBY GALVANIZED TANK ANCHOR WITH 4 DEG ANGLE FOR OIL TANKS, EACH	4	19.50	78.00
	OIL YELLER 200 GAL. WIDE OIL TANK TRAY FOR NEW INSTALLATIONS	1	213.00	213.00
	AUDIBLE OIL LEAK DETECTOR ALARM FOR OIL PAN, WITH 9 V BATTERY	1	180.00	180.00
	1-1/4" X 10" BLACK PIPE NIPPLE	2	13.40	26.80
	1-1/4" X 11" BLACK PIPE NIPPLE	2	15.55	31.10
	COMPREHENSIVE INSPECTION REPORT: ABOVEGROUND OIL TANKS, ASSOCIATED PIPING, VENTING & HEATING APPLIANCES (FURNACES, BOILERS, WATER HEATERS). PERIODIC INSPECTION MUST BE PERFORMED ONCE EVERY 10 YEARS		65.00	65.00

PAYMENT METHODS ACCEPTED:
Cheque, Debit, e-Transfer, Cash, Money Order
By Telephone or On Line Banking at Bank of Montreal only
VISA or MasterCard payments subject to 3% processing fee.

Subtotal

GST/HST

Total

Balance Due

Phone #	Fax #	E-mail
705-457-2375 or 866-457-2375	705 457-3630	info@walkershvac.com



Invoice #12535

From Petrini Construction
 705-457-2754
 www.petriniconstruction.com
 1771 Wigamog Rd
 Haliburton, ON K0M 1S0

Client Phone 705-457-1637

Bill To 1930 Trapper's Trl
 Miskwabi Lake, ON K0M 1S0

Issued 2019-10-31

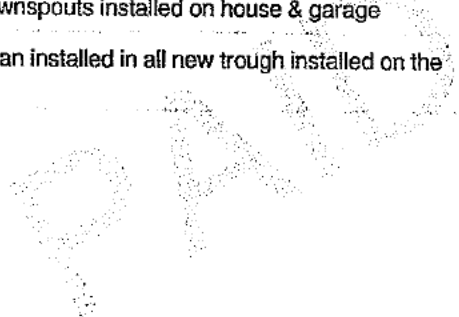
Due 2019-10-31

Paid 2019-11-06

1930 Trapper's Trl
 Miskwabi Lake, ON K0M 1S0

Trough, Gutterclean

PRODUCT / SERVICE	DESCRIPTION	QTY	UNIT COST	TOTAL
2019-10-30				
Trough	-white, 5" seamless aluminum trough installed on house & garage -white downspouts installed on house & garage	1	\$1,640.00	\$1,640.00
Gutterclean	-gutterclean installed in all new trough installed on the house	1	\$624.00	\$624.00



Thank you!
Heather Upton

Thank you for choosing Petrini Construction!
 Please note that payment is due upon receipt. We accept cheque, Visa, MasterCard and Etransfers to npetrini@sympatico.ca for your convenience. Should you have any questions regarding this invoice, please contact the office 705-457-2754.
PLEASE NOTE THERE WILL BE 2% INTEREST CHARGED ON ALL OVERDUE ACCOUNTS.

HST 115677171

Subtotal	\$2,264.00
HST (13.0%)	\$294.32
Deposit collected	-\$50.00
Total	\$2,508.32
Paid	-\$2,508.32
Invoice balance	\$0.00
Account balance	\$0.00

Ultramar

Ultramar
27532 Hwy 62
South Bancroft ON K0L 1C0

STATEMENT

Page 1 of 1

Refer your friends! Get a \$100 account credit.
See Ultramar.ca/Referral for details.

Any Questions? Please call us at (855) 332-3352

www.ultramar.ca

000509 000000237

Account Number	88401348
Payment Due By	May 1, 2024
Amount Due	90.34

Your account is on automatic payment. Do not pay.

1930 Trapper's Trail
Haliburton ON K0M 1S0



Thank You for Your Business

US240331.001-1017-006000237

Delivery Address: 1930 Trapper's Trail T206

Date YYMMDD	Ref	Description	Litres	Unit Price	Total
		Previous Balance			366.84
23/12/15	267184	88401348- 1930 Trapper's Trail Payment received - Thank You			366.84CR ✓
24/03/01	709221 709221	88401348-000 1930 Trapper's Trail T Propane Tank HST			79.95 } 10.39 }
Total Account Balance					90.34 ✱

PAST USAGE	
Date	Litres
11/15/2023	287.4

Date Statement Printed:

Apr 01, 2024

Payments received after this date
will appear on your next statement.

GST/HST#: 101745552 QST#: 1220898365 TQ 0001

Interest will be charged at a compounded rate of 26.82% per annum
(2% per month) on overdue amounts.



1930 Trapper's Trail
Haliburton ON K0M 1S0

Please return this portion
with your payment.

Payable at most financial institutions.
See reverse for payment options.

™ Ultramar is a registered trademark of Valero Energy Inc., used under license by Parkland Corporation.
® Ultramar est une marque déposée d'Énergie Valero Inc. utilisée sous licence par Corporation Parkland.

www.ultramar.ca

Account Number	Payment Due By	Amount Due
88401348	May 1, 2024	90.34

Your account is on automatic payment. Do not pay.

Amount Paid

Ultramar
Parkland Corporation
P.O. Box 4528, Stn A
Toronto, ON M5W 6A2

00884013480000000000000000000090346

2024



1022 Lugers Road
Minden, ON
KOM 2K0
TEL (705) 286-1088



1022 Lugers Road
Minden, ON
KOM 2K0
TEL (705) 286-1088

Ticket Ref. 00014503387	Bill To: 1930 TRAPPERS TRAIL
Account 7855080	HALIBURTON ON K0M1S0
Truck 14023	Deliver To: 000
Driver 54731	1930 TRAPPERS TRAIL
Tank Size 909	HALIBURTON, ON K0M1S0
P.O. Number	Remit To: ULTRAMAR PARKLAND CORPORATION P.O. BOX 4528, STN A TORONTO, ON, M5W 6A2

Ticket Reference: 00014668972	Bill To Address: 1930 TRAPPERS TRAIL
Account #: 7855080	HALIBURTON ON K0M1S0
Truck #: 14023	Deliver To: 000
Driver ID: 54731	1930 TRAPPERS TRAIL
Usable Volume: 909	HALIBURTON, ON K0M1S0
P.O. #:	Remit To: ULTRAMAR PARKLAND CORPORATION P.O. BOX 4528, STN A TORONTO, ON, M5W 6A2

DATE 01/30/2024 17:41:27
 START/DEBUT 0.0 LITRES
 END/FIN 577.7 LITRES
 END/FIN N 577.7 LITRES
 031 FURNACE OIL DISTILLAT1
 VOLUME CORRECTED TO 15.0 DEG. C
 SALE/VENTE 5860
 METER NUMBER 0000
 TRUCK/CAMION 14023
 DUPLICATE/DUPLICATA
 031 FURNACE OIL
 PRICE/LITRE \$ 1.5499 \$ 895.38
 HST % 13.0000 \$ 116.40
 PLEASE PAY TOTAL \$ 1011.78

TICKET NUMBER 99
 DATE 03/12/24 10:42:23
 START/DEBUT 0.0 LITRES
 END/FIN NET 399.6 LITRES
 END/FIN 399.6 LITRES
 031 FURNACE OIL DISTILLAT1
 VOLUME CORRECTED TO/A 15.0DE
 SALE/VENTE 73
 METER NUMBER 190011
 TRUCK/CAMION 14023
 ** DUPLICATE/DUPLICATA **
 PRICE/LITRE \$ 1.4899 \$ 595.36
 HST % 13.0000 \$ 77.40
 PLEASE PAY TOTAL \$ 672.76

Signature: _____

Partial/% Full	Cash _____	Cheque _____	CC _____
	Payment.	0	

THIS IS YOUR INVOICE / METER TICKET
 Payment due upon delivery or terms extended on your account
 Interest at 2% per month compounded Monthly
 (26.82%) per annum charged on past due accounts
 GST/HST# / N de TPS ou de TVH: 101745652
 QST# / N de TVQ: 1220898365 TQ0001

Signature: _____

Partial/% Full	100	Cash <input type="checkbox"/>	Cheque <input type="checkbox"/>	CC <input type="checkbox"/>	Payment	0
----------------	-----	-------------------------------	---------------------------------	-----------------------------	---------	---

THIS IS YOUR INVOICE / METER TICKET
 Payment due upon delivery or terms extended on your account. Interest at 2% per month compoi
 Monthly (26.82%) per annum charged on past due accounts GST/HST# / No de TPS/TVH: 10174

2023



1022 Lugers Road
Minden, ON
K0M 2K0
TEL (705) 286-1088

Ticket Ref.
00014359242
Account
7856080
Truck
14023
Driver
54731
Tank Size
909
P.O. Number

Bill To:
.....
HALIBURTON
ON K0M1S0
Deliver To: 000
1980 TRAPPER'S TRAIL
HALIBURTON, ON K0M1S0
Remit To:
ULTRAMAR
PARKLAND CORPORATION
P.O. BOX 4528, STN A
TORONTO, ON, M5W 6A2

DATE	12/19/2023	13:20:18
START/DEBUT		0.0 LITRES
END/FIN		585.5 LITRES
END/FIN N		585.5 LITRES
031 FURNACE OIL		DISTILLATI
VOLUME CORRECTED TO		15.0 DEG. C
SALE/VENTE	5596	
METER NUMBER	0000	
TRUCK/CAMION	14023	
DUPLICATE/PLICATA		
031 FURNACE OIL		
PRICE/LITRE	\$ 1.5599	\$ 913.32
HST	% 13.0000	\$ 118.73
PLEASE PAY TOTAL		\$ 1032.05



1022 Lugers Road
Minden, ON
KOM 2K0
TEL (705) 286-1088

Ticket Ref.
00018594927

Account
7855080

Truck
14023

Driver
54731

Tank Size
909

P.O. Number

Bill To:

1930 TRAPPERS TRAIL

HALIBURTON
ON KOM1S0
Deliver To: 000

1930 TRAPPERS TRAIL

HALIBURTON, ON KOM1S0

Remit To:

ULTRAMAR
PARKLAND CORPORATION
P.O. BOX 4528, STN A
TORONTO, ON, M5W 6A2

TICKET NUMBER 75319
DATE 03/03/23 11:11:57
START/DEBUT 0.0 LITRES
END/FIN NET 460.3 LITRES
END/FIN 460.3 LITRES
031 FURNACE OIL DISTILLAT1
VOLUME CORRECTED TO 15.0 DEG. C
SALE/VENTE 4985
METER NUMBER 190011
TRUCK/CAMION 14023
** DUPLICATE/PLICATA **
031 FURNACE OIL
PRICE/LITRE \$ 1.6199 \$ 745.64
Federal Fuel\$/L 0.1341 \$ 61.73
HST % 13.0000 \$ 104.96
PLEASE PAY TOTAL \$ 912.33



1022 Lugers Road
Minden, ON
KOM 2K0
TEL (705) 286-1088

Ticket Ref.
00013437793

Account
7855080

Truck
14023

Driver
54731

Tank Size
909

P.O. Number

Bill To:

1930 TRAPPERS TRAIL

HALIBURTON
ON KOM1S0
Deliver To: 000

1930 TRAPPERS TRAIL

HALIBURTON, ON KOM1S0

Remit To:

ULTRAMAR
PARKLAND CORPORATION
P.O. BOX 4528, STN A
TORONTO, ON, M5W 6A2

TICKET NUMBER 74941
DATE 01/27/23 12:02:40
START/DEBUT 0.0 LITRES
END/FIN NET 605.1 LITRES
END/FIN 605.1 LITRES
031 FURNACE OIL DISTILLAT1
VOLUME CORRECTED TO 15.0 DEG. C
SALE/VENTE 4794
METER NUMBER 190011
TRUCK/CAMION 14023
** DUPLICATE/PLICATA **
031 FURNACE OIL
PRICE/LITRE \$ 1.8099 \$ 1095.17
Federal Fuel\$/L 0.1341 \$ 81.14
HST % 13.0000 \$ 152.92
PLEASE PAY TOTAL \$ 1329.23



1022 Lugers Road
Minden, ON
KOM 2K0
TEL (705) 286-1088

Ticket Ref.
00014173405

Account
7855080

Truck
14023

Driver
55116

Tank Size
909

P.O. Number

Bill To:

1930 TRAPPERS TRAIL

HALIBURTON
ON KOM1S0
Deliver To: 000

1930 TRAPPERS TRAIL

HALIBURTON, ON KOM1S0

Remit To:

ULTRAMAR
PARKLAND CORPORATION
P.O. BOX 4528, STN A
TORONTO, ON, M5W 6A2

TICKET NUMBER 75955
DATE 10/31/23 08:46:51
START/DEBUT 0.0 LITRES
END/FIN NET 318.0 LITRES
END/FIN 318.0 LITRES
031 FURNACE OIL DISTILLAT1
VOLUME CORRECTED TO 15.0 DEG. C
SALE/VENTE 5326
METER NUMBER 190011



1022 Lugers Road
Minden, ON
KOM 2K0
TEL (705) 286-1088

Ticket Ref.
00013782589

Account
7855080

Truck
14023

Driver
74040

Tank Size
909

P.O. Number

Bill To:

1930 TRAPPERS TRAIL

HALIBURTON
ON KOM1S0
Deliver To: 000

1930 TRAPPERS TRAIL

HALIBURTON, ON KOM1S0

Remit To:

ULTRAMAR
PARKLAND CORPORATION
P.O. BOX 4528, STN A
TORONTO, ON, M5W 6A2

TICKET NUMBER 75866
DATE 05/10/23 10:37:04
START/DEBUT 0.0 LITRES
END/FIN NET 490.7 LITRES
END/FIN 490.7 LITRES
031 FURNACE OIL DISTILLAT1
VOLUME CORRECTED TO 15.0 DEG. C
SALE/VENTE 5256
METER NUMBER 190011

FUEL OIL DISTRIBUTOR INSPECTIONS APPLIANCES - COMPREHENSIVE

REPORT NUMBER:
TAYLOR 1885

OWNER / OPERATOR: _____

LOCATION: 1930 TRAPPERS TRAIL, HAUBERKON TELEPHONE NO: _____

OWNER'S ADDRESS (If different from above): _____

Type of Appliance	1 ST . APPLIANCE	2 ND . APPLIANCE
Manufacturer	FURNACE	HWH
Model	CLARE	BRANDON WHITE
Date of Manufacture or Age in Years	0485-F059-085-3	CF326
Size (BTU/Hr)	1999	2014
Serial No.	.50 60 A 225462	.65 70 A LD34330738
1. Is the appliance approved?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
2. Is the appliance installed in accordance with the fuel oil code?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
3. Is the appliance being used in accordance with its approval?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
4. Is the appliance venting installed in accordance with the fuel oil code?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
5. Is the venting system free of defects, debris or corrosion	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
6. Is the vent sized properly?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
7. Is proper combustion and ventilation air openings installed?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
8. Is the installation free of indications of heat exchanger cracks, defects in the refractory, pot and/or heat shields?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
9. Are all limits and safety controls properly installed?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
10. Is the appliance installed with appropriate clearances from combustibles?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
11. Are the results of combustion analysis acceptable?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
12. If required, is there a proper chimney cleanout?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
13. Is the chimney properly lined?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
14. Is the vent liner fitted with proper flashing, cap and base T?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
15. If there is a sidewall vent attached to the appliance is it installed according to code and the manufacturer's instructions?	<input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A	<input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A
NOTES: (any "No" answers must be explained in this section and the affected equipment repaired, replaced or tagged).		
COMMENTS:		

Technician's Signature:

Certificate No.: 197573 0BT2 Date: DEC 3-18

FUEL OIL DISTRIBUTOR INSPECTIONS

ABOVEGROUND TANKS INSIDE OUTSIDE

A30 TRAPPERS TRAIL

REPORT NUMBER:
885

NOTE: Inspection is limited to external observation of tanks and components in their operating position.

	1 ST TANK	2 ND TANK
Type of Tank i.e. ULC-S602	ULC S602	
Manufacturer	GRANBY.	
Date of Manufacture or Age in Years	2018	
Serial No.	C20927857	
1. Is the tank approved for its present use?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
2. Does the tank appear to have been installed in accordance with the fuel oil code, the certification document and the manufacturer's instructions?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
3. Are the tank vent and fill pipes properly installed and terminated?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
4. Is the tank equipped with a proper fill cap?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
5. Is the tank equipped with a proper gauge and overfill protection device (whistle)?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
6. Is the tank properly supported on a firm base?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
7. Is the tank support system in good condition, non-combustible and stable?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
8. If two tanks are joined, are they installed on a common slab?	<input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
9. If two tanks are bottom connected, are they connected with 2 in. pipe?	<input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
10. Is the system free of leaks or any signs of weepage?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
11. Is the tank and piping painted or coated to prevent external corrosion?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
12. Are burner supply/return lines free of compression fittings?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
13. Are burner supply/return lines installed above grade and protected or underground and chased?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
14. Are burner supply/return lines installed to code?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
15. Is an approved shut-off valve installed?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
16. Is an approved filter installed?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
17. Is the fill/vent pipe steel or galvanized construction?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
18. Is the tank located at least 2 feet from the appliance or is the tank protected from the appliance by a fire rated wall. (for inside tank only)	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
19. If required is the tank protected from vehicle damage?	<input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
20. If required is the tank (over 2500L) protected with appropriate secondary containment?	<input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A
NOTES: (any "No" answers must be explained in this section and the affected equipment repaired, replaced or tagged.)		

COMMENTS:

Technician's Name (please print clearly): S. Nixon Telephone: 705 457 2375

Technician's Signature: Certificate No.: 197513 0872 Date: DEC 3 18

TOM
8-9/

RECEIVED FROM: Co. DATE May 20 19 99 1539

ADDRESS: three hundred forty DOLLARS (\$ 340.00)

FOR one sewage system permit

METHOD OF PAYMENT		ACCOUNT	
CASH		TOTAL AMOUNT	
CHEQUE	✓	AMOUNT PAID	340
MONEY ORDER		BALANCE DUE	

TAX REG. NO. File # DW/2/99
HALIBUTON HEALTH UNIT

BY J. M. [Signature]

BLUENINE DC 74



SEWAGE SYSTEM INSTALLATION REPORT

01/8/99
FILE NUMBER

REPORT

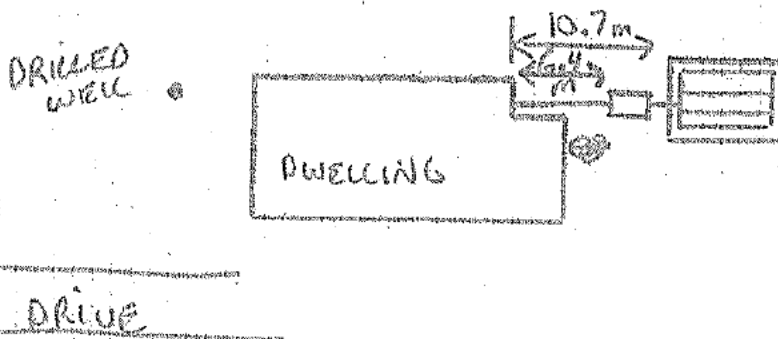
DATE 99-9-23

INSTALLED BY: Owner

Work authorized by Site Inspection Report for a sewage system has been satisfactorily completed and includes:

- Septic Tank/Holding Tank of working capacity of 3600 litres constructed of steel/concrete/fibreglass; Manufacturer RCP
- Distribution Pipe: Type PVC; Absorption Trench System
- Filter Bed System ; Filter Bed Area 26 sq. m.; Contact Area 26 sq. m.
- Total 26 Linear Metres in 4 runs of 0.5 metres and fed by gravity ; Siphon ; or Pump
- Size of System based on 3 bedrooms and/or 15 fixture units. Commercial details _____
- Area of Building: 4200 m²
- Other _____

Actual location and orientation of components of sewage system are shown hereunder or as outlined on the Site Inspection Report For A Sewage System form



The following work remains to be completed: Backfill system and sod or seed ; Stabilize all sloped surfaces ; Finish grading to shed run-off and divert water around leaching bed ; Other _____

INSTALLATION REPORT

Under the Building Code Act and regulations and subject to the limitations thereof, a permit is hereby issued to

For the use and operation of the Class 4 Sewage System Installed/Altered under Site Inspection Report # 01/8/99

Such system being located on Lot 18 Conc 2 Plan _____ Sub. lot _____ Roll No. _____

Township / Municipality DUDLEY County HALIBURTON Emergency# 911 _____

Inspected and Recommended by [Signature]
(Appointed Inspector - Part B)

Date 99-9-23 Issued [Signature]
(Designated Sewage Inspector - Part B)

NOTE: No change can be made to any building(s) or structures in connection with which this sewage system is used, if the operation or effectiveness of the sewage system will be affected by the change, unless a Site Inspection Report is obtained.

Summary of Results of the Septic Maintenance Inspection



Report Date August 15, 2023

Inspection Date July 25, 2023

Property Address 1930 Trappers Trail Road

Based on the results of your Sewage System Maintenance Inspection, your property is deemed to be **non-compliant** with the permitted use and restrictions of the Ontario Building Code. Please see the description below to determine your next steps.

Daily Design Flow

Your sewage system was designed and approved to accommodate 3 bedrooms.
 During your inspection we determined your property contains 3 bedrooms.
 You are compliant with your approved use

Tank Components

During the inspection, the inspector noted signs of missing/ broken tank components.
 There is no evidence of sewage leaking from the tank.

Leaching Bed Area

The inspector noted no visible concerns with the leaching bed.
 There is no evidence of a sewage breakout from the leaching bed area.

Remedial Action Requirements

Infraction 1	
Infraction & Code Reference	Missing septic system components, including baffle(s), etc. (Building Code Contravention 8.9.3.2 (1)(b))
Remedial Action	Replace missing/broken baffle(s) and submit invoice for repairs
Due Date	90 days from the date of this report
Infraction 2	
Infraction & Code Reference	
Remedial Action	
Due Date	
Infraction 3	
Infraction & Code Reference	
Remedial Action	
Due Date	

All remedial action submissions should be submitted by email to septic@dysartetal.ca.

Inspected by: Desmond Davis

Approved by: Brianna Quinn Program Supervisor



DIVISION OF 564463 ONTARIO LTD
 BOX 43, 81 MALLARD ROAD, HALIBURTON, ON K0M 1S0

Invoice

Date	Account #	Invoice #
2/22/24	1885	38643

Bill To

1930 TRAPPERS TRAIL ROAD
 HALIBURTON, ON K0M 1S0

PAID
 03/04/24

Na18

*Using your cottage more this season?
 Make sure you notify your fuel supplier
 so you have adequate supply!*

Check out our website! www.walkershvac.com

TSSA#	P.O. No.	Terms	Technician	Project
0076439215		Net 15	BRYAN	

Serviced	Description	Qty	Rate	Amount
2/21/24	ANNUAL MAINTENANCE: CLEAN & SERVICE OIL FURNACE: INSPECT & CLEAN AS REQUIRED: HEAT EXCHANGER, FLUE PIPE, BLOWER ASSEMBLY, OIL BURNER, VENTING, CHECK & REPLACE AS NECESSARY: NOZZLE, OIL FILTER, AIR FILTER, TEST SAFETY CONTROLS & COMBUSTION TESTS. - REPLACE AIR FILTER (CUSTOMER SUPPLIED) - REPLACE BATTERY IN OIL YELLER ALARM.	1	200.00	200.00
	ANNUAL MAINTENANCE: CLEAN & SERVICE OIL WATER HEATER: INSPECT & CLEAN AS REQUIRED: FLUE PIPES, FLUE PASSAGEWAYS, COMBUSTION CHAMBER, BURNER, NOZZLE, SAFETY CONTROLS & COMBUSTION TESTS. - ***ADD ON RATE*** - REPLACE LEAKING PRESSURE RELIEF VALVE. FLUSH AT SEDIMENT VALVE & TEST OPERATIONS.	1	75.00	75.00
	ANNUAL MAINTENANCE: CLEAN & SERVICE PROPANE FIREPLACE: INSPECT & CLEAN AS REQUIRED: BURNER, IGNITER, FLAME SENSOR, BLOWER, CHECK GAS PRESSURES, TEST SAFETY CONTROLS. - ***ADD ON RATE*** - CLEAN PORCELAIN PANELS & GLASS. TEST OPERATIONS.	1	70.00	70.00
	PARTS USED: NOZZLE	2	32.00	64.00

<p>Our preferred method of payment is by e-Transfer or cheque. e-Transfer to: info@walkershvac.com (no password required) By Telephone or On Line Banking at Bank of Montreal only. VISA or MasterCard payments subject to 3% processing fee.</p>			Subtotal		
			GST/HST		
			Total		
			Payments/Credits		
Phone #	Fax #	E-mail	Balance Due		
705-457-2375 or 866-457-2375	705 457-3630	info@walkershvac.com			