

Doncaster Ballyhoo

FOR LAURENTIAN WATERFRONT AND RECREATIONAL PROPERTY

Number 29

Summer 2002

Thanks to Rémi Cloutier, his new Canada Day Committee and the Town of Ste. Agathe, a full range of activities is planned for June 30th. The celebrations will kick off at 11:30 AM with a barbeque at the École de Voile, followed by a boat parade leading to Lagny Park where events include a trampoline show featuring world champion free-stylist Nicolas Fontaine. The RCMP Band will be there, along with pipers of the Black Watch and the day will be capped with a bonfire finishing around 10:00 PM. Bring along the whole family. We hope to see you there.

Some of the local lake associations are currently examining how they might work together and reorganize to accommodate and live with the municipal amalgamation of Ste. Agathe des Monts, Ste. Agathe Nord and Ivory-sur-le-Lac. If you live on any one of the lakes involved, ie. Lake Manitou, Lac Brulé, Lac Papineau (Petit Lac Long) or Lac des Sables, it would be a good idea to keep in touch with your executive.

For Lake Manitou, you can reach Paul Marchand at his office (514) 954-3172 or at pmarchand@blgcanada.com; for Lac Brulé, contact Philip Brown at phil@ste-agathe.net; for Lac des Sables, call Eric Wang at (819) 326-0359 or Remi Cloutier at (819) 326-2593; and for Petit Lac Long you can reach Jacques Ecuyer at (514) 993-6313. Check to see when meetings are held. Make sure you are a member and that they know how to reach you.

*We have also been advised that there will be a reunion of the Laurentian Lodge Ski Club on November 8th, 9th and 10th at the Laurentian Lodge Club (formerly the Shawbridge Club) in Prévost (formerly Shawbridge). If you are an alumni, you probably received the notice, but if you didn't, you can get more information by going to our website at <http://doncaster.ca/associations/laurentian-lodge-club/llsc.pdf> or by emailing Sally Stephenson at sally.stephenson@sympatico.ca or faxing Sally Drummond at (514) 937-7496. The Laurentian Lodge Club is a cross-country ski club that was founded in the 1920's. It was the subject of Neil and Catharine McKenty's book *Skiing Legends and the Laurentian Lodge Club* published by Price-Paterson Ltd.*

The Town of Ste. Agathe is going ahead with the total redevelopment of the waterfront Lagny Park this autumn. Work planned includes the demolition of the current building and its replacement with a modern multi-purpose structure more centrally located. This new pavilion, whose design is inspired by the old Villa des Monts, will contain a community hall with kitchen, a locker room for skaters, rest rooms, a fully equipped information office and an outdoor stage facing the natural amphitheatre. The site's beauty will be highlighted with new plantings, paths and furnishings and the parking area will be substantially reduced. When the work is complete, the lakeshore will be an integral part of the centre of town, landscaped for all to enjoy.

We continue to marvel at the wonderful place we are so fortunate to live in. We each have our little corner of paradise in which to enjoy the fresh air, clean water, clear night skies and peace and quiet. We all know how many times guests remind us of the silence when they come to visit, or marvel at all the stars we can see. This is our real heritage, and like anything else, it often takes the newcomers to remind us of it. In the next years, with the increase in development, our challenge will be to not lose what we have in the name of progress and growth.

(819) 326-4963
www.doncaster.ca

Trout Lake Inn and Sun Valley Lodge

Alter and Sima Levine arrived in Montreal in 1903 along with their seven children. They met others here who, like them, had fled the pogroms in Russia. Their new country was full of hope and freedom. There was no dark authoritarian presence watching their moves, no pogroms, and the immigrants could freely share their stories, hopes and fears. Almost drunk with a sense of freedom, a number of these new Canadians decided to establish a commune off in the countryside where they could farm and reorganise their world. What could challenge their vision in this new land where only hard work stood between them and their dreams? No society had yet experimented with the ideas of Karl Marx and intellectuals everywhere believed that we could achieve utopia with a social system.

The family names of these social pioneers are still with us today: Ofner, Gillitz, Corn, Shuldiner, Smith, Levine. They believed that they could create a commune in the *Pays d'en Haut*, the great north, where functioning farms with open, grazed fields could be purchased reasonably. The purchase prices should have been warning enough that their project was ill starred. Unlike the French Canadians, who, a generation earlier, hacked down and burned the forest, believing that they could recreate the rich farms of the St. Lawrence Valley, the new pioneers arrived by train and beheld rolling, green fields, fenced pastures and roads.

However, life on Laurentian farms was never easy. The soil is generally nutrient-poor and thin, leaving crops vulnerable to drought, and the frost-free season is short: It is unlikely to freeze between the 12th of June and the 1st of September, a period of only 80 days, but of course we have seen snow in August and frost-free periods can run to mid September, so there is always hope. On the other hand, while the farmer could not rely on the weather in summer, he could count on being stranded for days at a time in the heavy snows of mid to late winter. The commune lasted less than five years.

Mortimer Davis, who had extended credit, ended up with one of the farms, and it ultimately became the site of Mount Sinai Hospital. Alter Levine, who was older than the others, ended up with his own farm fronting on a part of Trout Lake. His family of 8 children, their youngest daughter having been born here, must have practically formed a commune in itself, but Alter fell into a deep depression after the failure of the original project. Sima assigned her sixteen-year-old son Leo the task of checking up on his father to make sure that, in his depressed state, he

did himself no harm. Once, Leo cut his father down from the rafters of the barn where the elder Levine had tried to hang himself. Another time he found his father bleeding to death in the woods and dragged him home, helping his mother nurse him back to health. Leo always remembered what his father told him when his body was fully healed: "Next time you won't find me."

Sophie Levine Gross, the youngest and only child born in Canada, remembers the hardships of those early days. She has no memory of her father. He had made good on his promise and his body was never found. Her mother Sima Levine was left with 8 children ranging in age from 25 to 2 who, with her, were learning the local languages, on the 278-acre farm, with fifteen acres of fields under cultivation, a barn, a horse, a small herd of cattle and 50 chickens. Sophie's earliest memories include receiving a new birth certificate because the farmhouse burned down and all their papers were lost.

Her mother began to take in boarders in their new building, people who were visiting family at Mount Sinai Hospital, or others who had come to Ste. Agathe for 'the cure' and could not find room at the hospital. Over time, their home evolved into the Trout Lake Inn and her brothers ran it together with their mother. The inn was on the north side of the lake and became a popular destination, finally bringing the family some prosperity.

Fire was a constant danger in those days. There was no safe heating source, and the structures were made from wood that dried thoroughly and allowed the wind in through the walls during the long, cold winters. Everyone had experience with fires. Chimneys, stoves and fuels were not standardised and daily chores occupied all of people's time. At the Trout Lake Inn Leo had been responsible for the fire insurance and so it was Leo who was blamed when fire destroyed the inn and they discovered that the premium had never been paid.

Even so, the family managed to rebuild, but Leo did not join them. Never fully forgiven for the fire, he managed to buy a parcel of the Larivière farm to the south. In time, the Trout Lake Inn closed and the others moved on to other careers, but Leo, who had secretly married Sophie Eidlow, persisted and eventually built a new hotel that he called Sun Valley Lodge.

Leo and Sophie, both of small stature, made up in determination what they lacked in size. Sun Valley

What's it Worth

or

Insurance Problems

In the past few years it has become increasingly difficult to find insurance for homeowners who have a cottage in the Laurentians (or for that matter anywhere in Canada) but do not live in Canada the rest of the time. Time and again, when confronted with this problem, Laurent Paquette of Groupe Lyras Insurance in Ste. Agathe has come to our rescue. It has recently become even more difficult and when we came to a total impasse Laurent, once more, negotiated an understanding for certain, but not all, cases. Even though the claims rate for these homes is lower than for the whole market, they fall through the cracks because the company standards dictate that an owner's principal residence should be in Canada.

Another problem in obtaining insurance is that properties that are not on the aqueduct system and are further than five kilometres from the fire station are at a greater risk of serious damage in the event of a fire. Even if the lake is right in front of the house, the time it takes to get the firefighting equipment to the fire is crucial in terms of saving the house. This may eventually cause all of us who are not on the city services to have more trouble getting insurance, whether we live out of Canada, in Montreal or even full-time in our country homes.

This may not have an impact on you yet, especially if you are coming up to your chalet every weekend from your nearby city house, but we have an increasing number of non-resident buyers, and these buyers are helping us maintain a more stable market. It is in all of our interests, therefore, to solve this problem. To that end, we are trying, with Laurent Paquette's help and guidance, to set up a buyer's group for country house insurance in the hopes of creating a significant enough volume to keep the insurance companies interested. The buyer's group would stipulate that, should the owner of the chalet have a principal residence in Canada, she will insure both with the company, but if she owns no such residence, that would not be a reason to refuse to insure her country property.

In the next Ballyhoo, we will give you a progress report, but in the meantime, if there is any development that cannot wait, we will post it on our website. If you are willing to be a part of the buyer's group or if you have any professional advice to offer in this matter, please let us know.

Trout Lake Inn and Sun Valley Lodge (cont'd)

Lodge became a popular hotel and soon they found other opportunities to make money. When Sir Mortimer Davis died in 1927 his estate was liquidated and Leo purchased a number of the outbuildings and dragged them behind a team of horses around Lac des Sables and over the hill to set them on foundations on his farm. These houses were rented to his guests for longer periods and in time were purchased as summer cottages. Because the road ran along the lakeshore, they were placed up the hill, overlooking the lake, and the Levines kept a very deep setback of land between the road and the cottages. Rumours were rife that the government was going to widen the road and they wanted to receive the expropriation money. Thwarting their plans, a new road was built behind the mountain, eventually becoming the Route 117 that we know today.

Unfortunately for the Levines the fields could no longer produce, being filled with cottages, and with most of their customers preferring the idea of renting

or buying a small cottage, the hotel became redundant. Undaunted, the Levines set up a summer camp for the many children. They themselves had one son whom Sophie home-schooled telling everyone that her 'Sonny' would one day become a doctor.

Over time, the Levine farms grew into the small Jewish country community that still exists around Trout Lake. While all of the other Levines moved away and established careers elsewhere, Leo and Sophie persisted. Eventually Leo sold the balance of the mountain to the Gentemens who created the Chanteclair development, providing some additional funds for retirement. Sophie predeceased Leo who passed away in 1989 at age 99 at the Mount Sinai Hospital. They are survived by their son, Dr. Mark (Sonny) Levine, neurologist, his wife, three children and nine grandchildren who all live in California.

Special thanks to Sophie Gross and Mark Levine for their help in preparing this article.

Ste. Agathe Region

Summer & Fall Activities 2002

Date	Event	Description	Place	Information
Daily 12:00-6:00 exc. Wednesdays	Galerie Hutchinson	Arts & Artists 2002	2620 Cedar Val David	819-322-3816 or 819-322-7982
Daily 12:00-6:00	Villa des Arts Liliane Bruneau	Art gallery	2 Tour du Lac Ste-Agathe	819-326-6424 www.lilianebruneau.com
June 19	Poetry Night	Poetry readings at the Nouveau Continent	2301 de l'Église, Val David	819-322-6702
June 22	Open House	Learn about sailing	Sailing School	819-326-2282
June 22	Val David Choir	Choir concert, classical repertory	Val David Church	Gilbert Chevrier 450-226-8731
June 23 10:00 am to midnight	St. Jean Baptiste Day	Family activities & live entertainment	Lagny Park	819-326-3330 x 2 326-0457/1-888-326-0457
June 29 & 30 & July 1	Tremblant Summer Festival	Canada Day entertainment & activities	Mont Tremblant Village	1-88-tremblant www.tremblant.com
June 30 11:30 am to 10:00 pm	Canada Day	Family activities & live entertainment	Lagny Park & Sailing School	819-326-3330 x 2 326-0457/1-888-326-0457
July 6 & 7	Tremblant Summer Festival	World Beat music, dance Exhibition & workshops	Mont Tremblant Village	1-88-tremblant www.tremblant.com
July 7 8:00 am	Fishing in Town	Tournament for the under-14s	Fish hatchery on Lac des Sables	819-326-3330 x 2 326-0457/1-888-326-0457
July 10	Vernissage, Maison du Village Val David	Jean-Denis Bisson Biscornet original art	2495 de l'Église, Val David	819-322-2900 x 237
July 11 to 14	Tremblant Inter- national Blues Festival	12 stages, 4 mega concerts	Mont Tremblant Village	1-88-tremblant www.tremblant.com
July 12 8:00 pm	Music Tent	Anne Carrière - Jazz	Lagny Park	819-326-3330 x 2 326-0457/1-888-326-0457
July 12 to Aug. 18	1001 Pots hosted by Kinya Ishikawa	Pottery show featuring work of 120 ceramicists	2435 de l'Église, Val David	819-322-6868
July 13	Print Festival	Exhibition & sale of original prints	Atelier de l'Ile Val David	819-322-6359
July 13 10:30 am 7:30 pm 8:45 pm	Music Tent	Children's show Charles Dubé Vénus 3 - Ska & Swing	Lagny Park	819-326-3330 x 2 326-0457/1-888-326-0457
July 14 10:30 am 7:00 pm 8:15 pm	Music Tent	Classical music Homage to Jethro Tull Homage to the Beach Boys	Lagny Park	819-326-3330 x 2 326-0457/1-888-326-0457
July 17	Poetry Night	Poetry readings at the Nouveau Continent	2301 de l'Église, Val David	819-322-6702
July 20 2:00 pm	Pastous et Pastourettes	Folk dance show	Lagny Park	819-326-3330 x 2 326-0457/1-888-326-0457
July 20 & 21	Tremblant Summer Festival	Tropical flavour music, dance Parade & workshops	Mont Tremblant Village	1-88-tremblant www.tremblant.com
July 20 & 21	Mercedes Benz Classic	Sailing races	Sailing School	819-326-2282
July 26 to Aug. 4	Festival des Arts des Laurentides	World-class dance & music performances	St. Sauveur	450-227-0427 www.artssaintsauveur.com
July 27 10:00 am	Sand Sculpture Contest	Build castles in the sand	Major Beach	819-326-3330 x 2 326-0457/1-888-326-0457

This schedule is brought to you courtesy of

Doncaster Realities Inc.

Summer & Fall Activities 2002

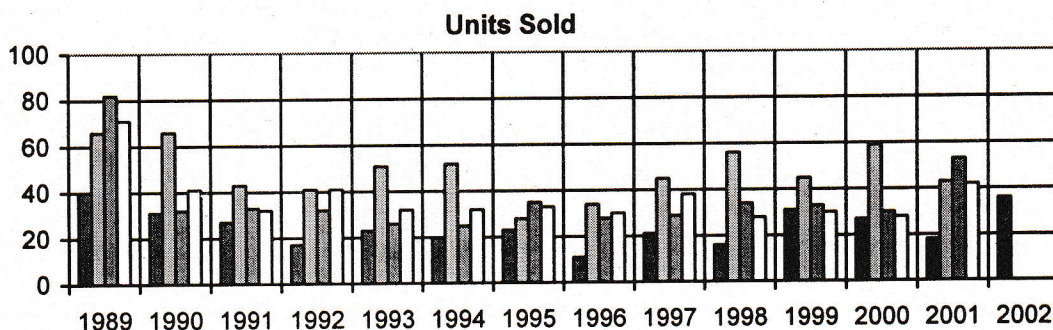
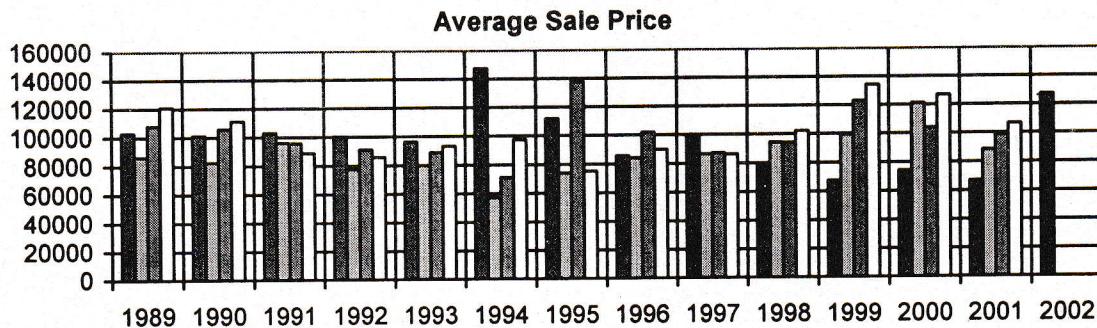
Date	Event	Description	Place	Information
July 27 & 28	Tremblant Summer Festival	Return to the 50s & 60s, A retro festival	<i>Mont Tremblant Village</i>	1-88-tremblant www.tremblant.com
July 27 to Aug. 11	Hands at Work	Art exhibitions, artists on site on weekends	<i>La Verdure, 1310 Dion, Val David</i>	819-322-7813 819-322-2919
Aug. 1 to Oct. 31	Picture Festival	Art exhibition of works by more than 600 artists	<i>Throughout Ste-Agathe</i>	819-326-0303
Aug. 2 7:00 pm 8:00 pm	Music Tent	Annie Dufresne – Rock Hépatite B – Rock	<i>Lagny Park</i>	819-326-3330 x 2 326-0457/1-888-326-0457
Aug. 2, 3 & 4	Mountain Bike Race	Regional final for 10 – 18 year-olds	<i>Val David</i>	Serge Desrosiers 819-322-1140
Aug. 3 10:30 am 7:30 pm 8:45 pm	Music Tent	Pierro Solo – children's show Homage to Metalica Kezida – varied music	<i>Lagny Park</i>	819-326-3330 x 2 326-0457/1-888-326-0457
Aug. 4 10:30 am 7:00 pm 8:15 pm	Music Tent	Classical music Germain Dubreuil Mes Aïeux – traditional music	<i>Lagny Park</i>	819-326-3330 x 2 326-0457/1-888-326-0457
Aug. 4 8:00 am	Triathlon	Running, bicycle and swimming race	<i>Major Beach</i>	819-326-3330 x 2 326-0457/1-888-326-0457
Aug. 9 & 10	Tremblant beneath the Stars	Sky watching plus exhibitions and conferences	<i>Mont Tremblant Village</i>	1-88-tremblant www.tremblant.com
Aug. 10 to Sept. 8	2002 International Symposium	Space & Density: A Multidisciplinary Look at Contemporary Art	<i>Fondation Derouin, 1003 Montée Gagnon</i>	819-322-7167 r.derouin@val-david.net
Aug. 10 & 11	Tremblant Summer Festival	Jazz Explosion – music, dance & movies	<i>Mont Tremblant Village</i>	1-88-tremblant www.tremblant.com
Aug. 10 & 11	Beach Volleyball Tournament	Quebec Provincial Championship	<i>Major Beach</i>	819-326-3330 x 2 326-0457/1-888-326-0457
Aug. 11	Bike-In	A bicycle visit from our Twin City, Saraanac Lake	<i>Linear Park</i>	Joe Graham 819-326-4963
Aug. 16 & 17	Beach Lifeguards Challenge	Quebec Provincial Championship	<i>Major Beach</i>	819-326-3330 x 2 326-0457/1-888-326-0457
Aug. 17	Vernissage, Maison du Village Val David	N. Levasseur: sculptures S. Beaudoin: jewellery D. Lévesque: photographs	<i>2495 de l'Église, Val David</i>	819-322-2900 x 237
Aug. 17 & 18	Tremblant Summer Festival	Latino music, dance & Workshops	<i>Mont Tremblant Village</i>	1-88-tremblant www.tremblant.com
Aug. 21 to 25	KlezKanada	Festival of Yiddish Culture	<i>Camp B'nai Brith, Lantier</i>	514-345-2610 x 3249 www.klezkanada.com
Aug. 24	Ultimate Meeting	Volunteer Firemen Challenge Tests of skill and endurance	<i>Parking lot of Notre-Dame de la Sagesse School</i>	819-326-3330 x 2 326-0457/1-888-326-0457
Aug. 30 to Sept. 2	Music in the Mountains	Classical music under the direction of Angèle Dubeau	<i>Mont Tremblant Village</i>	1-88-tremblant www.tremblant.com
Sept. 7	Ste. Agathe Challenge	Regional car rally		Pauline 819-324-0333
Sept. 27, 28 & 29	Culture Days	Province-wide promotion of creative & performing arts	<i>Throughout the area</i>	819-326-3330 x 2 326-0457/1-888-326-0457

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We are unable to take responsibility for any errors or omissions in the above information.

MARKET TRENDS



A quick glance at the graph will show that the number of homes sold in our target zone is the highest for the first quarter since 1989. Significantly, the average price has been steadily climbing over the past five quarters, and, when combined with the increased volume, what we see is a very strong market. We have continued to experience a high activity level through this spring and expect to see confirmation of this when we prepare the next issue.

If you would like back issues of the Doncaster Ballyhoo, give us a call or drop by. We will happily add the names of your friends or neighbours to our list if they would like to receive their own copy. Please let us know if you change your address. Having an accurate mailing list helps us keep our costs (and waste) down.

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