**Issues: Suffern Lake Regional Park Crown Lease (property 350340)**

Lisa Wildman <atamewildman@hotmail.com>

Wed 2022-05-04 11:38 AM

To: Minister ENV <env.minister@gov.sk.ca>; <mark.mcloughlin2@gov.sk.ca>; <kevin.murphy@gov.sk.ca>

Cc: MacDougall, Twyla PCS <twyla.macdougall@gov.sk.ca>

Good morning Honourable Minister Kaeding and staff,

My understanding of the Crown land lease 350340 (ratified May 21, 2021) is that the Ministry of Environment holds Suffern Lake Regional Park Authority (SLRPA) accountable to comply with all provisions of law, including federal, provincial or municipal, which relate to the said land or the Lessee’s maintenance, operation and use of the said land. (Acts and Regulations: clause 1)

SLRPA's cabin owner sub-leases (attached) violate Section 8 of the Canadian Charter of Rights and Freedoms where in clause 7.12 the park authority is claiming they "may at any time enter the Lot and any improvements". The privately owned cottages are considered improvements; SLRPA is claiming the authority to enter private residences.

The Canadian Charter of Rights and Freedoms precludes such unwarranted action. The Government of Canada Justice website states: "The rights and freedoms guaranteed in the Charter govern how governments act [...] The Charter ensures that the government, or anyone acting on its behalf, doesn't take away or interfere with these rights or freedoms in an unreasonable way.” <https://www.justice.gc.ca/eng/csj-sjc/rfc-dlc/ccrf-ccdl/learn-apprend.html#:~:text=The%20rights%20and%20freedoms%20guaranteed,the%20principles%20of%20fundamental%20justice.>

My inquiry of last week to Deputy Minister MacDougall of Parks, Culture and Sport (attached) and her response of Tuesday, May 3 (attached) indicates that the sub-lease currently in use by SLRPA is a recent collaborative development with Saskatchewan Regional Parks Association and, as per SLRPA records (minutes May 2021, attached), former Park Planner, Dominique Clincke.

Environment is the ministry/government body holding the Crown land leases for regional parks. I believe there are some two dozen regional parks with cottage communities. If the sub-lease being imposed by SLRPA is consistent across the regional parks system as DM MacDougall states, the potential exists for all regional parks with cottage communities to be in violation of the Charter and of their lease with the Crown.

The Minister of Environment is responsible for determining “whether or not the said land is being used and managed in accordance with this lease” (Provision of Information clause 1).

Honourable Minister, the existing Suffern Lake cabin owner sub-lease is required to be compliant to the terms of its superior Crown lease granted under your oversight, and is in violation of the Canadian Charter.

I am under a time-sensitive court order to sell my property into the terms of these leases. I am requesting that you provide a prompt response indicating a course of action that will resolve the Charter violation included in SLRPA’s sub-lease.

Thank you,

Lisa Wildman

Attachments:

1. SLRPA 2021 cabin owner lease
2. SLRPA minutes April 25, 2021
3. Inquiry to PCS
4. Response from PCS DM MacDougall

**Receipt acknowledged by Environment** Wed 2022-05-04 12:08 PM

**Response received from DM McLoughlin** Mon 2022-06-06 11:07 AM

Ministry of Environment

Deputy Minister

3211 Albert Street

Regina, Canada S4S 5W6

June6, 2022 2022-83

Lisa Wildman

[atamewildman@hotmail.com](mailto:atamewildman@hotmail.com)

Dear Lisa Wildman:

Thank you for your email correspondence of May 4, 2022, outlining your concerns with the Suffern Lake Regional Park Crown Lease.

The Ministry of Environment has been advised by its solicitors at the Ministry of Justice that section 7.12 of the Lease Agreement does not violate section 8 of the Canadian Charter of Rights and Freedoms. Section 8, in particular, deals with the power of the police to look for and obtain evidence of crimes. Section 8 does not deal with the relationship between landlords and tenants. In Saskatchewan, this relationship is governed by either The Landlord and Tenant Act or The Residential Properties Act.

I recommend that you seek advice from your legal counsel on this matter.

As a cabin owner within the regional park system, your contractual relationship is with the Regional Park Authority. If you have specific concerns related to clauses within your lease, direct your inquiries to the Suffern Lake Park Authority at (306) 210-8667.

Sincerely, Mark McLoughlin

Deputy Minister

**RE: Suffern Lake Regional Park Leases**

Lisa Wildman <atamewildman@hotmail.com>

Wed 2022-06-08 8:58 AM

To: McLoughlin, Mark ENV <mark.mcloughlin2@gov.sk.ca>

Cc: Minister ENV <env.minister@gov.sk.ca>; Minister JU <jus.minister@gov.sk.ca>; Minister PCS <tpcs.minister@gov.sk.ca>; Samantha.Flaman@gov.sk.ca <Samantha.Flaman@gov.sk.ca>

Good morning Mr. Mclaughlin,

Thank you for your response to my letter of May 4, 2022, expressing concerns over the sub-lease conditions imposed by your crown lease tenant, Suffern Lake Regional Park Authority.

You state that Ministry of Environment solicitors from the Ministry of Justice have determined that the SLRPA sub-lease does NOT violate Section 8 of the Charter as that section deals specifically with the powers of the police.

Within immediate and extended family, we have members with an excess of 75 years' experience in the RCMP, some retired some active. They do not completely disagree with your legal assessment and with their expertise in mind, I will rephrase my Charter of Rights question: is the Ministry of Environment satisfied the SLRPA sub-lease documents as provided with my May 4 inquiry meet the requirements of Crown Lease 350340?

Your department had no copy of the sub-lease on file (FOI ENV 134/22G) so what process other than an assumed “honour” system do you have to oversee compliance of sub-leases to the Crown leases you manage? This is not in any way a landlord and tenant issue. I will not retain a solicitor to determine if your department is working within its own guidelines.

That is your job Mr. Mclaughlin.

I consistently present valid concerns to the appropriate oversight ministries seeking right action and resolution. However, in six years I have been met with common sense and integrity from only four government representatives; two of whom were successful in actioning positive outcomes. I recently sought advice from an experienced bureaucrat familiar with government tactics; he said, "when a civil servant begins to act like a civil opponent, don't get a lawyer, get a reporter".

I am beginning to see the wisdom in that statement.

Lisa Wildman

780.720.6558

[atamewildman@hotmail.com](mailto:atamewildman@hotmail.com)

#56 Suffern Lake Regional Park

Box 324 Marsden SK  S0M 1P0

**Receipt acknowledged by ENV** Wed 2022-06-14 8:19 AM

**Response received from ENV** Fri 2022-07-08 2:52 PM

Lisa Wildman

[atamewildman@hotmail.com](mailto:atamewildman@hotmail.com)

Dear Lisa Wildman:

Thank you for your follow up email correspondence outlining your ongoing concerns with the Suffern Lake Regional Park Crown sublease with park users addressed in my previous response letter dated June 6, 2022.

The Ministry of Environment is of the understanding that the current sublease offered by the Regional Park Authority has undergone review by Ministry of Parks, Culture and Sport staff and legal counsel for the Authority. Concerns regarding compliance with applicable legislation would be prime consideration during this review.

Ministry staff review policy, leases, and activities by lessees on a regular basis to ensure compliance with applicable legislation. A review of regional park processes has been considered but is not planned for this fiscal year, due to other priorities. Such a review would be completed by the Lands Unit within our Fish, Wildlife and Lands Branch.

I hope this information provides clarity to the additional questions posed in your email. Should you have specific questions on Environment’s role regarding the Regional Parks, please contact Tracey Charabin, Director of Lands at [tracey.charabin@gov.sk.ca](mailto:tracey.charabin@gov.sk.ca).

Sincerely,

Mark McLoughlin

cc: Honourable Bronwyn Eyre, Minister of Justice

Honourable Laura Ross, Minister of Parks, Culture and Sport

Honourable Dana Skoropad, Minister of Environment

Samantha Flaman, Executive Council and Office of the Premier

Tracey Charabin, Fish, Wildlife and Lands, Ministry of Environment

**From:** Lisa Wildman <atamewildman@hotmail.com>  
**Sent:** Monday, May 30, 2022 10:09 AM  
**To:** Office of the Premier <scott.moe@gov.sk.ca>; Minister ENV <env.minister@gov.sk.ca>; Minister PCS <tpcs.minister@gov.sk.ca>  
**Cc:** Flaman, Samantha EC <Samantha.Flaman@gov.sk.ca>  
**Subject:** Canadian Charter of Rights and Freedoms Violation - Suffern Lake Regional Park

Honourable Premier, Ministers Kaeding and Ross, and members of Executive Council,

It is now 26 calendar days since I wrote Minister Kaeding regarding Suffern Lake Regional Park Crown lease 350340 non-compliance concerns.

How are you moving to resolve this issue?

I reiterate that as per the Crown lease (Acts and Regulations clause 1), the Suffern Lake Regional Park lease is not in compliance as the sub-lease clause 7.12 claiming right of entry into private properties is a violation of the Canadian Charter of Rights and Freedoms.

Failure to comply renders 350340 void under Minister Kaeding's oversight as defined in the Provincial Land Act 2016 Part II, Division 5, 2-26(3).

My personal time-sensitive concern requesting your attention to the Suffern Lake lease is only the most recent cabin owner concern to be brought forward regarding the imposed sub-lease. Cabin owners who received the lease in May 2021 voiced numerous concerns to Ministry of Parks, Culture and Sport about the content of the lease including clause 7.12, lease development without cabin owner input and the requirement for immediate signature to avoid putting cabin ownership at risk with lease withdrawals - my situation being a harsh example of what happens to those who attempt to hold the Park Authority to account.

Honourable Premier, ladies and gentlemen, again I ask, how are you correcting this Charter breach? Justice Canada states, "The rights and freedoms guaranteed in the Charter govern how governments act [...] The Charter ensures that the government, or anyone acting on its behalf, doesn't take away or interfere with these rights or freedoms".

Sincerely,

Lisa Wildman

#56 Suffern Lake Regional Park

780-720-6558

[atamewildman@hotmail.com](mailto:atamewildman@hotmail.com)

**Receipt acknowledged by Environment** Mon 2022-05-30 10:20 AM

**Suffern Lake Regional Park Lease - just sign on the dotted line**

Lisa Wildman <atamewildman@hotmail.com>

Sun 2022-07-03 6:32 PM

To: Minister ENV <env.minister@gov.sk.ca>; Minister PCS <tpcs.minister@gov.sk.ca>; Minister GR <minister.gr@gov.sk.ca>; Minister JU <jus.minister@gov.sk.ca>

Cc: McLoughlin, Mark ENV <mark.mcloughlin2@gov.sk.ca>; MacDougall, Twyla PCS [twyla.macdougall@gov.sk.ca](mailto:twyla.macdougall@gov.sk.ca)>; katrinai@saskregionalparks.ca <katrinai@saskregionalparks.ca>

Honourable Ministers,

June 14, I received notification that a response letter addressing Suffern Lake Regional Park sub-lease concerns was forthcoming from Environment’s Deputy Minister.

You are all aware that I am court-ordered to sell my home into the terms of the existing and highly contentious Suffern Lake Regional Park cottage owner bare-land sub-lease. **A lease that grants untrained, unelected, and unqualified Park Authority representatives power that even the Royal Canadian Mounted Police do not have: right of access into privately-owned residences.**

It may be politically expedient to pass the responsibility for this lease back and forth between Ministries and agents of government, but from the Premier on down, everyone knows that the lease is legally suspect and was imposed without negotiation.

There is not even one among you who would accept this lease. **Not one of you would give up your right to privacy, your right to address issues in court, your right to sell to a ready buyer, your right to unlimited access to your owned cottage or your right to a lease renewal on your valuable investment.**

Not one.

I am still waiting to hear what efforts are being made to correct and resolve the sub-lease concerns; what revisions to the questionable clauses that grant excessive power to the Park Authority.  

Lisa Wildman

780.720.6558

[atamewildman@hotmail.com](mailto:atamewildman@hotmail.com)

Box 324 Marsden SK S0M 1P0

**Receipt acknowledged by ENV** Mon 2022-07-04 10:25 AM

**Food Warmth AND Shelter at Suffern Lake**

Lisa Wildman <atamewildman@hotmail.com>

Thu 2022-07-21 10:02 AM

To: Minister PCS <tpcs.minister@gov.sk.ca>

Cc: premier@gov.sk.ca <premier@gov.sk.ca>; Regina Lakeview <reginalakeview@ndpcaucus.sk.ca>; Samantha.Flaman@gov.sk.ca <Samantha.Flaman@gov.sk.ca>; fin.minister@gov.sk.ca <fin.minister@gov.sk.ca>; saskatooneastview@ndpcaucus.sk.ca <saskatooneastview@ndpcaucus.sk.ca>

Interesting news these days Minister Ross...

Your colleague, Donna Harpauer, makes nearly $216,000 just on base pay as a Cabinet Minister with additional duties so she has a monthly income of no less than $17,000.

**You** are also a Cabinet Minister so receive the same base pay of $155,879 or a minimal monthly income of just under $13,000/month.

My total annual income is $16,407 (AB Pension, CPP & OAS) or $1,367/month.

**$1,367 a month**... that's **one tenth**of **your** **monthly** income Ms Ross.

**$16,407 annual** income... that's **less** than Ms Harpauer's **monthly**income.

How did I mismanage my retirement so badly? Well, I planned. Knowing I would face restrictive retirement income, I used my savings to buy an affordable retirement home in one of Saskatchewan's Regional Parks. "What could go wrong", I said? "It's got government oversight", I said.

Ms. Harpauer wants a bigger house but can't afford it:(

I'd like to keep the house I bought. I've quite enjoyed having all the luxuries of food, warmth and **shelter**.

Where is **your** voice Ms Ross? What are **you** doing to resolve the lease issues at Suffern Lake that make it impossible for me to sell as ordered by the court? Sell prior to October 20, 2022, or hand my home over to the Park Authority that operates under **your oversight**.

Without my small home, or at least some realized income from its sale, I'll be very hard pressed to afford the necessities of food, warmth and shelter.

Again, Ms Ross, what are **you** doing to address the lease conditions at Suffern Lake? **You**, the Minister responsible for Saskatchewan's Regional Parks.

Have **you** even read the conditions of the imposed take-it-or-leave-it lease? If silence indicates tacit agreement, your failure to speak to this issue indicates **you would be willing** to sign away **your right**to privacy, **your right** to address issues in court, **your right** to sell to a ready buyer, **your right** to unlimited access to your owned home and **your right** to lease renewal to protect your valuable investment.

Where is **your voice** Ms Ross? Where is **your oversight**?

I anticipate **your** response.

Lisa Wildman

780.720.6558

#56 Suffern Lake Regional Park

atamewildman@hotmail.com

**No acknowledgement / no response**

**From:** Lisa Wildman <atamewildman@hotmail.com>  
**Sent:** Thursday, August 4, 2022 8:13 AM  
**To:** Minister JU <jus.minister@gov.sk.ca>; Minister PCS <tpcs.minister@gov.sk.ca>; Minister GR <Minister.GR@gov.sk.ca>; Minister ENV <env.minister@gov.sk.ca>; RM of Senlac 411 AG <rm411@sasktel.net>; leilajanegrobel@gmail.com; katrinai@saskregionalparks.ca  
**Subject:** RE: For Your Information

Good day,

Information provided by your organizations may be included in submissions to the Canadian Judicial Council as referenced below.

Regards,

Lisa Wildman

780.720.6558

[atamewildman@hotmail.com](mailto:atamewildman@hotmail.com)

#56 Suffern Lake Regional Park

Box 324 Marsden SK S0M1P0

**From:** Lisa Wildman  
**Sent:** August 4, 2022 7:55 AM  
**To:** Lametti, David - M.P. <[David.Lametti@parl.gc.ca](mailto:David.Lametti@parl.gc.ca)>; [randall.garrison@parl.gc.ca](mailto:randall.garrison@parl.gc.ca) <[randall.garrison@parl.gc.ca](mailto:randall.garrison@parl.gc.ca)>  
**Subject:** Update to May 13 2022 Request for Public Inquiry regarding Saskatchewan Government

Good day Honourable Sirs,

Further to our request for a Federal Public Inquiry into the activities of the Saskatchewan Government, some of its agencies, and the Sask Party as submitted to you on May 13, 2022, by John Danilak, James Duffee, Joanna Ritchot, Lisa Wildman and Norm Zigarlick:

We do not believe requesting the Canadian Judicial Council review Justice Lyle Zuk's conduct in court actions SK QB174 and SK QB175 of 2021 will interfere with processes underway. As such, it is our intention, as respondents to the actions, to proceed with filing CJC complaints.

Respectfully,

John Danilak

Joanna Ritchot

Lisa Wildman

Norm Zigarlick

**Acknowledged ENV** Thu 2022-08-04 1:16 PM