



484 Church Street, Suite 115, Toronto, Ontario M4Y 2C7 Tel. (416) 924-6294, Fax (416) 944-1518

**GENERAL MEMBERS MEETING THE BOARD OF DIRECTORS MEETING OF  
CITY PARK CO-OPERATIVE APARTMENTS INC.**

**SATURDAY, JANUARY 14, 2017**

**PMG - 31 Alexander Street**

**PRESENT**

Calvin Barrett	President
Achira Saad	Vice-President
Tom Maunder	Corporate Secretary
Andrew Lesk	Treasurer
Cathi Bond	Director
Jeff Kirby	Director

**REGRETS**

Lee Konik	Director
Dennis Darnley	Director

**STAFF**

Ivor Traynor	Property Manager (OPMG)
Josh Shuman	Assistant Property Manager (OPMG)
Khatara Raz	Housing Coordinator (OPMG)
Alicia Isaacs	Housing Administrator (OPMG)
Sandra Luiano	Housing Clerk (OPMG)
Mona Sahil	Front Desk (OPMG)
Randy Deng	OPMG Staff
Mubarak Ali	OPMG Staff

Item Description

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**1. Call to Order**

The meeting was called to order at 11:08 am.

**2. Determination of Quorum:** Established

**3. Approval of Agenda**

**MOTION: Approval of Agenda.**

**Moved by Bob Fisher (51-617), seconded by David Wooten (31-1207). Motion carried.**

#### **4. President Address**

- City of Toronto considering to fund 3 projects 100% (Lighting, toilets, shower heads).
- Bob Steffler: looking into implementing green house on 484 Church
- Possible Six energy audits paid by the city
- Unit Inspections have been completed
- Security: looking into crime protection and improved lighting
- New Fire Panel installation has been completed
- Wall restoration phase 1 has been completed

#### **5. Approval of Annual General Meeting minutes of September 17, 2016**

- Reviewed

**MOTION: Approve of Annual General Meeting minutes of September 17, 2016.**

**Moved by Tom Maunder (51-1007), seconded by Rod Bessette(484-1106). Motion carried.**

#### **6. Approval Operational budget and housing charge 2017/2018**

- Reviewed

**MOTION: Approval Operational budget**

**Moved by Ritchie Doucet (51-109), seconded by Mark Schultz (51-1409). Motion carried.**

#### **7. Approval of Capital budget 2017/2018**

- Reviewed

**MOTION: Approval of Capital budget 2017/2018**

**Moved by Bob Fisher (51-617), seconded by Tom Maunder (51-1007). Motion carried.**

#### **8. Approval to transfer \$500,000.00 for capital projects**

- Reviewed

**MOTION: Approval of transfer \$500,000.00 for capital projects**

**Moved by Gord Randell (484-915), seconded by John Shaw (51-1220). Motion carried.**

#### **9. Management contract update**

- Scott Barry starts the transitional phase process as of February 1, 2017
- Scott Barry will help the board establish a tender for staff; skill sets
- Process will be up to 12 month period

#### **10. Hiring of property manager and assistant property manager update**

- Scott Barry will act as Property manager as of May 31, 2017
- City Park Co-op will hire Property Manager and Assistant Property Manager
- Cost on average will budget \$160,000

#### **11. Ad Hoc non- smoking announcement**

- Andrew Lesk (51-1202) recommended to board to move forward with non- smoking living and to be a healthy living Co-op.

## 12. Cable TV contract update

- Reviewed; extended until end of May 2017

## 13. Questions from the floor

- Lee Konik (484-712) and Andrew Lesk (51-1202) want to announcement about the non-smoking
- Paul Baker (484-520) In what way does a board liaison to a project is similar to a board liaison for a committee and what way is it different?
- Calvin Barrett (484-1506) The board liaison brings forward to the board updates on what the committees and projects are doing, also bring back to the committee what the board is doing. It is strictly a liaison role to help bring your concerns forward. Revisited the bylaws.

## 14. Adjourn

- The meeting was adjourned at 11:55am

Approved by the Board of Directors on January 31, 2017



Calvin Barrett, President

c/s



Michel Gauvin, Corporate Secretary