

***Meridian Housing Foundation Board Of Directors
Regular Board Meeting Minutes
Via Zoom
June 25, 2021***

PRESENT: Chairman Councillor Judy Bennett, Town of Stony Plain
Vice Chairman Councillor Chantal McKenzie, City of Spruce Grove
Councillor John McNab, Parkland County

STAFF: Lori-Anne St. Arnault, Executive Director
Virginia Mayer, Recording Secretary
Doreen Engelhardt, Controller

*Guest: Colliers Project Leaders, Amit Kumar and Derek Weiss
Business Case and Development Options Presentation
Joined the meeting Via Zoom 9:05am – 10:45am*

1. Call To Order

The Chairman called the Board Meeting of June 25, 2021 to order at 8:36 am.

2. Addition To / Adoption Of Agenda

RESOLUTION #052/2021

MOVED by Councillor Chantal McKenzie, to adopt Meridian Housing Foundation agenda as presented.

Carried Unanimously

3. Minutes

RESOLUTION #053/2021

MOVED by Councillor John McNab to accept the May 27, 2021 regular board meeting minutes as presented.

Carried Unanimously

4. Reports of Officers, Board, Standing Committees

- Executive Director Report
- Resident Wait List
- Correspondence
 - Alberta Senior and Housing Minister's Letter
- Financial Reports

RESOLUTION #054/2021

MOVED by Councillor Chantal McKenzie that the board received and filed all report items as presented.

Carried Unanimously

5. Reports of Special Committees

5.1 Capital Campaign Report

- Board was provided with capital campaign meeting minutes from June 16, 2021.
- The fundraiser in memory of Erin Babcock will continue until August 31, 2021.
- Capital Campaign amount raised as of June 25, 2021 is \$168,217.00
- Grand Parade Fundraiser is being planned as an annual fundraiser starting September 2022.
- Meridian Housing Foundation is communicating with ASCHA on the status of the videos that have been filmed in part of a pilot project.
- There is no schedule date for the next Capital Campaign meeting.

6. Unfinished Business and General Orders

6.1 Folkstone Manor

- Executive Director Lori-Anne St. Arnault provided the board with an update on Folkstone Manor. A special meeting was held on June 1, 2021 to discuss the status of Folkstone Manor project. Jen-Col provided Meridian Housing Foundation with a updated construction schedule. Folkstone Manor project will be turned over to Meridian Housing Foundation August 31, 2021.
- Jen-Col has been provided with a list of ongoing deficiencies to address.
- Meridian Housing Foundation Maintenance department will be receiving training on all mechanical systems of Folkstone Manor.

- When the two show suites are completed pictures and videos will be available to show applicantes and be added to the website.
- Biweekly site inspections and meetings continue to take place.
- CMHC draws continue on a monthly basis.

6.2 Spruce Grove Lodge / Business Case

- Colliers Project Leaders, Amit Kumar and Derek Weiss presented the completed Business Case and Development Options to the board. A questions and answer period followed.
- Meridian Housing Foundation Board of Directors supports a 102-unit Lodge for Spruce Grove when reviewing options presented by Colliers Project Leaders.
- Executive Director Lori-Anne St. Arnault will coordinate Colliers Project Leaders to present the Business Case and Development Options to Member Municipalities CAO's then to the Member Municipalities mayor and council.

RESOLUTION #055/2021

MOVED by Councillor John McNab that communication takes place with Member Municipalities CAO's / administration to come to an understanding on Spruce Grove Lodge contributions.

Carried Unanimously

6.3 Meridian Housing Foundation Office Space

- All conditions have been removed to purchase the office building and land at 4900, 4904 & 4908 – 53 Avenue Stony Plain, AB, possession date will be July 9, 2021. All paperwork has been signed and completed at the Lawyers.
- Financing has been organized with Servus Credit Union.
- Administration is currently creating an RFP for the renovations that need to take place. The RFP process will be by invitation.

7. New Business

7.1 2022 – 2024 Business Plan

Administration provided the board the 2022 – 2024 Business Plan for approval. Executive Director Lori-Anne St. Arnault will submit the approved Business Plan to Alberta Seniors & Housing. Directions was given to Administration to share the Business Plan with the Member Municipalities CAO's letting them know they may share it with their councils. The Business Plan will be available on Meridian Housing Foundation's website.

RESOLUTION #056/2021

MOVED by Councillor John McNab that the board approves the 2022 – 2024 Business Plan as presented.

Carried Unanimously

8. Closed Session**RESOLUTION #057/2021**

MOVED by Councillor Chantal McKenzie that the board moves into closed session at 12:28 pm.

Carried Unanimously

RESOLUTION #058/2021

MOVED by Councillor John McNab that the board moves out of closed session at 12:51 pm.

Carried Unanimously

RESOLUTION #059/2021

MOVED by Councillor John McNab that the board approves four Members at Large as discussed in closed session pending response from Member Municipalities.

Carried Unanimously


9. Date, Time And Place Of Next Meeting


Regular board meeting will be held on September 02, 2021 at 9:00 am
Via Zoom.

10. Adjournment

The Chairman, Councillor Judy Bennett declared the meeting adjourned at 1:10 pm.

These minutes were approved on the 27 day of July, 2021.


Chairman of the Board


Vice-Chairman