

**Board of Directors
TORONTO COMMUNITY HOUSING CORPORATION
Wednesday, February 9, 2005**

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“PUBLIC”

The Board of Directors of the Toronto Community Housing Corporation met on February 9, 2005, in the Boardroom, 931 Yonge Street, commencing at 9:38 a.m.

Members Present:

Dr. Mitchell E. Kosny, Chair
Ms. Miriam Adam, Director
Mr. John Brewin, Director
Councillor Olivia Chow, Director
Councillor Paula Fletcher, Director
Councillor Norm Kelly, Director
Councillor Giorgio Mammoliti, Director
Mr. Cliff Martin, Director
Ms. Penny Milton, Director
Mr. David Mitchell, Director
Ms. Joan Simalchik, Director
Mr. Ronald Struys, Director
Mr. Nick Volk, Director

Also Present:

Mr. Derek Ballantyne, Chief Executive Officer
Ms. Eileen Carroll, VP Corporate Planning & Performance
Ms. Laurie Stephens, VP Communications

The Chair, Dr. Mitchell Kosny, called the meeting to order, and Elora Nichols served as recording secretary.

Declarations of Interest in Matters before the Board

The Chair requested members of the Board of Directors to indicate any Agenda Item in which they had an interest, together with the nature of the interest. None were declared.

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Confirmation of Minutes of Toronto Community Housing Corporation, December 15, 2004.

ON MOTION MADE by, seconded by Mr. Nick Volk, seconded by Mr. Cliff Martin, the Board of Directors adopted the above-captioned minutes. Motion carried.

Approval of Agenda

The Chair requested that the Agenda be amended to withdraw Item 4 "Appointments to Committees" add new public Item 7a "Verbal Update on Don Mount" and *in camera* Item 11.

ON MOTION MADE by Ms. Joan Simalchik, seconded by Ms. Penny Milton, the Board of Directors approved the Agenda as so amended. Motion carried.

ITEM 1 (Report) TENDER AWARD – MPT 78/04 – ELEVATOR MAINTENANCE & MODERNIZATION (TCHC:2005-06)

The Board of Directors had before it the above captioned report (TCHC:2005-06) from the Chief Executive Officer recommending that the Board of Directors:

- (1) approve MPT 78/04 Elevator Maintenance & Modernization at Various TCHC Locations;
- (2) approve that the contract for maintenance and modernization be awarded to Cnim Canada Inc , the lowest bidder in 1 building in the amount of \$122,686.20 for part E (including a 7% GST);
- (3) approve that the contract for maintenance and modernization be awarded to Miro Elevators Ltd , the lowest bidders in 5 buildings in the amount of \$273,077.91 for part A, \$248,295.64 for part B, \$268,320.69 for part C, \$144,168.59 for part D, \$136,257.01 for part F (including a 7% GST); and

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- (4) authorize staff to take the necessary steps to give effect to the above recommendations.

ON MOTION MADE by Mr. Nick Volk, seconded by Mr. Cliff Martin, the Board of Directors adopted the report.
Motion carried.

ITEM 2 (Report) WIRELESS VOICE SERVICES (TCHC:2005-01)

The Board of Directors had before it the above captioned report (TCHC:2005-01) from the Chief Executive Officer recommending that the Board of Directors:

- (1) approve the continuation of Telus Mobility as the main provider of wireless voice services for the Corporation; and
- (2) authorize the CEO to enter into a 3 year agreement with Telus Mobility in order to secure the pricing and discounts offered.

ON MOTION MADE by Mr. Cliff Martin, seconded by Ms. Penny Milton, the Board of Directors adopted the report.
Motion carried.

**ITEM 3 (Report): COMMITTEES OF THE BOARD OF DIRECTORS
(TCHC:2005-05)**

The Board of Directors had before it the above captioned report (TCHC:2005-05) from the Chief Executive Officer recommending that the Board of Directors:

- (1) approve the creation of a Communities Committee of the Board, the mandate and Committee composition as outlined in (Appendix 1);
- (2) approve the creation of an Organization Committee of the Board, the mandate and Committee composition as outlined in (Appendix 1);
- (3) approve the creation of a City Building Committee of the Board, the mandate and Committee composition as outlined in (Appendix 1);

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- (4) approve the creation of a Finance Committee of the Board, the mandate and Committee composition as outlined in (Appendix 1);
- (5) approve the creation of an Investment Committee of the Board, the mandate and Committee composition as outlined in (Appendix 1);
- (6) approve the creation of a Governance Committee of the Board, the mandate and Committee composition as outlined in (Appendix 1);
- (7) approve the creation of an Audit Committee of the Board, the mandate and Committee composition as outlined in (Appendix 1); and
- (8) authorize staff to take the necessary steps to give effect to the above recommendations.

ON MOTION MADE by Ms. Penny Milton, seconded by Mr. John Brewin, the Board of Directors approved recommendations (1), (2), (3), (4), (5), (7) and (8) of the report.
Motion carried.

ON MOTION MADE by Ms. Penny Milton, seconded by Mr. Ron Struys, the Board of Directors recommended that recommendation (6) be amended as follows:

(6) that the creation of a Governance Committee be referred back to the Chair, to report back to the Board within 6 months.

Motion carried.

ON MOTION MADE by Ms. Penny Milton, seconded by Mr. Nick Volk, the Board of Directors made a further recommendation (9) as follows:

(9) that the Chair's Committee be disbanded.

Motion carried.

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ITEM 4 : APPOINTMENTS TO COMMITTEES

Due to a change in the proposed Committee structure (Item 3), the above-captioned item was withdrawn at this time, at the request of the Chair.

ITEM 5 (Report): DEPUTATION POLICY (TCHC:2005-07)

The Board of Directors had before it the above captioned report (TCHC:2005-07) from the Chief Executive Officer recommending that the Board of Directors:

- (1) approve the attached Deputation Policy as recommended by the Governance Committee; and
- (2) authorize staff to take the necessary steps to give effect to the Deputation Policy, including informing stakeholders of these procedures

ON MOTION MADE by Councillor Olivia Chow, seconded by Ms. Joan Simalchik, Board of Directors recommended that the deputation policy be amended as follows:

- (a) *the TCHC Board of Directors shall allow deputations to all Board meetings;*
- (b) *all public items of Committee and/or Board shall be opened to deputations;*
- (c) *while it is preferable for deputant to notify his/her intention to depute, deputants will be offered the possibility to do so at the meeting; and*
- (d) *deputations do not need to be in writing.*

Motions carried.

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ON MOTION MADE by Mr. John Brewin,
seconded by Ms. Penny Milton, the Board of
Directors adopted the deputation policy as
amended.
Motion carried.

Deputations:

Larry Heitner, Tenant Representative, West Hill Apartments
Linda Coltman, Tenant Representative, Dundas Street West (written deputation received)
Pat McKendry, Tenant, Hydro Block (written deputation received)

Written Submission from Toronto Civic Employees' Union, Local 416 (February 8, 2005)
Written Submission from Interclinic Public Housing Workgroup (January 18, 2005)

On behalf of the Board of Directors, the Chair thanked the deputants for their presentations.

**ITEM 6 (Report): SOCIAL INVESTMENT FUND (SIF) GRANT RECOMMENDATIONS
(TCHC:2005-02)**

The Board of Directors had before it the above captioned report (TCHC:2005-02) from the Chief Executive Officer recommending that the Board of Directors received the report for information.

ON MOTION MADE by Mr. Nick Volk, seconded
by Mr. Cliff Martin, the Board of Directors received
the report for information.
Motion carried.

ITEM 7 (Update): STATUS OF REGENT PARK REVITLIZATION INITIATIVE

The Board of Directors had before it the above captioned briefing note (February 8, 2005) from the Chief Executive Officer recommending that the Board of Directors receive the update for information.

ON MOTION MADE, the Board of Directors
received the update.

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ITEM 7a (Verbal): UPDATE ON DON MOUNT COURT

The Chief Executive Officer gave a verbal update respecting Don Mount Court.

ON MOTION MADE, the Board of Directors received the update.

***IN-CAMERA* PROCEEDINGS:**

ON MOTION MADE by Mr. Nick Volk, seconded by Councillor Olivia Chow, the Board of Directors resolved to meet "*in camera*" to consider Items 8/9/10 and 11.

PUBLIC PROCEEDINGS:

At 1:40 pm, the Chair announced the resumption of the public proceedings and the public meeting reconvened at that time.

ON MOTION MADE by Councillor Norm Kelly, seconded by Councillor Olivia Chow, the Board of Directors ratified the actions authorized during the "*in camera*" meeting.

ADJOURNMENT:

The meeting of the Board of Directors was adjourned at 1:43 p.m.

Secretary

Chair