

Minutes

Ontario Members' Meeting

June 7, 2019

London Conference Centre

London, Ontario

Attendance

The total registered attendance of 414 included 146 delegates and 64 alternates. Others present included observers, housing co-op staff, workshop leaders, volunteers, guests, sponsors, Ontario Council members and Ontario Region staff.

1. Call to order

Ontario Council President, Allison Chase, called the meeting to order at 2:05 p.m. on June 7, 2019.

2. Introductions, welcoming remarks

The President welcomed members and guests to the Annual General Meeting of Ontario members and made a land acknowledgement.

Candidates nominated for the CHF Canada's Finance Committee were introduced at this time.

Finance and Audit Committee candidates

- Katherine Bontje (Ramer's Wood Co-op, Markham, ON)
- Stefanie Einfeld (Village Canadien, Winnipeg, MB)
- Sahara Shaik (Wit's End Co-op, Vancouver, BC)

The President noted that elections for these positions would take place on Saturday, June 8 at the national business meeting.

Deputy Executive Director, Harvey Cooper explained to delegates that they will be using keypads for voting at the meeting. Harvey gave instructions on how to use the keypads. Members practiced using the devices by answering a sample question.

3. Appointment of chair

M/S Lesley Acquaah–Harrison (Atahualpa)/Carolyn Reinhart (Mountain City)

THAT Anjala Kulasegaram be appointed Chair of the 2019 Annual General Meeting of Ontario members.

CARRIED

The Chair, Anjala Kulasegaram informed delegates that translation devices were available and that the meeting would be conducted in both official languages.

She informed participants that priority to speak on resolutions would be given to delegates, and outlined procedures for submitting any new or amended resolutions.

The Chairperson noted the Rules of Order (on page 2 of the delegate handbook) and the statement on harassment and discrimination in the AGM meeting book.

4. Establishment of quorum

The Chair announced quorum for the meeting had been achieved. She further explained that on the date the Notice of Meeting was sent out, there were 534 Ontario members. Quorum for the business meeting is 15% of the membership. 146 Ontario members, or approximately 27%, have registered for the meeting, therefore quorum was established.

5. Adoption of agenda

The Chair stated that the agenda could be found on page 27 of the delegate handbook.

The Chair noted that the Minister of Municipal Affairs and Housing, the Honourable Steve Clark, is expected to arrive at 3:30pm. Upon his arrival, there may be a pause in the agenda item being discussed at that moment and the item's discussion will resume after his address.

M/S Patricia Henry (Native Inter–Tribal) / Courtland Elliott (Woodsworth)

THAT the agenda be adopted as circulated.

CARRIED

6. Minutes of 2018 annual meeting of Ontario members

The Chair noted that the minutes of the 2018 annual meeting are posted on CHF Canada's website and are also available at the Conference Office.

M/S Lauren Hele (Clintwood)/Deborah Saunders (Trillium Place)

THAT the minutes of the 2018 annual meeting be approved as circulated.

CARRIED

7. Annual report of Ontario Council / Deputy Executive Director remarks

The President, Allison Chase, and Vice-President, David McFarlane, presented the annual report. Their report included a review of the year's activities of CHF Canada Ontario Region and action taken on the resolutions adopted at the 2018 annual meeting of Ontario members.

Action taken on 2018 AGM resolutions:

- **Resolution R1 Building and protecting the future of co-op housing in Ontario** Ontario Region advocated for changes that would support new co-op development, emphasizing the many public policy benefits that co-op housing brings to the table. The primary focus of advocacy work was to educate key stakeholders on the End of Mortgage issue that could threaten the future viability of HSA co-ops.
- **Resolution R2 Investment of Endowment Funds to Support the Growth of Co-operative Housing in Canada** The resolution committed using the National and Ontario endowment funds in the amount of \$500,000 each. Ontario Council and the Board of Directors approved a plan to use a first installment of up to \$200,000 of the endowment funds. Of that, just under \$100,000 has been expensed to-date. Funds have been used to pay legal, architectural and development consultants' costs, to explore potential development opportunities and test a variety of approaches to help rebuild development capacity in our

movement. Board and Council receive detailed reporting on the endowment fund use.

Other annual report highlights included:

- Ontario Council and the Board of Directors completed a substantive governance review of CHF Canada. Delegates will be discussing a resolution later this afternoon on a proposal for governance reorganization.
- The historic Memorandum of Understanding between CHF Canada and the Ontario Federations was signed, resulting in all federations working closer together and collaborating in Ontario in order to improve services to our members.
- **Government Relations:** Ontario Region successfully helped make affordable housing a key campaign issue in the 2018 provincial election by partnering with housing partners like the Ontario Non-Profit Association and by launching the Open the Door to Co-op Housing website. The website provided resources, news and scheduled events for both the provincial and municipal elections.

Ontario Region also focused on building relationships with a new provincial government, and on introducing the co-op model to the 76 new MPPs.

- **Member Services:** The Ontario co-op services team continued to provide daily assistance to front-line co-op staff and Board directors, providing practical advice and to help co-ops deal with challenges, both big and small.

Staff created new resources to ensure co-ops have the info needed to keep up with legislative changes and best practices. In 2018, these included a Model smoke-free by-law, a Confidentiality Do's and Don'ts for co-ops, and a set of Tip Sheets on accommodating persons with disabilities. Numerous Ontario resources are continually reviewed and updated to ensure they remain relevant for our members.

The President encouraged delegates to visit CHF Canada's new online Annual Report, which includes a report on the work of the Ontario Region and, the detailed report in the meeting book on what the Ontario Council has done to follow up on the resolutions in the past year.

The President introduced the members of the Ontario Council and thanked them for their outstanding work and dedication to the co-op housing movement.

Deputy Executive Director remarks

The Deputy Executive Director of CHF Canada, Harvey Cooper, followed up on the two resolutions members passed in 2018. First, CHF Canada is working on the most viable opportunities to pilot the creation of co-op housing units. Secondly, to ensure that *Housing Services Act* co-ops have long term viability at end of mortgage, Ontario Region has been meeting with MPPs and the Minister to call attention to this issue. He commented that the Minister has been receptive to our concerns that under the HSA funding formula, co-ops could be paying back funds to their Service Manager.

The Deputy Executive Director introduced the Ontario Region staff and offered his thanks and gratitude for their determined efforts accomplishing the work done over the past year.

8. Presentation by Minister of Municipal Affairs and Housing, The Honourable Steve Clark

Ontario Council president, Allison Chase, introduced the Minister of Municipal Affairs and Housing, the Honourable Steve Clark.

The Minister congratulated Ontario members for their dedication and hard work ensuring that 125,000 Ontario families have a safe and secure place to call home. The Minister emphasized that he is an advocate for the co-op housing model and shared his belief in the importance of families having homes that are part of a safe, secure community.

Minister Clark acknowledged support for the Bilateral National Housing Strategy agreement with the Federal government. He outlined his Ministry's Community Housing Renewal Strategy and its plans to expand the supply of non-profit, co-op and municipal affordable housing and to improve the condition of the housing stock.

The Minister also gave his government commitment to having a much more streamlined legislative and regulatory environment so that housing providers

can stay in the system once their original operating agreements comes to an end.

Allison Chase presented Minister Clark with a small gift to express our appreciation for his attendance.

9. Government Relations update

Government Relations Manager Simone Swail and Co-ordinator Scott Parry updated members on the work getting to know the government and developing relationships with new MPPs from all parties.

Over the past year, the government relations team has been building relationships with all levels of government on issues that impact affordable housing and to protect the current stock of affordable housing for all Ontarians. The top priority is finding a province-wide solution to the End of Mortgage (EOM) issue for *Housing Services Act* (HSA) co-ops.

Staff are already working with the Ministry on fixing the funding formula. The government has been very interested and open to learning more about CHF Canada's concerns and proposed solutions. In response to the Community Housing Renewal Strategy, CHF Canada is providing feedback to ensure the interests of housing co-ops are protected.

10. Know Your Co-op Members!

Harvey Cooper, Deputy Executive Director and Council Vice-President, David McFarlane, engaged members in an interactive group exercise/game using the new voting keypads, to test their knowledge of co-op living. Members' participation showed that they were on the pulse of co-op living and that this game reinforced the strength of co-op communities.

11. 2019 annual meeting of Ontario Members Resolutions

R1: Governance Reorganization

M/S Kathy Long (Peel-Halton)/Michelle Tribe (CHASEO)

1. THAT the CHF Canada Board of Directors and Ontario Council reorganize

into a single governance body by the close of business of the 2021 CHF Canada Annual General Meeting;

2. **THAT** the new governance body be comprised of 16 seats, including 3 directors elected from the members in Ontario, 1 director elected from the members in British Columbia / Yukon, 1 director elected from the members in Alberta / Northwest Territories, 1 director elected from the members in Saskatchewan / Manitoba, 1 director elected from the members in Quebec / Nunavut, 1 director elected from the members in New Brunswick / Prince Edward Island, 1 director elected from the members in Nova Scotia / Newfoundland and Labrador, 1 director elected from the members in the Aboriginal Community, and 6 directors elected from the members at-large;
3. **AND THAT** the members direct the Board of Directors and Ontario Council to amend by-laws and policies necessary for the reorganization of CHF Canada's governance for the approval of members at the 2020 CHF Canada Annual General Meeting.

CARRIED UNANIMOUSLY

R2: Protect Ontario's Housing Co-ops

M/S Don Altman (Church Isabella)/Twillla Gingras (Beaver Creek)

THAT co-ops across Ontario call on the Province and all service managers to fix the funding formula and protect Housing Service Act (HSA) co-ops at the End of Mortgage so these co-operative communities can continue to provide good-quality, affordable homes to over 22,000 Ontarians.

CARRIED UNANIMOUSLY

12. Co-op Housing Staff Recognition Awards

Ontario Council Federations member, Mary Ann Hannant presented the co-op housing staff recognition awards thanking staff for their years of service to housing co-ops.

The awards recognized one staff for 5 years of service, two staff for 10 years of service, one staff for 15 years of service, one staff for 20 years of service, two staff for 25 years of service and two staff for 30 years of service.

Recognition of retiring Council members

Ontario Council Treasurer, David Corson, presented retiring Council member Clinton Reid with a certificate and thanked him for his contribution to the Ontario Council and years of service he has brought to CHF Canada since 2015.

13. Late resolutions

No late resolutions were presented to the meeting.

14. Date and location of 2020 annual meeting of Ontario members

The Chair announced that the 2020 Annual Meeting of Ontario Members will be held on June 13 in Halifax, Nova Scotia.

15. Online Election results

The Elections Officer for CHF Canada's Ontario Region, Harvey Cooper, introduced Nominating Committee members Sharon Carolan-McKinnon, David McFarlane, Angela Simpson and Frank Wheeler.

Harvey then reported on the outcome of the elections that were held online.

Federations

- Mary Ann Hannant (CHFT)

Receiving no more nominations, Mary Ann Hannant was acclaimed.

He then conducted the elections and reported that at the close of nominations on March 31, the following had declared their candidacy for two At-large positions on the Ontario Council:

At-large (two positions)

- Sonia Aguilar Valencia (La Paz Co-op, Toronto)
- Mary Brown (Pawating Co-op, Sault Ste. Marie)
- Allison Chase (Ramer's Wood Co-op, Markham)
- Vincent Lacroix (Tamarack Co-op, Sudbury) - Not in attendance.
- William McKeon (Wellington Square Co-op, Burlington)

The at-large candidates were given two minutes each to address the meeting.

Mr. Cooper gave instructions on rules and procedures for voting. Members were reminded to vote twice, using the keypads, to select two names.

The Chair noted that election results will be announced at the national AGM and posted on bulletin boards, outside the conference office, later in the day.

16. Close of Meeting

There being no further business, the Chair declared the Annual General Meeting of the Ontario members of CHF Canada closed at 4:40 p.m., Friday June 7, 2019.

CERTIFIED to be the minutes of the 2019 Annual Meeting of Ontario Members of the Co-operative Housing Federation of Canada.

Chair

Recording Secretary