



ST. LAWRENCE NEIGHBOURHOOD ASSOCIATION
ANNUAL GENERAL MEETING MINUTES
March 27, 2024

The 2024 Annual General Meeting of the St. Lawrence Neighbourhood Association was held virtually on Wednesday, March 27, 2024 via Zoom Meeting.

1. OPENING OF MEETING

Stewart Linton, President of the St. Lawrence Neighbourhood Association (SLNA) acting as Chair called the meeting to order at 7:03 p.m. and welcomed all delegates. Mr. Linton began the meeting with an Indigenous land acknowledgement that provided historical details about the Algonquin nation and the Iroquois Confederacy and the conflicts between them and their various alliances with the British, French and Dutch that impacted their lives during the 1600's.

2. KEYNOTE SPEAKER – WARD 13 TORONTO CENTRE COUNCILLOR CHRIS MOISE

Mr. Linton welcomed Toronto Centre Councillor Chris Moise as the meeting's keynote speaker.

Councillor Moise opened his remarks by wishing everyone a happy World Theatre Day. Toronto is home to 68 theatres, a disproportionate number of which are in Toronto Centre.

The Councillor introduced Participatory Budgeting to the ward in 2023, following its successful implementation over several years in Ward 17 – Don Valley North. Last week eight of the successful projects were sent to City Council for approval: a new seating plaza at 109 Front St. E.; public realm beautification – planters to be installed at four locations around the neighbourhood; heritage street banners to commemorate the *original ten blocks* of the Town of York; street signs commemorating the St. Lawrence Heritage Conservation District; additional bike parking at a number of locations around the neighbourhood. Other projects have been deferred for later approval, including additional seating in St. James Park; a pilot project to beautify selected garbage receptacles with public art and one or more new POPS (privately owned publicly accessible spaces)

Replacement of 40 dead or missing neighbourhood street trees will be completed as part of the 2024 Transportation Services budget.

The progress toward replacing and repairing the roofing and cooling systems at the St. Lawrence Community Recreation Centre was updated.

Councillor Moise advised that the new St. Lawrence Market North building would be opening in 2024. Market Lane Park will begin reconstruction in summer 2024, completing in 2025, including space for Indigenous led and market related programming. In David Crombie Park, reconstruction of the park and cycle track will begin in late 2024; cycle track to be completed in

late 2025 and the park itself in late 2026. The Councillor highlighted two new parks that will be provided to the neighbourhood (as part of development applications): 254 King St. E., and 360 Richmond St. E.

This year, Market Street will once again be closed to vehicular traffic for the summer and fall.

Finally, at the Economic and Community Development Committee meeting tomorrow, a recommendation to Council will be tabled for approval to change the official name of our local BIA to *Old Town Toronto BIA*.

The Councillor then took several questions from attendees. In response to a question, the traffic congestion and potential danger to pedestrians at and around Jarvis and Wilton Streets was discussed. A second question related to the maintenance of the dog figurines around the dog fountain in Berczy Park. A question related to the proposed use of the St. Lawrence Market tent site once the new North Market building opens prompted discussion of desirable additional uses on the site, potentially including affordable housing. Reference to persistent illegal turns from westbound The Esplanade to southbound Jarvis prompted a comment about an automated enforcement initiative that is being considered. Further delays on the completion of Market Lane Park can be attributed to required infrastructure work by Toronto Water. The Councillor is actively working with Developers to bring an additional (replacement) grocery store to the area at such time as the No Frills store on Front St. is required to close.

The Councillor closed by inviting anyone to reach out to his office if they have questions or wish additional information or clarification and took leave of the meeting.

OPENING OF MEETING Cont'd...

Mr. Linton advised that all the required notification of the annual general meeting had been issued prior to the meeting, and confirmed that due to the virtual format of the meeting, votes would be conducted by a call for objections only.

With the consent of the meeting Mr. Linton appointed Ms. Tenenbaum as Scrutineer who confirmed that quorum was achieved. Mr. Linton affirmed that the Annual General Meeting of the St. Lawrence Neighbourhood Association was duly constituted for the purpose of business as set forth in the agenda.

3. MINUTES OF THE ST. LAWRENCE NEIGHBOURHOOD ASSOCIATION ANNUAL GENERAL MEETING HELD ON MARCH 29, 2023

Mr. Linton invited corrections to the minutes, noting that the misspelling of Catherine Limberte's name on page one would be corrected. There were no further comments.

On a **motion** by Jamie Cappelli **seconded** by Osbourne Codner **it was resolved** to approve the minutes of the Annual General Meeting of the St. Lawrence Market Neighbourhood Association held March 29, 2023 as presented.

The motion was carried.

4. FINANCIAL STATEMENTS FOR THE YEAR ENDING DECEMBER 31, 2024

Mr. Linton presented the Balance Sheet and the Income Statement which had been circulated to delegates prior to the meeting, and invited discussion.

Rano Ghosh requested clarification concerning the provision to skip audits. Mr. Linton explained that a couple of years ago the provincial government added a provision to the *Ontario Not-for-Profit Corporations Act* permitting organizations with less than \$500,000 in revenue to avoid an audited financial statement provided a special resolution of the members was passed. At last year's annual general meeting St. Lawrence Market Neighbourhood Association (SLNA) delegates passed an extraordinary resolution to not appoint an auditor and to not have an audit or a review engagement in respect to the year ending December 31, 2023. Ms. Tanenbaum noted that the cost of a full audit would have represented approximately 50 percent of SLNA's entire revenue.

There being no further questions, Mr. Linton called for a motion to accept the financial statements as presented.

On a **motion** by Kathryn Froh, **seconded** by Rano Ghosh, **it was resolved** to accept the financial statements as reviewed and prepared by the SLNA Finance Committee for the year ending December 31, 2023 as presented.

The motion was carried.

Mr. Linton then advised that he would suspend the AGM and call a special meeting of members.

5. SPECIAL MEETING OF SLNA MEMBERS

5.1 Call to Order [ONCA: 76; 4(a)]

Mr. Linton called the meeting to order, confirming that the meeting was duly called for the purpose of considering the resolution.

5.2 Extraordinary Resolution [ONCA: 76; 1(b)]

The special meeting was called to consider the extraordinary resolution to not appoint an auditor and to not have an audit or a review engagement in respect of the Association's financial year ending December 31, 2024.

On a **motion** by Osbourne Codner, **seconded** by Rano Ghosh **it was resolved** to approve the special resolution to not appoint an auditor and to not have an audit or a review engagement in respect of the corporation's financial year ending December 31, 2024.

The resolution was passed.

5.3 Adjournment of Meeting

The business of the Special Meeting of Members having been completed Mr. Linton called for a motion to adjourn the meeting.

On a **motion** by Toby Tenenbaum, **seconded** by Kathryn Froh **it was resolved** to adjourn the special meeting of SLNA members at 7:13 p.m.

The motion was carried.

Mr. Linton called the members back to the SLNA Annual General Meeting at this time.

6. ELECTION OF DIRECTORS

As Mr. Linton is a candidate in the elections to the board, he invited Toby Tenenbaum to preside over the elections.

Ms. Tenenbaum confirmed that as stated in the Notice of Meeting package, as this was a virtual meeting, nominations would not be invited from the floor as would normally be done at an in-person meeting.

There were two (2) candidates, Loretta Allen, and Stewart Linton. Ms. Tenenbaum declared that as there were more positions available than candidates seeking election, the election was uncontested, and Loretta Allen and Stewart Linton were declared elected to the board by acclamation.

Ms. Tenenbaum requested that the Secretary cast the single vote required, and then called for a motion to ratify the election.

On a **motion** by Jamie Cappelli **seconded** by Rano Ghosh **it was resolved** to ratify the election of Loretta Allen and Stewart Linton to the board of directors at the 2024 Annual General Meeting.

The motion was carried.

Loretta Allen was invited to introduce herself to delegates which she did.

Mr. Linton thanked parting directors Victoria Ilgacs, Donna Patterson and Renate Tilson for their service on the board.

7. PRESIDENT / COMMITTEE CHAIR'S REPORTS

Mr. Linton noted that the Committee's Reports are aligned with the SLNA's five areas of strategic focus: 1) responsible development, 2) preservation of heritage, 3) strong sense of community, 4) participation and 5) relationships.

7.1 Advocating for Responsible Development – Development Committee

Committee Chair Suzanne Kavanagh thanked Debra Corey for filling in at last year's AGM. The Committee's mandate – responsible development in the neighbourhood and its near surroundings – was shared with the meeting. With respect to the inclusion of 'near surroundings' in the mandate, two projects were highlighted: a development on the east side of Parliament St. with the resulting impact of shadows on Parliament Square Park, and CIBC Square, for which there was no local Neighbourhood Association at the time it began.

Ms. Kavanagh then listed and thanked the members of the Committee

Under the current Provincial government, policies that govern development in Toronto are changing very rapidly, creating challenges for both City staff and developers. The current land usage designation of areas within the neighbourhood was presented within the larger context of the City itself: mixed use areas (Yonge to Jarvis), regeneration areas (Jarvis to Parliament, north of The Esplanade) and apartment neighbourhoods (south of The Esplanade, east of Jarvis). The renown and success of the mixed use housing along David Crombie Park was emphasized.

In the St. Lawrence, there are currently 46 active development applications in various stages of planning/completion. The City's Application Information Centre was referenced as a source of detailed information. A representation of the height map for a portion of the neighbourhood was displayed, noting that planned heights continue to creep upward, leading the Committee to focus increasingly on set-backs, step-backs and podium heights and materiality as a way to influence the pedestrian scale / streetscape feel of new developments most effectively.

The Committee's objective is to be 'at the table' for all planned mediation discussions between the developer and the City, as a way of maximizing its negotiating potential.

New Provincial legislation has significantly shortened the timeline for the City to respond to development applications. This has an impact on opportunities for public consultation. Ms. Kavanagh thanked several members present for their participation in a recent City consultation about the evolution of the consultation process itself.

The work of Community Liaison Committees was highlighted as a mechanism to help manage the relationship between active construction sites and their immediate neighbours.

7.2 Heritage Preservation – Heritage Committee

Committee Chair Suzanne Kavanagh discussed the Committee's mandate as presented and thanked Committee members for their participation.

The *Original Ten Blocks* of the Town of York (dating from 1793) was described as being the physical location where the City began.

The Committee's five mandate issues were discussed:

- heritage interpretation and commemoration, through plaques and interpretive displays (King and Leader Lane as an example);
 - Committee works closely with Heritage Toronto for plaques;
- heritage lighting;
 - St. James Cathedral, St. Lawrence Hall, Young Peoples Theatre (pending)
- shoreline commemoration;
 - working with Heritage Toronto and the Moccasin Identifier Project to identify and highlight the 1841 shoreline of Lake Ontario as it meanders through the neighbourhood
- St. Lawrence Hall – bell & cupola;
 - ultimate objective is restoration, which takes time and money;
- HCD: Heritage Conservation District;
 - started in 2005, official *Heritage Conservation District Plan* published in 2021
 - the various heritage building designations were described and discussed

Two successful Participatory Budgeting projects spearheaded by the Committee, one recognizing the St. Lawrence HCD and the other the *original ten blocks* were discussed.

7.3 Promoting a Strong Sense of Community – Stewart Linton

This is accomplished through the Association's monthly Community meetings, welcoming over 45 different presenters over the past year, with meeting minutes published on the web site; through the weekly+ newsletter with a circulation approaching 2,000, plus direct communication with our Delegates for matters of Association business; and through events – meet and greets, Canada Day, support for and cooperation with Jamii, and the growing and increasingly impactful work of the SLNA Waste Reduction Group.

SLNA Waste Reduction Group (WRG) – Nancy Fung

Focus is on existing waste reduction: rethink, reuse, recycle to change behaviour.

Programs include:

- REmarket, a two day pop-up event held three times per year in the south tent of the St Lawrence Market: drop off / donations on both days, FreeMarket on day one and Repair Café on day two;

- list of items being recycled (in particular those not being accepted by the City) continues to grow
- most recent REmarket received over 1,000 donations, engaged over 30 volunteers and collected over 7,500 kg (15,000 lbs.) for REuse
- as a pilot project – a drop-off box for oral care waste, empty cosmetic containers and single use masks can be found at the St. Lawrence Community Recreation Centre between REmarkets
- St. Lawrence Reduces is a WRG program to encourage local business to accept and use reusable containers for their products, with four local drop-off locations
 - 38 participants currently
- cigarette butt diversion program, started in August 2023, now has 26 receptacles installed throughout the neighbourhood and has collected over 80,000 butts to date
 - added pick-ups from private buildings (3 so far)
 - April is butt-blitz month; an annual cross-Canada event. WRG holding a local Butt Clean Up day on April 20
- see slna.ca/wrg for information on the work of SLNA's Waste Reduction Group

Ms. Fung closed by thanking the WRG volunteers, its partners and all local residents who support and participate in the important work of waste reduction.

7.4 Participation – Advocacy – Stewart Linton

The objective in this area of focus is to participate to the limit of the Association's bandwidth in activities which can bring advantage to the neighbourhood. Examples cited were the Participatory Budgeting process and advocacy regarding additional neighbourhood facilities and services being considered for the District Library site.

SLNA continues to write letters of advocacy, support or objection on neighbourhood relevant issues – 10 in the past year – which can be found on the web site.

The Association meets extensively with City Councillors and staff; provincial elected representatives and staff, developers, construction liaison groups, not-for profit and arts organizations and other neighbourhood residents' associations – all in pursuit of its neighbourhood advocacy objectives.

7.5 Relationships (with External Groups) – Stewart Linton

The focus is on developing and maintaining effective linkages with external entities which operate in the neighbourhood and/or who have influence on what happens in the neighbourhood. Examples include Toronto Police Service – 51 Division, The St. Lawrence Market Precinct Advisory Committee and various local advisory committees including Waterfront Toronto. Highlighted were renewed efforts to engage residents of TCHC member buildings more effectively in the activities of the Association, and the positive relationship between SLNA and the corresponding neighbourhood BIA (St. Lawrence Market Neighbourhood BIA) and the worthwhile and appreciated support SLNA derives from this relationship.

8. OTHER BUSINESS

Mr. Linton invited any new business for discussion.

Rano Ghosh asked if the calendar function on the SLNA website could be activated, and offered his assistance if needed. Mr. Linton welcomed Mr. Ghosh's offer and advised that he would be in touch.

Vincenzo Pietropaolo announced a new book that would be published in late 2025 on the history of the original St. Lawrence neighbourhood, specifically the area south of The Esplanade where the co-ops and affordable housing are located. The title of the book is Housing for All: How Toronto Built the St. Lawrence Market Neighbourhood. The illustrated story will describe how the City of Toronto converted derelict industrial lands into the most successful planned neighbourhood of its kind.

Mr. Pietropaolo advised that he and Frank Lewinberg were the authors and were reaching out to people who are living or who have lived in the various co-op buildings for insights about this model community. Market Square delegate Jamie Cappelli will forward Mr. Pietropaolo's email to a group of Market Square residents who are nearing completion of a book on the history of Market Square.

9. CLOSE OF MEETING

The being no further business to discuss, Mr. Linton called for a motion to close the meeting.

On a **motion** by Mary McDonald, **it was resolved** at 8:48 p.m. to close the 2024 Annual General Meeting of the St. Lawrence Neighbourhood Association.

The motion was carried.

President

Director



ST. LAWRENCE NEIGHBOURHOOD ASSOCIATION
ANNUAL GENERAL MEETING
March 27, 2024

APPROVED MOTIONS

1. Minutes of the 2023 Annual General Meeting

On a **motion** by Jamie Cappelli **seconded** by Osbourne Codner **it was resolved** to approve the minutes of the Annual General Meeting of the St. Lawrence Market Neighbourhood Association held March 29, 2023 as presented.

The motion was carried.

3. Financial Statements – Year Ending December 31, 2023

On a **motion** by Kathryn Froh, **seconded** by Rano Ghosh **it was resolved** to accept the financial statements as reviewed and prepared by the SLNA Finance Committee for the year ending December 31, 2023 as presented.

The motion was carried.

4. Extraordinary Resolution – To not appoint an auditor or have an audit - Special Meeting of Members

On a **motion** by Osbourne Codner, **seconded** by Rano Ghosh **it was resolved** to approve the special resolution to not appoint an auditor and to not have an audit or a review engagement in respect of the corporation's financial year ending December 31, 2024.

The resolution was passed.

5. Adjourn the Special Meeting of Members

On a **motion** by Toby Tenenbaum, **seconded** by Kathryn Froh **it was resolved** to adjourn the special meeting of SLNA members at 7:13 p.m.

The motion was carried.

6. Ratification of Election of Directors

On a **motion** by Jamie Cappelli **seconded** by Rano Ghosh **it was resolved** to ratify the election of Loretta Allen and Stewart Linton to the board of directors at the 2024 Annual General Meeting.

The motion was carried.

7. Close of Meeting

On a **motion** by Mary McDonald, **it was resolved** at 8:48 p.m. to close the 2024 Annual General Meeting of the St. Lawrence Neighbourhood Association.

The motion was carried.

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