



**MINUTES OF THE
ANNUAL GENERAL MEETING
March 30, 2011
OWN CO-OP, 115 The Esplanade**

Executive Members in Attendance:

President: Suzanne Kavanagh, St. Lawrence on-the-Park
Secretary: Jacquie Williams, Old York Tower
Treasurer: Bruno Leps, Market Square
VP Internal: Debra Corey, 230 King St. E.
VP External: Loretta Allen, Cathedral Court Co-op
At Large: Matthew Raizenne, Longboat Residents Assoc
At Large: Dan O'Leary, 15 Scadding
At Large: Cathy Waiten, The Indigo, 50 Lombard

Executive Member Regrets:

Voting Delegates in Attendance:

Cherril Baker - David B. Archer Co-op
Catherine Limbertie - 1 Church Street
Catherine West - 1 Church Street
Joan Campbell - 80 Front Street E.
Donna Patterson - 230 King St. E.
David Crawford - 135 George Street South
Sherri Russell - 31 Princess St.
Wallace Simpson - Crombie Park
Cherril Baker - David B. Archer Co-op
Margaret McQuade - David B. Archer Co-op
Lois Thompson - David B. Archer Co-op
Joyce Arnold, 135 George Street South
Keith Bricknell - 7 King Street East
Bob Parkin - 71 Front Street East
David Smith Longboat Residents Association
Lumumba Wolde-Gabriel - 140 The Esplanade
Gina Jones - O.W.N.

Alan Seymour - Old York Tower
Elizabeth Ecker, St. Lawrence on the Park
Cathy Waiten, The Indigo, 50 Lombard
Ruth Manson - Old York Tower
Stig Harvor - Old York Tower
Glen Duerinskx - 313/323 Richmond St. E.
Dwight Peters - 25 The Esplanade
Mary McDonald - 25 The Esplanade
John Wichelow - Windmill Line Co-op
Anna Wichelow - Windmill Line Co-op
Ian Campbell - Woodsworth Co-op
Jane Mendita - Woodsworth Co-op
Jazek Yanina - Woodsworth Co-op

Regrets:

Judith Nagata - King George Square
Connie Yang - O.W.N.
Brenda MacDougall - 25 The Esplanade

Associate Members & Guests:

Ed Nixon - EN Consulting
Doug Maybank - Community Centre
Monica Tang - 18 Yonge Street
Suzanne Smith, Recording Secretary

Matt Edwards - Glen Murray's Office
Christopher Hume, The Toronto Star
Al Smith - St. Lawrence Market BIA
Ronny Yaron - Woodsworth Co-op

1. REGISTRATION AND REFRESHMENTS

2. OPENING OF MEETING

2.1 Opening Remarks

Suzanne Kavanagh (President) stated that she would be chairing the meeting and called the meeting to order at 7:17 p.m.

3.0 Presentation:

- Christopher Hume presented to the Delegates.
- The City is under enormous development pressure. There is the spectre of the OMB hovering over the development and planning process. The OMB seems to be adversarial to Mr. Hume. Mr. Hume believes that the OMB should be abolished, but because of the OMB the politicians and planners have not needed to grow up. The NIMBY mentality has created an adversarial mentality with the OMB. The key is to influence the Developers. There are lots of good things happening in this neighbourhood and many developments have enhanced the neighbourhood. The new Porsche dealership at King & Parliament is an unfortunate thing to have happened. What the Police did at 51 Division is brilliant.
- Mr. Hume thinks it is unnecessary to focus strictly on height. This is just one issue. The real concern is what happens at street level as this is the part of the building that we relate to the most. Many good architects can easily fit in taller buildings into the neighbourhood.
- Suggestions: There are reasons to be optimistic. It would be so much better if you just suggest really good architectural firms to developers. It is more effective to work with developers.
- Mr. Hume asked to be kept informed of developments.

Q. We are afraid to show too much love in case we get more "Spires".

A. That was a happy resolution. They could have done things that were more offensive.

Q. The Delegates do not like the blank facade on Church Street.

A. This is a matter of taste. Everyone's taste is different. What is really important is planning. A well planned city can handle any architecture. In Toronto, no one knows what the Official Plan and Guidelines really are. Therefore, best to work with Developers, than against.

Q. There was an article in the Star comparing approach to planning in TO versus Vancouver. How do we move from "right to plan" to "privilege to plan" thinking?

A. Vancouver sells more condos; BC does not have an OMB, different election process. There is no politician who thinks on behalf of the City as a whole, rather than just neighbourhoods.

Q. Should there not be an obligation to Developers to make the buildings pretty?

A. Yes. The brilliance of good design is what happens at the ground level.

Q. Any building over 10 stories is just plain wrong.

A. We live in an age of elevators. Most high rise projects are fully owned and occupied.

Therefore they must meet a need. We need to consider the environment and bring more people into the City.

Q. Community groups like ours have the ability to change the dialogue with the City. If we are somewhat flexible, we won't have to look at a McDonalds or Pizza Pizza. Be more considerate of developers and collaborate more.

A. Agreed. However, don't know if we can have one or the other. The City's main card is the ability to approve or not. Usual trade off is height. Always worth it to trade for height.

Q. Successful project is the Berczy that the SLNA worked with the developer.

A. Shocked that you are happy.

Q. Missing piece of the puzzle is a sense of the story of Toronto. Update on story of the Museum to have a foundation to tell our story.

A. Last heard that it was going to be in the Silos at the foot of Bathurst. This seems to be dead right now.

Q. Comment of First Parliament Site.

A. Aware of proposal for the FPS and what the owners have been trying to do. Planning department is understaffed and overwhelmed. Don't know enough about the people involved.

Q. How a community could work more effectively with the Planning department?

A. It boils down to personal relationships. There is no formal mechanism to inform.

The Delegates thanked Mr. Hume for his time and his continued support.

3 Appointment of Recording Secretary for the AGM:

It was resolved to approve the appointment of Suzanne Smith as the Recording Secretary. All were in favour and the **motion was CARRIED.**

MOTIONED BY: Lumumba Wolde-Gabriel
 SECONDED BY: Jacquie Williams

4 Approval of AGM Agenda

The Delegates reviewed the agenda for the meeting as circulated:

It was resolved to approve the agenda for the Delegates' meeting as circulated. All were in favour and the **motion was CARRIED.**

MOTIONED BY: David Crawford
 SECONDED BY: Ian Campbell

5 Approval of 2010 AGM Minutes

The Delegates reviewed the minutes of the meeting held on March 31, 2010.

It was resolved to approve the minutes of the Delegates' meeting held on March 31, 2010 as circulated. All were in favour and the **motion was CARRIED.**

MOTIONED BY: Loretta Allen
 SECONDED BY: Lumumba Wolde-Gabriel

6 Annual Report of the Board of Directors for 2010/11

Suzanne Kavanagh directed everyone's attention to the Annual Report. See attached. Thanked partners for their ongoing support. Have one of the best websites for the association and thanks to David Crawford. Paul Oberman, President and CEO of Woodcliffe Properties – The Board of Directors have sent a letter to Woodcliffe Properties and asked for the families permission to plant a tree in Berczy park and dedicate a cheering section in the marathon.

5. Election and Procedures:

Suzanne Kavanagh turned the position of Chair over to Alan Seymour to conduct the procedures for the election of Directors. The Committee comprised of Cherril Baker, David Crawford, Alan, Jacquie Williams made up the committee. Alan Seymour announced that there are two vacancies for three year terms. Alan Seymour thanked the outgoing Board members Dan O'Leary & Bruno Leps for their contributions and efforts. Alan Seymour explained the process of voting for Directors, stating that only delegates whose membership is paid up could vote.

Nominations were received for John Wichelow and David Smith. Alan Seymour asked for nominations from the floor. The nominations were closed. It resolved to close the nominations.

7 Acceptance of Incoming Board of Directors

It was resolved to accept the nominations as presented. All were in favour and the **motion was CARRIED.**

MOTIONED BY: Joan Campbell
 SECONDED BY: Mary MacDonald

Each candidate provided a summary of their credentials. John Wichelow and David Smith were acclaimed to a position on the Board of Directors for a term of three years each.

8 Treasurer's Report:

The Treasurer's Report was presented by Bruno Leps:

Bruno Leps reviewed the budget for the 2010/11 fiscal year and stated that revenues increased slightly in 2010 as a result of new members.

Q. Membership fees. The annual membership fees have not increased in several years and suggest that the Board consider increasing the fees.

A. There may be more resistance to increasing fees unless you can show a tangible reason for the increase.

Q. Do we need to file Income tax?

A. Need to file with the federal and provincial governments.

Q. Raising the revenue by asking the new buildings to join the association.

A. The Board has been actively working on this.

Bruno Leps reviewed the recommended budget for the 2011/12 fiscal year and stated that there is a small shortage which will be offset by current money in the bank.

Q. Do you have event insurance?

A. Currently each event gets their own insurance.

Q. How much do we give the BIA?

A. We support by providing money for Christmas and watering the flowers.

It was resolved to approve the audited Financial Statements for the period ending December 31, 2010 as circulated. All were in favour and the **motion was CARRIED.**

MOTIONED BY: Alan Seymour

SECONDED BY: Cherril Baker

It was resolved to appoint the firm of Cowperthwaite Mehta Chartered Accountants LLP as the auditors until the next Annual General Meeting. All were in favour and the **motion was CARRIED.**

MOTIONED BY: Alan Seymour

SECONDED BY: Cherril Baker

Q. Where is the bank account?

A. Toronto Dominion Bank.

Q. Can they waive the fees?

A. We have asked them and they are not willing to do so.

There being no further business, it was resolved to adjourn the meeting at 8:52 p.m.

Corporate Secretary

President



LIST OF MOTIONS

Annual General Meeting: March 30, 2011

1 Appointment of Recording Secretary for the AGM:

It was resolved to approve the appointment of Suzanne Smith as the Recording Secretary. All were in favour and the **motion was CARRIED.**

MOTIONED BY: Lumumba Wolde-Gabriel
SECONDED BY: Jacquie Williams

2 Approval of AGM Agenda

It was resolved to approve the agenda for the Delegates' meeting as circulated. All were in favour and the **motion was CARRIED.**

MOTIONED BY: David Crawford
SECONDED BY: Ian Campbell

3 Approval of 2010 AGM Minutes

It was resolved to approve the minutes of the Delegates' meeting held on March 31, 2010 as circulated. All were in favour and the **motion was CARRIED.**

MOTIONED BY: Loretta Allen
SECONDED BY: Lumumba Wolde-Gabriel

4 Approval of Audited Financial Statements:

It was resolved to approve the audited Financial Statements for the period ending December 31, 2010 as circulated. All were in favour and the **motion was CARRIED.**

MOTIONED BY: Alan Seymour
SECONDED BY: Cherril Baker

5 Appointment of Auditors:

It was resolved to appoint the firm of Cowperthwaite Mehta Chartered Accountants LLP as the auditors until the next Annual General Meeting. All were in favour and the **motion was CARRIED.**

MOTIONED BY: Alan Seymour
SECONDED BY: Cherril Baker