



NIAGARA REGIONAL HOUSING

*Campbell East, 3rd Floor
1815 Sir Isaac Brock Way, P.O. Box 344
Thorold, ON L2V 3Z3
Phone: (905) 682-9201 Fax: (905) 687-4844*

18-174-2.1.
July 20, 2018
Page 1 of 6

Directors:

Henry D'Angela, Chair
Councillor, Thorold

James Hyatt, Vice-Chair
Community, St. Catharines

Karen Blackley, Treasurer
Community, Thorold

Betty Ann Baker, Secretary
Community, Welland

Paul Grenier,
Councillor, Welland

Tim Rigby
Councillor, St. Catharines

Walter Sendzik
Councillor, St. Catharines

Selina Volpatti
Councillor, Niagara Falls

Unapproved Minutes

NIAGARA REGIONAL HOUSING Board of Directors Meeting

#173 – 2018

NRH Board Room
Campbell East, 3rd Floor
1815 Sir Isaac Brock Way
Thorold, ON

June 15, 2018 - 9:15 A.M. -12:00 P.M.

Attendees

Directors/Members: H. D'Angela, J. Hyatt, B. Baker at 9:20 AM,
K. Blackley, Tim Rigby, S. Volpatti,
P. Grenier, W. Sendzik

NRH Staff: D. Woiceshyn, C. Banach, W. Thompson,
S. Upton, V. Amato

Regional Staff: A. Jugley, Commissioner, Community
Services
V. Duru, Program Financial Analyst

A quorum being present, the meeting was called to order at 9:14 A.M.

1. Adoption of Agenda/Declaration of Conflict

- Move Staffing & CEO Updates to 10.4. and 10.5.
- Add Surplus Land as 10.3

Moved by W. Sendzik

Seconded by S. Volpatti

That the agenda be ADOPTED as amended.

CARRIED

No conflicts were declared.

2. Approval of Minutes

2.1. Minutes of the May 25, 2018 Meeting

Moved by K. Blackley

Seconded by J. Hyatt

That the minutes of the May 25, 2018 meeting be ADOPTED.

CARRIED

2.2. Business Arising

2.2.1. Carlton Street Development Update #12- June 1, 2018 – 18-173-2.2.1.

2.2.2. Budget Snapshot of Carlton St. New Development as of June 5, 2018
– 18-173-2.2.2.

Moved by T. Rigby

Seconded by S. Volpatti

That the NRH Board of Directors RECEIVE 18-173-2.2.1., Carlton Street Development Update #12 and 18-173-2.2.2. Budget Snapshot of Carlton St. New Development as of June 5, 2018, for information.

CARRIED

Staff advised that the Architect did not show building columns to be fire rated, this will result in a potential slow-down of one month.

3. Presentation – not scheduled

4. Reports

4.1. New Development/Non-Smoking – Report 18-173-4.1.

Moved by W. Sendzik

Seconded by K. Blackley

That the Niagara Regional Housing Board of directors APPROVES:

- 1) That the 527 Carlton Street New Development building be designated as a non-smoking building; and,***
- 2) That any future NRH owned new developments be designated as non-smoking.***

CARRIED

Smoking will still be permitted in NRH owned buildings where smoking is currently allowed.

4.2. Eligibility Review Officer – Contract Extension – Report 18-173-4.2.

Moved by K. Blackley

Seconded by S. Volpatti

- 1) That the Niagara Regional Housing Board of Directors APPROVES the extension of the contract for the Eligibility Review Officer to December 31, 2018.***
- 2) That the Niagara Regional Housing Board of Directors RECEIVES for information the progress report outlining the activities of the contract Eligibility Review Officer.***

CARRIED

4.3. Community Development at 45 Manchester, St. Catharines – Report 18-173-4.3.

Moved by T. Rigby

Seconded by J. Hyatt

That the Niagara Regional Housing Board of Directors RECEIVES for information, report 18-173-4.3., on community development at 45 Manchester, St. Catharines.

CARRIED

Directors requested the Interim CEO to pass on their appreciation for all the hard work that has gone into the Manchester community

4.4. 2017 Write-Off of Bad Debts – Report 18-173-4.4.

*Moved by T. Rigby
Seconded by J. Hyatt*

That the Niagara Regional Housing Board of Directors APPROVES the 2017 write-off, pursuant to the write-off policy in the amount of \$147,724.04 for:

- ***\$ 21,429.86 early write-offs (deported, deceased and bankrupt); and,***
- ***\$ 126,294.18 for those former tenant accounts which have been in collection for more than 2 years and have had no activity since December 31st, 2015***

CARRIED

5. New Business

There was no new business

6. Chief Executive Officers Report

6.1. Financial Statements as at April 30, 2018

*Moved by W. Sendzik
Seconded by T. Rigby*

That the NRH Board of Directors APPROVE the Financial Statements as at April 30, 2018.

CARRIED

7. Committee/Advisory Group Meeting Minutes

No Meetings

8. For Information

No Correspondence/media items.

9. Other Business

There was no other business.

10. Closed Session – 9:20 A.M.

With the exception of the Interim CEO, Manager Housing Operation and EA all others left the meeting.

*Moved by S. Volpatti
Seconded by P. Grenier*

That the NRH Board of Directors MOVE INTO closed session to receive information of a confidential nature regarding litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board – Stamford Kiwanis Update, Carlton St. Litigation Update; a proposed or pending acquisition or disposition of land by the municipality or local board – Surplus Land and personal matters about identifiable individuals including municipal or local board employees –Staffing & CEO Update.

CARRIED

- 10.1. Stamford Kiwanis Update
- 10.2. Carlton St. Litigation Update
- 10.3. Surplus Land
- C. Banach left the meeting at 9:51 P.M.
- 10.4. Staffing Update
- 10.5. CEO Update

V. Amato left the meeting at 9:56 A.M.

10.a. 10:30 A.M.
*Moved by T. Rigby
Seconded by S. Volpatti*

That the NRH Board of Directors RISE with report.

CARRIED

V. Amato returned to the meeting at 10:31 A.M.

10.b.
*Moved by T. Rigby
Seconded by W. Sendzik*

***That the NRH Board of Directors APPROVE the Recruitment Committee's recommended candidate for the CEO position; and,
That the Executive Committee be DIRECTED to NEGOTIATE an employment contract that includes a job description.***

CARRIED

S. Volpatti requested it be noted that she is opposed, because she does not agree with the process.

*Moved by P. Grenier
Seconded by S. Volpatti*

That staff be DIRECTED to MOVE FORWARD with Expression of Interest regarding surplus land adjacent to the POA Court in Welland.

CARRIED

11. Next Meeting (s)

Tuesday July 10, 2018 – Wayne Hussey Session
Friday, July 20, 2018 at 9:00 A.M. (IF REQUIRED)
Friday, September 21, 2018 at 9:00 A.M.

NRH Board Room
Campbell East, 3rd floor
1815 Sir Isaac Brock Way
Thorold, ON

12. **Adjournment**

Motion to ADJOURN at 10:36 A.M.

*Moved by P. Grenier
Seconded by W. Sendzik*

Minutes Approved:

Chair

Secretary