

**ELLIOT LAKE RETIREMENT LIVING
NORDEV GROUP**

Annual Meeting
By Zoom - February 2, 2022 at 3:00 P.M.

PRESENT:	LOUIS UCCI	Representative of the Community at Large - Chair
	GIL CONTANT	Representative of Community at Large - Vice Chair
	ALEX BERTHELOT, JR.	Representative of Community at Large
	FERN HOULE	Representative of Huron Lodge
	DAN MARCHISELLA	Representative of City of Elliot Lake
	NORMAN MANN (3:30)	Representative of City of Elliot Lake
	GEORGE FARKOUH	Representative of Community at Large
	MICHAEL HUKENZALIE	Representative of Community at Large
	PAT ORSER	Representative of Tenants
	GORDON McCARTHY	Representative of Tenants
	ROB DEBORTOLI	Representative of Community at Large
VACANCY		Representative of Tenants
OFFICERS:	RHONA GUERTIN	General Manager
	DOUGLAS KEARNS	Corporate Secretary
GUESTS	MARIELLE BROWN	Sales and Marketing Manager
	ANDY KADOS	Manager of Multi residential Assets
	KAREN PENNER	Manager of Hampton
	CAROLE AMOND	Executive Assistant

ELLIOT LAKE RETIREMENT LIVING MEETING

1. CALL TO ORDER: 3:02 p.m. by Chair.

The Chair called the meeting to order and inquired of conflicts of interest of which none were declared.

2. APPROVAL OF AGENDA

The agenda was amended at the request of Mr. Farkouh to include an item after the business plans were presented to deal with the possible sale by the City of the Stone Ridge Golf Course.

After review, it was resolved:

22-01-857 *"That the agenda be approved as amended."*

Moved by Mr. Farkouh
Seconded by Mr. Hukezalie

Carried

3. CONFIRMATION OF DIRECTORS

Mr. Kearns spoke briefly describing the role of the directors and confirmed the vacancy created by the resignation of Ms. Whissell, one of the three representatives of tenants, and it was discussed that efforts would be made to fill that position for the next meeting.

4. ELECTION OF CHAIR, VICE-CHAIR

Both Mr. Ucci and Mr. Contant are entering the second year of their two year terms as Chair and Vice-Chair respectively, so no elections for these positions were necessary.

5. APPOINTMENT OF OFFICERS

Elliot Lake Retirement Living has two positions defined as Officers under the by-laws, those of General Manager and Corporate Secretary. It was resolved:

22-01-858 *“That Rhona Guertin be appointed General Manager, and Douglas Kearns be appointed Secretary to the Board for 2022.”*

Moved by Mr. Berthelot
Seconded by Ms. Orser

Carried

6. EXECUTIVE COMMITTEE AND NORDEV

The Board addressed the empaneling of the Executive Committee. After discussion, it was unanimously approved that the Executive Committee would consist of Mr. Contant, Mr. Ucci, Mr. Farkouh and Mr. de Bortoli.

The Board then unanimously agreed that all Directors of ELRL would be Directors of NorDev.

7. MINUTES OF MEETING OF DECEMBER 22, 2021

The Board reviewed the Minutes of the last meeting and it was resolved:

22-01-859 *“That the Minutes of the meeting of December 22, 2021 be approved as amended.”*

Moved by Mr. McCarthy
Seconded by Mr. Berthelot

Carried

8. STONE RIDGE

Ms. Brown reviewed her written report and the financial position of the golf course and business plan for 2022. There was some discussion of the possibility of a sale of the golf course (which was fully addressed later in the meeting) and after full discussion, it was resolved:

22-01-860 *“That the review of the 2021 performance of Stone Ridge and the 2022 business plan be approved.”*

Moved by Mr. Hukezalie
Seconded by Mr. Houle

Carried

9. 2022 BUSINESS PLAN FOR ELRL

Ms. Guertin commenced with a general discussion of the Business Plan for 2022 and a review of the performance of the Corporation in 2021. After a general discussion, the following staff members gave presentations on the following topics:

Presenter	Topic
Ms. Guertin	Finance - Tab 4 in Binder
Ms. Brown	Marketing/Revenue - Tab 3 in Binder Physician Recruitment
Mr. Kados	Property Management - Tab 7
Ms. Guertin	Human Resources - Tab 5
Ms. Guertin	Business Development - Tab 6
Ms. Guertin	Capital - Tab 8

As part of the Business Development portion of the meeting, the General Manager updated the Board on progress with Spine Road and financing discussions. The General Manager wished to deal with any final decisions on proceeding with Spine Road at a separate meeting.

After a full discussion of all topics presented, it was resolved:

22-01-861 *“That the Business Plan for the Corporation for 2022 be accepted as presented.”*

Moved by: Mr. Houle

Seconded by: Mr. Berthelot

Carried

10. 2022 NORDEV BUSINESS PLAN AND FINANCIAL STATEMENTS TO DECEMBER 31, 2021

The Board approved that the agenda be amended to allow for the presentation of the business plan for the Hampton Inn by Ms. Penner. Ms. Penner reviewed with the Board the performance of NorDev, the 2022 Business Plan and the Financial Statements to December 31, 2021 and after discussion it was resolved:

22-01-862 *"That the Business Plan for 2022 for NorDev and its Financial Statements to December 31, 2021 be accepted as presented."*

Moved by Mr. Farkouh
Seconded by Mr. Berthelot

Carried

11. SALE BY THE CITY OF THE GOLF COURSE

The Board then returned to the Elliot Lake Retirement Living agenda and the General Manager presented information on the possible sale by the City of Elliot Lake of the Stone Ridge Golf Course to a numbered company. After full discussion a resolution was put on the floor:

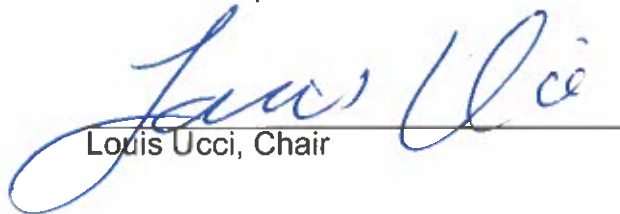
22-01-863 *"That the Board recommend to the City that it withdraw from any discussion of the sale of the golf course"*

Moved by: Mr. Hukezalie
Seconded by: Mr. Farkouh

Defeated

12. ADJOURNMENT AT 6.43 P.M.

By unanimous consent, the Elliot Lake Retirement Living meeting was then adjourned, with the date for the next meeting set for Wednesday May 19, 2022 at 3:00 pm.



Louis Ucci, Chair

NORDEV GROUP

ANNUAL MEETING
BY ZOOM
WEDNESDAY, FEBRUARY 2, 2022

PRESENT: LOUIS UCCI, Chair
GIL CONTANT, Vice Chair
FERN HOULE
ALEX BERTHELOT, Jr.
GEORGE FARKOUH
NORMAN MANN
DAN MARCHISELLA
PAT ORSER
MIKE HUKEZALIE
ROB DE BORTOLI
GORDON McCARTHY

OFFICERS: RHONA GUERTIN General Manager
DOUGLAS KEARNS Corporate Secretary

1. **CALL TO ORDER** by Chair, at 6:20 p.m.
2. **APPROVAL OF AGENDA:** Unanimous consent.
3. **CHAIR AND VICE CHAIR**

By unanimous consent it was agreed that Mr. Ucci be the Chair of NorDev and Mr. Contant be the Vice Chair of NorDev.

4. **APPOINTMENT OF OFFICERS**

By unanimous consent it was resolved that Rhona Guertin be appointed General Manager, and Douglas Kearns be appointed Secretary to the Board for 2022.

5. **APPROVAL OF MINUTES OF DECEMBER 22, 2021**

It was resolved:

22-01-864 *"That the Minutes of the meeting held December 22, 2021 be accepted"*

Moved by Mr. Farkouh
Seconded by Mr. McCarthy

Carried

6. **NORDEV MEETINGS**

By unanimous consent, meetings of NorDev are to follow the meetings of Elliot Lake Retirement Living and the meeting was adjourned.


Louis Ucci, Chair