

# Trochu Housing Corporation Meeting

## Regular Meeting

Monday, July 17<sup>th</sup>, 2023

Town of Trochu Administrative Office, Trochu, AB

4:00 PM to 5:00 PM

## Minutes

**Directors Present:** Ken King, Barry Kletke, Carl Peterson, Chris Reeds,  
Paula Kowalchuk, Ron Zook

**Alternate Directors Present:** Wade Christie

**Alternate Directors Absent:** Jaime Martel

**Management Present:** Jamie Collins, Sam Smalldon

**Recording Secretary:** Jamie Collins

- Action items are highlighted

The Chair, Barry Kletke called the meeting to order at 4:02 pm

### 1. Approval of Agenda

*Vice Chair Paula Kowalchuk made the motion to approve the agenda as amended.*

**CARRIED**

### 2. Approval of Minutes

- a) Minutes from the Regular Meeting of June 12, 2023

*Director Ken King made the motion to approve the Regular Meeting Minutes*

**CARRIED**

### 3. Business Arising from the Minutes

- a) Project Grants

On December 22<sup>nd</sup>, 2022, the Continuing Care Capital Grant Application was submitted. We are waiting to hear the outcome of this grant before we can apply for the Alberta Affordable Housing and CMHC Grants. We know the grant application has been reviewed, and there were no questions. Sam has reviewed the other grant applications and can confirm they are ready to send if the Continuing Care Capital Grant is approved.

- b) Government Relations

*MP Damien Kurek & MLA Nathan Cooper*

We have continued to pursue this. Mayor Barry Kletke has been in conversation with MP Damien Kurek and MLA Nathan Cooper. Both meetings were positive. Specifically, MP Damien Kurek did confirm there is CMHC funding available for three rural projects in Alberta, this doesn't mean Trochu's project will be chosen, but it does mean that funding exists.

c) Position of Project on Site and Current ASP Draft

No changes are recommended currently.

d) Public Consultation Process

We should schedule a meeting with the Life Lease Holders sometime soon to answer any questions they may have.

e) Community Advisory Engagement and Feedback

This is an important piece of the plan. When capital grant funding has been secured, meetings with the community will occur to gather final input for the detailed planning. This project is built by the community for the community. A grant announcement in August or September would need a community consultation event in September or October.

f) Investing Life Lease Deposits

Sam can confirm that he has received a few inquiries from people that have life leases, they have all been pleased to learn that their deposits are collecting interest.

g) Revised 2022 Financial Statements

2022 Financial Statements presented with small revisions.

*Director Chris Reeds approved the revised 2022 Financial Statements.*

**CARRIED**

#### **4. New Business**

a) Project Workplan

The next step in the work plan is to complete the grant funding steps, and we are in a waiting period to hear the outcome of the Continuing Care Capital Grant Application. The hope is that we hear soon.

b) Project Partnership with Covenant Health

Still continuing to meet monthly, the partnership is strong with open and transparent meetings.

c) Town of Trochu Borrowing – Town Debt Ratios

Continue to work with Assistant Deputy Minister (ADM), waiting on grant funding to be secured, and then we will seek permission to increase the debt ratio. We are working to be as prepared ahead of time as we can be. Important that after the grant announcement, The Town of Trochu & Trochu Housing Corporation requests a delegation with Kneehill County to provide an update and request an extension to the current agreement if needed.

d) 2023 Project Planning Budget and ASP Approval for Site Work

The ASP Approval for Site Work is on hold until the outcome of the Alberta Continuing Care Capital Grant is known.

**5. Pending Matters**

a) Trochu Seniors Housing Society

They meet monthly and continue to do a great job at informally (word of mouth) keeping the public informed.

**6. Key Messages**

Will continue to update social media with life lease sales. No formal key messages until the Alberta Continuing Care Capital Grant outcome is known. Again once an announcement is received, it will be important to reach out to the community and project partners with key messages.

**7. Next Meeting – September 11<sup>th</sup>, 2023, from 4:00 PM to 5:00 PM at the Town of Trochu Administrative Offices.**

**8. Adjournment**

*The meeting was adjourned at 4:30 PM*