

**Minutes of the Meeting
Of the Board of Directors of New Path Foundation**

**Wednesday January 19, 2022 – 6:00 p.m.
Barrie Common Roof & Microsoft Teams**

Present: Bill Macdonald, Jeff Schreiter, Betty Ann Lewis, Bill Forster, Joe Johnson, Linda Loftus, Jim Gerhart, Lauren McNair, Paul Pratt, Benjamin Zhu, James Thomson, Maureen Armstrong

Regrets: Patti Norris, Carolyn Stevenson

Guests: Dave Howard – Homes for Heroes
Fern from Royal Canadian Legion (Ferris Lane Branch)

BOARD BUSINESS

1. **Welcome/ Call to Order** - Bill Macdonald called the meeting to order at 6:02 p.m.
2. **Declaration of Conflicts** – No conflicts were declared.
3. **Presentation – Homes for Heroes** – Bill welcomed Dave Howard from Homes for Heroes. He provided an overview of his organization, noting the main focus is supporting our veterans. The goal is to help veterans who need a temporary home with the objective of finding employment and then a permanent home and they may also need help with post-traumatic stress. They have to want help. They want to come into a community of peers with others with the same experiences. They are looking for a hand up, not a hand out. Why such tiny homes – very few possessions. The program was developed by talking to veterans and taking what they learned to develop the program. (Barrick style tiny houses, no more than 20 homes and a resource center where they can get counselling on site (wraparound concept). Dave explained the intake process – where a needs analysis is completed and an individual program is created for each veteran. At the same time, on-site counsellors help with finding resources (i.e. veteran's affairs, federal government. If Drug or alcohol programs the veteran has to access recovery off site and the home is held for them when they return. Not meant to be a permanent housing solution (average 1 – 3 years). Average age is 30 -50 years old and some have physical or mental issues. Calgary is the smallest and opened 10 years ago and has had 10 graduates. Some are sharing apartments and are mentoring the current vets. Each home is named after a Canadian armed forces veteran who has fallen. They have a village in Calgary and Edmonton, are finalizing the planning process for Kingston, and currently planning for Winnipeg. The goal is to be across the country. The Ontario government is supportive and committed to assisting. The biggest challenge is land. They have been able to bridge the gap with Federal, Provincial and Municipal governments. Dave noted it is cheaper to build and house them, than to keep them on the streets. The concept is "Built BY veterans FOR veterans" with the overall goal to end the issue. They want to work together and serve those who served our country.

Questions were raised and answered.

How do they qualify? – the program is open to anyone who served the country and wants support to move forward

How to get the word out? – they work with social service groups for one year prior to getting the project up and running (anyone who can and wants to help)

James asked Fern if the Legion is on board with giving up part of their land. Fern noted the discussion did not yet take place due to Covid, but there is interest.

The Ask: They require 1 acre of serviced land close to services and bus routes. They want to be in a community where vets can access services and volunteer/work. They need access to transit and grocery stores. Preferably the land is properly zoned (if not, they will work with the province). They are interested

in our location, but need more information. Ideally, they are looking for a donation of land or looking to the province to fund. They have commitment from Housing Minister to contribute.

James noted a nice fit in terms of our long-term plans and funding for social purpose housing.

Next steps for Dave are to get as much information as possible. He needs to get his planner involved and work with the City. Both organizations (New Path Foundation and the Legion) need to come to agreement that they are willing to move forward. The Offer would be conditional on site-plan approval from City of Barrie.

Action: Fern will bring back to his team and suggesting a follow up meeting at the legion with another presentation to the full executive teams.

Action: James will have a follow up discussion with a team from the Board and once a decision has been made, James will reach out to Fern and cc. Dave, to set up a meeting.

James thanked Dave and Fern and noted will be in touch.

Feedback from the Board following the presentation

- we need to be logical and address any red flags. Even though the intent is good, we need to ensure it makes sense for us
- cautioned about having safeguards in place, with clear conditions, so they cannot flip the land to make money
- looks great politically, but what will look like after 5 years?
- concern noted that no track record and a thin project management personnel with mostly volunteers
- would there be a Barrie Project Manager assigned?
- we need to do our due diligence and ensure all of our questions are answered
- we could view their financials as they would be public
- need to consider the mess there would be during the build and clean up
- suggested we talk to who is in charge in the Calgary and Kingston project to get insight.
- we could also look at case studies on some of the projects that are up and running or deemed to move forward
- we know the Mayor is on board, so there is support from the municipal level
- we discussed forming an Asset Management Committee/Working Task Force of 3 to 4 Board members to delve deeper and get our questions answered (suggested members Linda or Lauren, Paul, Jeff or Joe from Finance, Bill F and James). Linda will be away all of April, but agreed to participate as a volunteer, not to lead
- suggested that we approach the Stout's (Real Estate Firm in Orillia) to determine if they would be interested in participating on this committee
- good direction around conditions precedent and areas we need to satisfy ourselves

4. Consent Agenda Items

Approval of Previous Minutes – December 17, 2021. There were no questions or concerns noted with respect to the previous minutes.

President & CEO Report – No questions raised with respect to James' report.

Moved: by Betty Ann Lewis and seconded by Jeff Schreiter to approve the Consent Agenda as received. All in favour. Motion carried.

5. Committee Updates

Finance Committee – Paul noted the committee met last Monday. Lisa McKee (Accountant) has joined the committee in an advisory capacity. She will work with them to help streamline the bookkeeping

process and financial reporting to make it more user friendly. They hope to have more details for the next meeting.

We remain in good shape financially

Human Resources – There was no meeting in December. James sent the revised HR Handbook to the staff team for review and feedback by Friday and they will then bring it to the February meeting.

Services – Jim announced that he will be resigning from the Board effective today. He has enjoyed his three years on the Board, but has a lot on his plate at this time. He has turned his items over to James.

James noted the committee will be looking at what changes they need to make and thanked Jeff for volunteering to step down from Finance to participate on the Services committee. James will onboard him and connect with him outside of this meeting. He noted that Jeff can also reach out to Jim with any questions.

James asked the Board to continue to send out recruitment posters so that hopefully we can fill some positions.

Executive – Bill noted they spent some time talking about Jim's departure and what they want to do with finance. He noted the most important issue at this time is the USG.

James updated that he had a conversation with all of the partners and brought forward our concerns and the strain on the organization if we continue with the USG moving forward. He noted there was disappointment around the table. He informed them that we will honor the current USG for Barrie for this fiscal, but next year we will look at a repayment plan for their partnership fees plus interest over the remaining terms of the lease, per location. Will look at what is reasonable and fair. James has sent some calculations to the finance committee. James confirmed that they will still be partners, but we need to look at how this will work. While they are disappointed, they are now aware of our concerns and James is hopeful we can work together to find an agreeable solution moving forward.

Action: James will do a one-page summary and include our recommendations for the partners to bring to their boards.

Some options expressed were looking at Van City for re-financing the mortgage; looking at a percentage of sale (if we ever sold the buildings).

6. **Business Arising**

a) Elevator Speech – James sent out and received some feedback from Joe. As a result, he decided to also add in resources about what we do (collaborative space and resources) and include the 5 W's: Who (CR), What (place making); Where (Barrie, Collingwood and Orillia), When (on-call 24 -7), and Why (because we believe in the concept and can do so much more). James noted the Board can add their own words once they are comfortable with the 5 W's.

It was decided that no motion is required for this, but it should become part of our marketing package and the Board can modify with their own words.

b) Branding – Name Change - James noted we received more logos from Mount Inc, which James sent out and Ben shared. James asked for feedback. Feedback was offered, but everyone agreed that it is very personal and there isn't going to be agreement from everyone on one logo. It was suggested to get feedback from the Georgian College Marketing class, as an outside source who aren't tied to the organization.

James wants to respect time that Mount Inc. put into this and is wondering if there are elements we all like that they can put together. Then maybe have Georgian College students vote along with Foundation staff and nail down to 3 or 4 to present at the April Board meeting for a final vote. After we decide on logo then we can determine colour. Everyone was in agreement.

c) Georgian College Marketing Class – James presented a Power Point today to the Georgian College Marketing students. The students have been divided into working groups and will work over the next few months operating as a small business and will develop a marketing plan, logo, etc. James will be the point person for them to reach out to. At end of their term, they will do a presentation and we will vote and choose which team we want to go with including the work of Mount Inc.

d) Land Acknowledgement – James noted this is a work in progress. He received feedback from Jim. James will review all information and come up with a final working draft. James previously attended a presentation at Banac and they noted we will never get it right the first time as we will always get feedback of something we overlooked. However, as long as it's an ongoing process we are honoring the indigenous culture and their land and we need to recognize it will always be a work in progress.

Action: James will send out the latest draft in the next meeting package. It will be a statement for Simcoe County and then one for each area where we have a Common Roof (Barrie, Orillia and Collingwood).

7. **New Business** – No new business was tabled.

8. **Adjournment - Moved:** by Linda Loftus to adjourn the meeting at 7:35 p.m.

Bill Macdonald, Chair

Next Meeting Date: Wednesday February 16, 2022 – 6:00 p.m.

January 19, 2022