



## THE ORCHARDS

Orchards Residents Association  
Annual General Meeting  
Monday, June 20, 2022 @ 7:00 PM  
In-Person

### Meeting Minutes

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1. Peter Tsoukalas acted as Chairperson for the meeting.
2. The Chairperson explained that two meetings would be held. The first would be the official Annual General Meeting which would primarily involve the election of Residents to the Board of Directors and appointment of an Auditor for 2022. The second one would be held after, where there would be an update given about The Orchards and the Residents Association. The floor would then be open to questions the residents may have.
3. Peter Tsoukalas called the meeting to order at **7:08pm**.
4. The Chairperson introduced the current Orchards Resident Directors, Robyn Andrishak, Happy Vyas, Candance Kruk, Lindsay MacDermott, and Sam Kemble. The Chairperson introduced himself, Peter Tsoukalas, Senior Development Manager, Brookfield Residential, Nathan Petersen, Senior Manager Finance & Planning, Brookfield Residential, and Stephen Musselwhite, Development Manager, Brookfield Residential.
5. The Chairperson asked Stephen Musselwhite to act as Secretary for the meeting, with the consent of the Voting Members. As there was no objection the Chairperson appointed Stephen Musselwhite as Secretary.
6. The Chairperson requested Nathan Petersen to act as Scrutineer for the meeting, with the consent of the Voting Members. As there was no objection, the Chairperson appointed Nathan Petersen as Scrutineer.
7. The Chairperson then explained the voting rules. He stated that unless otherwise specified, all items to be approved by the Voting Members are by way of ordinary resolution, which requires at least 50% of the Voting Members present in person or by proxy, voting in favor. All votes will be conducted in the first instance by a show of the voting card received or otherwise as the Chairperson directs. A poll may be demanded by the Chairperson or by 10% of the Voting Members present. Polls shall be taken in such a manner as the Chairperson may direct.
8. The Chairperson asked for a motion dispensing with the reading of the Notice calling the meeting. Cherise Frederick so moved. Lindsay MacDermott seconded the motion. The Chairperson declared the motion carried.
9. The Chairperson asked the Secretary to provide proper proof of mailing of the Notice of the Meeting to the Members. The Secretary confirmed that she had confirmation from Jaime Dowling the General Manager that emails &/or mail packages were sent to the residents. The Chairperson then asked that it be filed in the Minute Book along with the Minutes of this meeting.
10. The Chairperson then stated that pursuant to the Articles of the Association, the lesser of twenty (20) Voting Members or ten (10%) percent of the Voting Members either personally present or represented by proxy constitutes a quorum. For this meeting, at least twenty (20) Voting Members will be required. The Chairperson asked the Scrutineer for her report. The Scrutineer reported that there were **215** Brookfield votes in respect of lots registered in the name of Brookfield, **11** Voting Members represented in person, and **1** represented by proxy for a total of **227 votes**.
11. The Chairperson declared the meeting to be duly called and properly constituted for the transaction of business.

12. The Chairperson asked for a motion to approve the Minutes of the Annual General Meeting held on October 6th, 2021 also mailed with the Notice of Meeting and Information Circular, and were also posted on the Orchards website. Sam Kemble moved to approve the Minutes of the Annual General Meeting held on October 6th, 2021. Lindsay MacDermott seconded the motion. The Chairperson declared the motion carried.
13. The Chairperson asked for a motion to dispense with the reading of the Directors Report for January 1, 2021 through December 31, 2021 fiscal year, also mailed with the Notice of Meeting and Information Circular, and was also posted on the Orchards website. Samantha Boyce moved that the reading of the Director Report be dispensed with. Lindsay MacDermott seconded the motion. The Chairperson declared the motion carried.
14. The Chairperson then proposed to receive, as information, the Auditor's Report and Financial Statements of the Association for the year ended December 31, 2021. Nathan Petersen reviewed the Financial Statements and answered related questions.
15. The Chairperson indicated that the next item of business was the election of Directors. The Chairperson stated that ten (10) Directors be elected and serve until the next Annual General Meeting of the Association. The Chairperson asked for a motion to this effect. Cherise Frederick moved that ten (10) Directors be elected to serve until the next Annual General Meeting of the Association. Pearl Frederick seconded the motion. The Chairperson declared the motion carried.
16. The Chairperson announced Brookfield Residential is entitled to appoint up to three (3) Directors and has appointed Peter Tsoukalas as President, Nathan Petersen as Treasurer, and Stephen Musselwhite as Secretary to the Company's Board of Directors.
17. The Chairperson announced there are currently seven (7) vacant positions on the Board. The following eight (5) members in good standing have indicated an interest in being nominated as Directors of the Association, to hold office for a one-year term or until their successors are elected or appointed.
  - Robyn Andrishak
  - Candace Kruk
  - Sam Kemble
  - Chelsey Bonnelo
  - Lindsay MacDermott
18. The Chairperson then asked for a motion to elect as Directors, the persons nominated, to hold office for a one-year term or until their successors are elected or appointed. Pearl Frederick so moved. Ilona Storie seconded the motion. The Chairperson declared the motion carried.
19. The Chairperson then asked for a motion that nominations be closed. Cherise Frederick moved that the nominations for Directors be closed. Lindsay MacDermott seconded the motion. The Chairperson declared the motion carried.
20. The Chairperson then asked the nominees to introduce themselves and give a quick explanation as to why they would like to serve on the board.
21. The Chairperson stated that as (7) Resident Directors are required and (5) have shown interest a vote will not be necessary. The Chairperson declared that Robyn Andrishak, Candace Kruk, Sam Kemble, Chelsey Bonnelo, and Lindsay MacDermott have been elected to serve on The Orchards Residents Association Board of Directors for a one-year term, or until their successors are elected or appointed.
22. The Chairperson then asked for a motion to elect as Directors, the persons nominated, to hold office for a one-year term or until their successors are elected or appointed. Pearl Frederick so moved. Cherise Frederick seconded the motion. The Chairperson declared the motion carried.
23. The Chairperson then thanked all the nominees and congratulated the successful resident directors.



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**24.** The Chairperson then stated that the next item on the Agenda was the appointment of the Auditor. The Chairperson asked for a motion that the Board of Directors appoint BDO Canada as auditor for the fiscal period ending December 31, 2022, and that the Directors be authorized to fix remuneration. Lindsay MacDermott so moved. Pearl Frederick seconded the motion. The Chairperson declared the motion carried.

- Happy Vyas, a member in good standing indicated an interest in being nominated as a Director of the Association, to hold office for one-year term or until successors are elected or appointed.
- The Chairperson then asked for a motion that nominations reopen. Candace Kruk moved that the nominations reopen. Cherise Frederick seconded the motion. The Chairperson declared the motion carried.
- The Chairperson then asked for a motion to elect as Director, Happy Vyas, to hold office for a one-year term or until their successors are elected or appointed. Pearl Frederick so moved. Lindsay MacDermott seconded the motion. The Chairperson declared the motion carried.
- The Chairperson declared that Happy Vyas, Robyn Andrishak, Candace Kruk, Sam Kemble, Chelsey Bonello, and Lindsay MacDermott have been elected to serve on The Orchards Residents Association Board of Directors for a one-year term, or until their successors are elected or appointed.

- 25.** The Chairperson then asked if there was any further business to transact at the Annual General Meeting of the Association. There was none.
- 26.** The Chairperson then asked for a motion to terminate the meeting. Samantha Boyce moved that the Meeting be terminated. Pearl Frederick seconded the motion.
- 27.** The Chairperson called for a vote of all in favour of the motion and all against. All were in favour. The Chairperson declared the motion carried and the meeting terminated at **7:46pm**.

*Stephen Musselwhite*

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STEPHEN MUSSELWHITE, Secretary