

**Port Credit Business Improvement Association
Annual General Meeting
The Port Credit Residences
Wednesday November 5th, 2014**

Marion Morewood called the meeting to order at 7:00 pm

Board Members Present: Marion Morewood, Ric Cooper, Councillor Jim Tovey
John Bozzo, Theresa Baird, Jeff McPhee, Howard Klein,
Brian Foster, Jen McAneney

City Clerk: Crystal Greer

Regrets: Claudette Edwards and Brenda Anderson

General Membership:

Peter Whitaker	Whiterock Media/Lakeshore Pools
Vince Pietracupa	Bristol Marine Ltd.
Mona Abdul	Stavebank Florist
Marion Klinnert	Private Moments Lingerie & Ladies Wear
Vlad Bogdanovich	Northshore Dentistry
John Cassan	John Cassan Real Estate & Appraisals
Bruce Forth	Bruce J. Forth Law
Brenda McGarrell	Brett Creative Planning
Dominic Sarraccini	Salon Sarraccini
Lydia Ordoñez-Niles	Impressionable Gifts
Danny Sahdra	Sahdra Holdings Ltd.
Deirdre Mallehe	Deirdre Mallehe Music Inc.
Patrick Fritz	Sassy Teas
Gay Peppin	Adventure Canada
Johnathan Giggs	Property Owner
Wayne Petryk	Centre City Capital/PCHM
Don Marland	ReMax Professionals Inc.
Geoff Edwards	Edwards Lakeside Veterinarian Clinic
Olga Trentin	Eyewear by Olga
Gabriela Walach	Queen Spectacle

Associate Members:

Ginty Burns	Yoga Seven
Martha Sheppard	Ladybug Harbor
Marcelo Pazan	Pazan Gallery
Gloria Rego	Pazan Gallery
Pat Anderson	Westaire Heating & Air Conditioning & MWF

Guests:

Connie Mesih	City of Mississauga, Finance
Shelley Tsolakis	City of Mississauga, Community Services
Karin Phuong	City of Mississauga Planning & Building
John Kiru	TABIA/OBIAA
Dave Timms	Resident
Max Letham	Resident
Sandra Smale	Resident
Ron Duquette	Southside Shuffle Blues and Jazz Festival
Yvonne Cooper	Resident

Staff:

Ellen Timms
Beatrice Moreira-Laidlow
Trevor Gordon

General Manager
Business Development Coordinator
Marketing & Events Coordinator

Chair's Greetings

Marion Morewood welcomed the general membership, introduced and thanked board members and staff for their hard work and commitment to the PCBIA. Marion also welcomed City Clerk Crystal Greer and John Kiru, Executive Director of TABIA (Toronto Association of BIAs) and Past President of OBIAA.

Disclosure of Pecuniary Interest

None declared.

Disclosure of Conflict of Interest

None declared.

Approval of the 2013 Annual General Meeting minutes**Motion:**

Peter Whitaker moved that the minutes of the 2013 AGM be approved as read.

Seconded by Jeff McPhee

Carried

Actions Arising – Howard Klein

- Member concerns regarding need security cameras.
- Preliminary discussion with Peel Police.
- Continued dialogue with City of Mississauga.
- Port Credit has the lowest incidents of crime in all Mississauga and not warranted.

Councillor's Report – Jim Tovey

- Privileged to be associated with PCBIA and committed to taking Port Credit to the next level.
- Intent on having Parking-in-lieu payment reduced.
- Lakeshore corridor transportation study ongoing. Reducing gridlock from QEW – 403 may provide opportunity to continue the Queensway over the Credit River.

Annual Report – Ellen Timms, General Manager

- Provided written report including highlights of board minutes.

Discussion – Boundary Expansion

- City Staff provided a map of the proposed area.
- Present to Council December 8th, 2014.
- Process, next steps, City Clerk will notify.

Don Marland suggested the PCBIA continue with the expansion plans, he fully supports it.

Audited Financial Statements – Marion Morewood, Chair

Marion presented the audited financial statements and asked everyone to review them. Bruce Forth requested financials be more itemized – note to financial statement.

Motion:

Bruce Forth moved that the PCBIA request auditors in instances where the PCBIA receives money on behalf of 3rd parties and pays funds out, that a note be made to financial statements documenting those amounts.

Seconded by Howard Klein

Discussion:

- PCBIA raises funds for events and spends specifically the raised amount and only on the project for which it was designated.
- PCBIA is audited by City of Mississauga selected firm, currently KPMG.

Carried

Motion:

Peter Whitaker moved that the PCBIA Financial Statements be accepted.

Seconded by Jeff McPhee.

Carried

Presentation of Draft Constitution – Ellen Timms per Claudette Hope-Edwards

E. Timms presented the Draft Constitution and stated changes mirror the Municipal Act and incorporate Bill 130.

John Kiru assured the membership that the Draft Constitution is appropriate and if there are amendments they could be added at this time.

Motion

John Cassan moved that the new Draft Constitution be adopted.

Seconded by Jeff McPhee

Discussion

- To determine clearly whether a person is a tenant – in some BIAs it is required to present a lease.
- Review Draft Constitution concerns regarding geographical boundary of PCBIA office location.

Motion

Bruce Forth moved to amend the document to include Clarke Memorial Hall on paragraph 3.1 Draft Constitution to add the end of PCBIA at 161 Lakeshore Rd. W. Mississauga, Ontario.

Seconded by Theresa Baird

Carried

Motion

John Cassan moved to adopt the amended Draft Constitution of the PCBIA.

Seconded by Dr. Geoff Edwards

Carried.

Election of Board of Directors 2014-2018

Ellen Timms introduced the list of Nominees as follows:

1. Mona Abdullahi
2. Brenda Anderson
3. Theresa Baird
4. John Bozzo
5. Ric Cooper
6. Claudette Hope-Edwards
7. Patrick Fritz
8. Howard Klein
9. Jennifer McAneney
10. Brenda McGarrell
11. Peter Whitaker

E. Timms asked if there are any nominations from the floor
Howard Klein nominated Bruce Forth.
All nominees presented a brief verbal biography.
No other nominations were brought forward

Motion

John Cassan moved that Nomination be now closed

Seconded by Dr. G. Edwards

Carried

Appointed Scrutinizers:

Vince Pietracupa, Don Marland, Jonathan Giggs

John Kiru advised that there is nothing in the Constitution that would prevent the PCBIA from expanding the size of the Board and stated that this membership can elect all nominees if they so choose to do so.

Motion

Don Marland moved that all 12 Nominees be accepted to the PCBIA Board of Directors

Seconded by Jonathan Giggs

Carried

Ellen Timms thanked the retiring Directors for their service on the Board, Jeff McPhee, Brian Foster and Marion Klinnert and welcomed the new elected Directors to the PCBIA Board.

Member Input:

- Need of Hardware Store.
- Alignment of Stavebank Rd.
- Outgoing Board preliminary Budget.
- Parking study results not available.
- Strategic Plan – add parking enhancement
- PIL not in the OMA
- Reduction of PIL from \$8,000 to \$2,500 per parking spot

New Business:

- High rents
- Educate Landlords – for potential new business.
- Restaurant district
- John Kiru – the future of BIAs require the use of E-commerce. Storefront showroom with shipping of online orders in back.
- Plans for the Imperial Oil site – unlikely residential.
- At this point unsure if Walmart will be tenant in development at 501 Lakeshore Rd. East.

Adjournment

Motion:

Howard Klein moved that meeting be adjourned at 9:00pm

Seconded by Ric Cooper

Carried