

## Minutes – Public

Public Minutes of the Combined Meeting of the Board of Directors of Build Toronto Inc. (BTI) and the Toronto Port Lands Company (TPLC) (collectively, the “Board of Directors”)

Date: October 9, 2020

Time: 11:00 a.m.

Location: Teleconference

### Call to Order

The Vice Chair of the Board of Directors confirmed that a quorum was present and called the meeting to order at 11:45 a.m.

### Declarations of Interest under the Municipal Conflict of Interest Act and the Ontario Business Corporations Act

No conflicts were declared.

1. Approval of Previous Board of Directors Public Minutes of July 23, 2020.  
The Board of Directors received the public report from the Chief Executive Officer, CreateTO dated October 9, 2020.

**MOTION:** On motion by Ron Carinci, seconded by Paula Fletcher, the Board of Directors approved the previous Board of Directors public minutes of July 23, 2020.

### In Camera MOTION

On motion by Ron Carinci seconded by Dennis Fotinos, the Board of Directors resolved to close part of the meeting to the public to give consideration to confidential matters according to By-law No. 1 of the Corporations and the Companies’ Shareholder Direction at 11:47 a.m.

*During the in camera session, the Board of Directors discussed the following matters. The agenda items were discussed in a different order than noted in the Agenda.*

2. Approval of Previous Board of Directors Closed Session Minutes of July 23, 2020,
3. Build Toronto Inc.
  - (i) Pinewood –
    - a. Financing Update
    - b. Castlepoint Update

(ii) 4050 Yonge St. – Planning Matters

4. Toronto Port Lands Company – Studio City Update – Studio Expansion Plan at 945 Lakeshore Blvd E and Building Upgrades at 915 Lakeshore Blvd E
5. Q2 2020 Financial Results
6. Build Toronto Inc. and Toronto Port Lands Company Board of Directors – Officers, Financial Signing Authorities – Amendment
7. Action Items
8. CEO Update
9. Other Business

**Adjournment**

**MOTION:** On motion by Ron Carinci and seconded by Marcie Zajdeman, the Board of Directors resolved to adopt the recommendations from its closed session and direct that these matters remain confidential in accordance with By-law No. 1 of the Corporations and the Companies' Shareholder Direction. The Board of Directors resumed its public session at 12:34 p.m. and the meeting was adjourned at 12:35 p.m.

**Attendance:**

	11:45 p.m.to 11:47 a.m. Public Session	11:47 a.m. to 12:34 p.m. In-Camera Session	12:34 p.m. to 12:35 p.m. Public Session
Dino Chiesa, Chair	x	x	x
Ron Carinci, Vice Chair	✓	✓	✓
Ana Bailão	✓	✓	✓
Marni Dicker	✓	✓	✓
Paula Fletcher	✓	✓	✓
Dennis Fotinos	✓	✓	✓
Sandra Levy	✓	✓	✓
Marcie Zajdeman	✓	✓	✓

✓ Members were present for some or all of the time indicated.

x Members not present for some or all of the time indicated

**Also Present** (at the invitation of the Board):

Brian Johnston, CEO, CreateTO

Carlo Bonanni, Vice President, Land & Development Planning, CreateTO

Courtney Glen, Deputy Chief of Staff, City of Toronto

Don Logie, Senior Vice President, Development, CreateTO

Jaspreet Hansra-Kulasingam, Chief Financial Officer, CreateTO

Josie Scioli, Deputy City Manager, Corporate Services, City of Toronto

Mary Ormond, Associate General Counsel, CreateTO

Mike Whelan, Senior Vice-President Development, CreateTO

Nick Simos, Director - Portfolio Execution, CreateTO

Steven Trumper, Chief Legal Counsel and Corporate Secretary, CreateTO

Susan O'Neill, Director, Communications and Marketing, CreateTO

Vic Gupta, Senior Vice President, Strategic Development, CreateTO

Recording Staff: Lisa Palumbo, Senior Law Clerk, CreateTO

(Signed) "Ron Carinci"

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Vice Chair

(Signed) "Steven Trumper"

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Chief Legal Counsel & Corporate  
Secretary, CreateTO