

**Minutes of the Board of Directors
City of Toronto Economic Development Corporation
o/a Toronto Port Lands Company**

**Meeting
Monday, July 8, 2013**

The Board of Directors of City of Toronto Economic Development Corporation operating as Toronto Port Lands Company (TPLC), met at 2:05 p.m. on Monday, July 8, 2013, Citigroup Place, 123 Front Street West, Suite 1610, Main Boardroom, Toronto

*Member	July 8, 2013 2:05 p.m.
Mike Williams, Chair	X
Josie Scioli	Absent
John Livey, Director	X
Joe Farag, Director	X-via teleconference

* Members were present for part or all of the meeting.

TPLC

Michael Kraljevic	President & CEO
Jerry Prypasniak	Corporate Secretary and General Counsel/Recording Secretary
Winston Young	Chief Financial Officer
Ashutosh Sanghvi	Controller
Judith Nichols	Law Clerk/Recording Secretary

Attendees for Item 20130708-6

*Honary Art Eggleton, The Senate of Canada
Councillor Kristyn Wong-Tam, City of Toronto, Toronto-Centre Rosedale
Mike York, President (Local 27), The Carpenters Union
Mark Maloney, Partner, Urban Consulting*

Mike Williams, Chair, called the meeting to order.

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

None declared.

Confirmation of Minutes

On motion by Joe Farag seconded by John Livey, the Board confirmed the minutes of the previous Toronto Port Lands Company Board meetings held on April 2, 2013 and April 29, 2013.

20130708-1 President & C.E.O.'s Verbal Report

On motion by Joe Farag and seconded by Joe Livey, the Board deferred this report due to time constraints.

20130708-2 General Labour Contract 2013-2015 - Request For Quotation No. 2013-TPLC002

The Board considered a report (April 25, 2013) from the Senior Property Manager recommending that the Board to authorize the awarding of the General Labour Contract for 2013 – 2015 (RFQ No. 2013 -TPLC002) to Nymark Construction Corp.

On motion by John Livey, seconded by Joe Farag, the Board authorized and approved:

- (i) the awarding of the General Labour Contract to Nymark Construction Corp. as the successful bidder for 2013-2015; and**
- (ii) any two (2) officers of TPLC to execute any and all necessary documents required to complete the award of the contract.**

20130708-3 TPLC 2013 Q1 Financial Update

The Board received the TPLC 2013 First Quarter Report (June 27, 2013) from the Senior Vice President and CFO and the Controller and Director of Procurement

On motion by Joe Farag, seconded by John Livey, the Board deferred review of this matter due to time constraints.

20130708-4 TPLC Investment Policy

The Board considered a report (June 27, 2013) from the Chief Financial Officer and the Controller & Director of Procurement requesting that the Board approve the form of TPLC Investment Policy

On motion by John Livey and seconded by John Livey, the Board approved the form of TPLC Investment Policy with minor modifications.

20130708-5 Procurement Policy Update

The Board received a report (June 27, 2013) from the President & CEO, the Chief Financial Officer and the Controller & Director of Procurement requesting that the Board receive the TPLC Procurement Policy for information

On motion by Joe Farag, seconded by John Livey, the Board deferred review of this matter due to time constraints.

20130708-6 Expo 20-25

Councillor Kristyn Wong-Tam gave a verbal presentation regarding a proposal for support of the Expo 20-25 Bid. Senator Art Eggleton, Mike York and Mark Maloney also contributed to the presentation

On motion by John Livey, seconded by Joe Farag, the Board received the presentation for information purposes and agreed to consider the requests for support and report back to Councillor Wong-Tam.

20130708-7 Policy on Use of TPLC Resources during an Election

The Board considered a report (June 27, 2013) from the President & CEO, the Chief Financial Officer and the Director of Human Resources & Administrative Services requesting that the Board approve the Policy on Use of TPLC Resources during an Election

On motion by John Livey, seconded by Joe Farag, the Board approved and authorized the Policy on Use of TPLC Resources during an Election.

Recess

On motion by John Livey, seconded by Joe Farag, the Board recessed at 3:00 p.m. to meet in-camera to discuss the following matters:

Approval of the In-Camera Minutes of the Board Meetings of April 2, 2013 and April 29, 2013

20130708-8 Cargill Limited, Lease Extension at 220 Unwin Avenue, Toronto
**(Confidential – Security of the Corporation's Property)*

20130708-9 Green Soils, Lease Renewal at 348 Unwin Avenue, Toronto
**(Confidential – Security of the Corporation's Property)*

20130708-10 Pattison Outdoor, Lease Renewal for 10 x 20 Billboard at 15 Booth Avenue, Toronto

**(Confidential – Security of the Corporation's Property)*

20130708-11 Purchase of Hydro Surplus Land at 450 Commissioners Street, Toronto

**(Confidential – Security of the Corporation's Property)*

20130708-12 Litigation Update

**(Confidential – Security of the Corporation's Property)*

20130708-13 PLAI & Studio Precinct Option Agreements Update

**(Confidential – Security of the Corporation's Property)*

20130708-14 New/Other Business, if any.

**(Confidential – Security of the Corporation's Property)*

Confirmation of Minutes

On motion by Joe Farag seconded by John Livey, the Board confirmed the minutes of the previous Toronto Port Lands Company Board meetings held on April 2, 2013 and April 29, 2013.

20130708-8 Cargill Limited, Lease Extension at 220 Unwin Avenue, Toronto

The Board considered a confidential report (June 6, 2013) from the President & CEO and Senior Property Manager requesting authorization for a Lease Extension and Amending Agreement for five (5) years with Cargill Limited

On motion by John Livey, seconded by Joe Farag, the Board approved the Lease extension based on the terms of the report.

20130708-9 Green Soils, Lease Renewal at 348 Unwin Avenue, Toronto

The Board considered a confidential report (June 6, 2013) from the President & CEO and Senior Property Manager requesting authorization of the finalization of a Lease for five (5) years with two further five (5) year options with Green Soils Waterfront Inc.

On motion by Joe Farag, seconded by John Livey, the Board approved the Lease based on the terms of the report.

20130708-10 Pattison Outdoor, Lease Renewal for 10 x 20 Billboard at 15 Booth Avenue, Toronto

The Board considered a confidential report (June 4, 2013) from the President & CEO and Senior Property Manager requesting authorization of a License Agreement with Pattison Outdoor Advertising LP

On motion by John Livey, seconded by Joe Farag, the Board approved the License Agreement based on the terms of the report.

20130708-11 Purchase of Hydro Surplus Land at 450 Commissioners Street, Toronto

The Board considered a confidential report (July 2, 2013) from the President & CEO, Senior Vice-President & CFO and Corporate Secretary & General Counsel regarding the potential purchase of 450 Commissioners Street, Toronto

On motion by Joe Farag and seconded by John Livey, the Board approved completion of the purchase based on the terms of the report.

20130708-12 Update of Litigation Matters

The Board received a confidential report (June 25, 2013) from the Corporate Secretary & General Council regarding the status of various litigation matters

On motion by John Livey and seconded by Joe Farag, the Board deferred this matter for consideration due to time constraints.

20130708-13 PLAI & Studio Precinct Option Agreements Update

The Board received a confidential report (June 26, 2013) from the President & CEO, the Senior Vice-President & CFO and Corporate Secretary & General Counsel setting out various proposals

On motion by John Livey and seconded by Joe Farag, the Board deferred this matter and instructed management to obtain additional information for submission to the Board within four weeks.

20130708-14 Other Business/if any
Surplus Lands in East Bay Front - 15 Freeland Street and 17
Cooper Street, Toronto


The Board received an Appraisal Report handed out by the President & CEO regarding the potential sale of surplus rail spurs at 15 Freeland Street and 17 Cooper Street, Toronto

On motion by Joe Farag and seconded by John Livey, the Board received this appraisal for information purposes.


The Board resumed in public session at 3:20 p.m. to report on the actions taken at the in camera session.

Adjournment

The meeting adjourned at 3:25 p.m.



Chair



President and Chief Executive Officer