

**MINUTES of the OPEN SESSION of the
Investment and Real Estate Committee Meeting of
The Toronto Waterfront Revitalization Corporation
Via Hybrid: In-Person and Microsoft Teams
Thursday, March 14, 2024 at 1:00 p.m. local time**

PRESENT: Alysha Valenti (Chair)
Andrew MacLeod
Leslie Woo

REGRETS: Jack Winberg

ATTENDANCE WATERFRONT TORONTO

George Zegarac - CEO, Waterfront Toronto
Ian Ness - General Counsel
Meg Davis - Chief Development Officer
Chris Glaisek - Chief Planning & Design Officer
Kevin Greene - Chief Operating Officer
David Kusturin - Chief Project Officer
Julius Gombos - SVP, Project Delivery
Pina Mallozzi - SVP, Design
Kristina Verner - SVP, Strategic Policy & Innovation
Rose Desrochers - VP, Human Resources and Administration
Cameron MacKay – VP, Communications and Public Engagement
Aaron Barter - Director, Innovation and Sustainability
Ed Chalupka – Director, Government Relations
Mira Shenker - Director, Communications & Public Engagement
Michael Wolfe - Director, Development
Angela Li – Senior Development Manager
Carol Webb - Sr Manager, Communications & Public Engagement
Catherine Murray - Associate General Counsel
Charmaine Miller - Executive Assistant to the CEO & Board Admin

Also, in attendance for all or part of the meeting were:

- Kevin Sullivan, Director, Waterfront Toronto
- Vania Emerson, Anamika Srivastava, Jennifer Côté, Stephanie Alessi, Infrastructure Canada
- Anna Golovkin, Bill Raymond, Ontario Ministry of Infrastructure
- Jay Paleja, Waterfront Secretariat, City of Toronto

Ian Ness acted as Secretary of the meeting. Alysha Valenti welcomed everyone to the meeting of the Investment and Real Estate Committee (“IREC” or the “Committee”) of the Toronto Waterfront Revitalization Corporation (“Waterfront Toronto” or the “Corporation”). Ms. Valenti advised that the public session would be recorded and acknowledged that this was her first meeting as Committee Chair. Ms. Valenti also congratulated Andrew MacLeod on his recent reappointment to the Board.

With notice of the meeting having been sent to all members of the Committee in accordance with the Corporation’s By-laws and a quorum being present, the Chair called the meeting to order at 1:04 p.m. and declared the meeting was duly constituted for the transaction of business.

1. Land Acknowledgement

Alysha Valenti acknowledged Indigenous Peoples’ presence and connections to lands under revitalization by Waterfront Toronto.

2. Motion to Approve Meeting Agenda

ON MOTION duly made by Andrew MacLeod, seconded by Leslie Woo and carried, it was **RESOLVED** that the Meeting Agenda be approved as tabled.

3. Declaration of Conflicts of Interest

There were no conflicts of interest declared.

4. Consent Agenda

a) Draft Minutes of the Open Session November 16, 2023 IREC Meeting

Draft minutes of the Open Session of the Investment and Real Estate Committee meeting held on November 16, 2023.

ON MOTION duly made by Leslie Woo, seconded by Andrew MacLeod and carried, it was **RESOLVED** that the Minutes of the Open Session of the IREC Committee meeting held on November 16, 2023 were approved, as tabled.

b) 2024 IREC Committee Workplan and Annual Mandate Review

The Committee received and approved a committee workplan for the balance of this calendar year to March 2025 to address the roles and responsibilities of the Committee as set out in it’s mandate.

c) Development Projects Dashboard and Statistics

The Development Project Dashboard & Statistics report was taken as read. There were no items of concern to be highlighted.

d) Environmental, Social and Governance (ESG) Update

An updated ESG report was provided for information to the Committee. The material was taken as read, however staff provided several brief highlights including an update on accessibility matters arising from a recent audit by our internal auditors, MNP, as well as matters relating to the activities of the Accessibility Advisory Committee.

5. Update on Villiers Island Matters

Mira Shenker, Director, Communications and Public Engagement provided an update on next steps for ongoing public and Indigenous engagement on Villiers Island planning and development.

6. Update on Quayside Matters

Carol Webb, Senior Manager, Communications and Public Engagement provided an update on efforts to advance public consultation in support of municipal approvals for the Quayside project.

7. Motion to go into Closed Session

ON MOTION duly made by Leslie Woo, seconded by Andrew MacLeod and carried, the Committee **RESOLVED** to go into a Closed Session to discuss agenda items 8, 9, and 10 in a Closed Session as permitted by By-Law No. 2 of the Corporation. The exception relied for the discussion for item 8 is provided in the minutes of the Open Session November 16, 2023 IREC meeting contained in item 4(a) of this agenda, for item 9 is Section 6.1.1(l), and for item 10 is Section 6.1.1(l) of By-Law No. 2. The Committee will continue in Open Session at the end of the Closed Session to discuss and vote on any resolutions pertaining to the Closed Session.

8. Consent Agenda

Draft Minutes of the Closed Session November 16, 2023 IREC Meeting

9. Update on Villiers Island Matters

10. Update on Quayside Matters

11. Motion to Resume Open Session

In accordance with By-Law No. 2 of the Corporation, and the Closed Session discussion having been completed, **ON MOTION** duly made by Andrew MacLeod, seconded by Leslie Woo and carried, the Committee **RESOLVED** to go into Open Session.

12. Resolutions Arising from the Closed Session

Item 8 Draft Minutes of the Closed Session on November 16, 2023

ON MOTION duly made by Leslie Woo, seconded by Alysha Valenti, and carried, it was **RESOLVED** that the Investment and Real Estate Committee approves the Minutes of the Closed Session of the IREC meeting held on November 16, 2023 as tabled.

13. Termination of the Meeting

There being no further business, **ON MOTION**, duly made by Andrew MacLeod, seconded by Leslie Woo and carried, it was **RESOLVED** that the meeting be adjourned at 2:34 p.m. local time.

14. Directors Only Discussion

Committee Chair

Secretary of the Meeting