CANMORE
COMMUNITY HOUSING

Board of Directors Meeting Minutes
CCH Boardroom – 100, 729 10 Street
April 9th, 2026
3:00 p.m. – 5:00 p.m.

Board Members in Attendance:	Rob Murray	Sean Krausert
	Jeff Mah	Jessie Fonseca
	Karen Dyberg	Wade Graham
	Leah Lechelt	
	Matt Simmonds	
Board Members Absent:	Todd Kunst	
Others in Attendance:	Therese Rogers	
	Ron Lechelt	
	Jeffry Chaves	

1. Call to Order
Sean Krausert called the meeting to order at 3:02 pm

- **Motion 2026.038:** Moved by Karen Dyberg to approve the agenda as amended at 3:05pm

CARRIED

- **Motion 2026.039:** Moved by Matt Simmonds that the Board approve the 2025 Audited Financial Statements as presented by Avail

CARRIED

- **Motion 2026.040:** Moved by Jeff Mah that the Board appoint Avail as the auditors for CCH for the 2026 term.

CARRIED

- **Motion 2026.041:** Moved by Wade Graham to approve the April 2nd meeting minutes at 4:04pm

CARRIED

- **Motion 2026.042:** Moved by Matt Simmonds that the Board approve the transfer from the Ptarmigan Point sales proceeds in the amounts of:

- $410,000 to the Special Initiative Reserve
- $330, 634 to the Capital Reserve

to restore the funds used from these reserves for Ptarmigan Point construction.

CARRIED

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- **Motion 2026.043:** Moved by Jessie Fonseca that the board approve Ledcor Change order PCO 006R2 as presented, in the amount of 669,707.07, to be funded from the project budget for 100 Palliser.

CARRIED

- **Motion 2026.044:** Moved by Wade Graham at 4:36p.m. that the Board move into an In Camera session to prevent the disclosure of:

- **Section 30(1)(c)(iii)** of the *Access to Information Act* (ATIA), to prevent the disclosure of information related to the Town's negotiating position.
- **Section 29(1)(a)** of the *Access to Information Act* (ATIA), to prevent the disclosure of advice, proposals, recommendations, analyses, or policy options developed by or for the public body, including background factual information and information provided for informational purposes only; and
- **Section 29(1)(g)** of the *Access to Information Act* (ATIA), to prevent the disclosure of information that could reasonably be expected to reveal pending budgetary decisions.

CARRIED

- **Motion 2026.045:** Moved by Karen Dyberg to come out of camera at 5:03pm.

CARRIED

Next meetings

Next regular scheduled board meeting April 16th, 2026

4. Meeting Adjournment

- **Motion 2026.046:** Moved by Sean Krausert to adjourn the meeting at 5:04 p.m.

CARRIED

Additional Notes for Public Awareness:

CCH is steadfast in its commitment to addressing the housing challenges facing our community through innovative, inclusive, and sustainable solutions. Our priority is to balance the immediate housing needs of residents with long-term growth and financial sustainability. Initiatives such as the Palliser Lane project, enhanced digital systems for applicant management, and strategic collaborations with local stakeholders exemplify our forward-thinking approach.

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We are dedicated to fostering transparency, inclusivity, and community engagement by providing regular updates on key developments and ensuring our programmes remain accessible to all. The board's ongoing efforts aim to enhance operational efficiency, maximize available resources, and create opportunities for diverse populations within Canmore.

Your feedback is invaluable to shaping our strategies and achieving shared goals. Together, we continue to build a community where housing is equitable and sustainable for current and future generations.

Executive Director

Chair