

**Meeting of 23 January, 2019**  
**Barton-Stone/Mount Hope United Church, Hamilton**

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Present: Deborah Laforet (Chair), Jean Bethune, Margaret Blewett, Rhonda Johns, Christina Paradela, Ted Smith, Sybil Wilson, Kate Young (via conference call), Cheryl-Ann Stadelbauer-Sampa (Executive Secretary), Sue Duliban (Executive Assistant)

Regrets: Robert Lawson

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Meeting called to order by Deborah Laforet, Chair

Worship & Check-in: Deborah led all in reading a New Creed and sharing check-in and Acknowledgement of Territory.

**Minutes of November 14, 2018**

**MOVED:** Sybil Wilson, **SECONDED:** Margaret Blewett  
Acceptance of the Minutes of the meeting of Region 9 Transition Commission on  
November 14, 2018. **CARRIED**

**Business Arising**

1) Governance Handbook

**MOVED:** Ted Smith, **SECONDED:** Kate Young  
Acceptance of the Horseshoe Falls Regional Council Governance Handbook. **CARRIED**

2) Update re finances

**MOVED:** Christina Paradela, **SECONDED:** Jean Bethune  
That any two of the following five have the authority to endorse expenses for Horseshoe Falls Regional Council: Diane Blanchard, Sue Duliban, Ruthanna Mack, Cheryl-Ann Stadelbauer-Sampa and the Treasurer of Horseshoe Falls Regional Council (to be named). **CARRIED**

3) Report on Gathering with On/Que Indigenous Ministries (Rhonda, Deborah, C-A) (To be carried forward to the next meeting on February 27)

**Transition**

*From Presbyteries*

1) Hamilton: Ker-Tapleypoint Review. Cheryl-Ann reviewed the Ker-Tapleypoint situation and asked permission of the regional council to follow through on a proposed strategy. The action to be taken is to have a new, interim M&P Committee with a coach for the board and the M&P Committee. Diane Blanchard to provide M&P training.

Cheryl-Ann suggested Ryk Hawley as possible regional council representative on the interim M&P Committee and Margaret Bain as a coach for the board.

There was discussion about the situation at Ker-Tapleypoint and ensuring that support is in place for the minister. C-A noted that there are a series of recommendations in the review that do provide support.

**The Regional Council agreed to endorse the strategy put forward by Cheryl-Ann Stadelbauer-Sampa, with details to be provided at the next meeting.** (Cheryl-Ann to contact Ryk Hawley and Margaret Bain).

2) Niagara: Review of St. John's Stephenville

Niagara Presbytery passed a motion directing that "Region 9 conduct a review at St. John's Stephenville official board, its oversight of the Embrace Foundation, and the roll of Rev. Dr. Brian Brown. Carried. (Motion 12-06)"

Margaret provided some background / history on the Embrace Foundation and the clergy mentioned. Cheryl-Ann noted that a review would seem a strong step to take and would perhaps not be the correct action to take, given that the concerns seem to be more with the conduct of a retired minister than the congregation. She added that she felt more information was required.

There was further discussion about next steps and whether or not immediate action needed to be taken. Mention was made of possible mechanisms to lodge complaints whether against or by any of the parties involved (ie OV, through the workplace harassment process). It was felt that immediate action did not need to be taken and it was suggested that further investigation and determination of next steps could be the Covenant Commission's first job. Cheryl-Ann added that she will make pastoral visits to all three ministers involved.

**MOVED:** Christina Paradela, **SECONDED:** Sybil Wilson

That Horseshoe Falls Regional Council acknowledges receipt of the recommendations from Niagara Presbytery, and will determine the next steps as necessary and return to the issue in the future. **CARRIED (One absention)**

3) Confirmation of Existing Representatives

**MOVED:** Sybil Wilson, **SECONDED:** Christina Paradela

That Horseshoe Falls Regional Council confirms the appointment of A) pastoral charge supervisors; and B) representatives assisting congregations with either Pastoral Relations matters or other items, such as property as in place in the preceding Presbyteries at December 31, 2018 and as reported to the Regional Council. A listing to be provided as an appendix to these minutes once all Presbyteries have reported. **CARRIED**

4) **MOVED:** Margaret Blewett, **SECONDED:** Ted Smith

That Horseshoe Falls Regional Council confirms the granting of a licence to celebrate the sacraments according to the terms of The Manual 2019 and as authorized by the preceding Conferences (Hamilton, All Native Circle Conference, and Toronto). **CARRIED**

5) **MOVED:** Christina Paradela, **SECONDED:** Ted Smith

That Horseshoe Falls Regional Council authorizes the Executive Minister to secure the services of Paul Miller on a contract basis to work with communities of faith or governing bodies where there is a change in the life cycle of a congregation a maximum of two times until March 1<sup>st</sup> when Lynne Allin assumes the position of Minister, Congregational Support and Mission for the Region. **CARRIED**

**Correspondence** (To be carried forward to the next meeting on February 27)

- 1) Worship United Project
- 2) Request from Retirees' Association (letter to Peter)

**Pastoral Relations**

1) Recognition of Trained Liaisons

Ted noted that the training session he attended was a very informative and well run day and it was a blessing. At the conclusion people were hopeful and ready to become engaged.

**MOVED:** Sybil Wilson, **SECONDED:** Ted Smith

That the list of trained pastoral relations liaisons for Horseshoe Falls Regional Council be approved. **CARRIED**

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For information: when it is time to appoint a liaison, Diane Blanchard will try to secure someone from the list of those recently trained and let them start their work and the liaison will be confirmed at the next meeting of the regional council. As the list of those trained was approved, it is assumed there would be no issues with someone appointed from that list.

2) Request of Fonthill U.C.

"Whereas the minister Rev. Garry van Bruchem served notice of his intention to retire from full-time ministry a year from now, that Fonthill United Church Council requests the Horseshoe Falls regional council to appoint a regional council liaison to assist in the pastoral relations process."

Provided for information. The regional council acknowledged that the request was received and directed that Cheryl-Ann be in touch with Fonthill so she can advise them of the material available to being looking at the process. Diane Blanchard to followup.

**Pastoral Charge Supervisors**

1) East Plains United appointment of pastoral charge supervisor

**MOVED:** Jean Bethune, **SECONDED:** Ted Smith

That Harold Wells be appointed Pastoral Charge Supervisor for the January 28<sup>th</sup> meeting of the Governing Body of East Plains U.C., Burlington, to cover Barbara Fullarton's absence due to vacation.

**CARRIED**

2) Canfield-Oneida appointment of pastoral charge supervisor

**MOVED:** Margaret Blewett, **SECONDED:** Ted Smith

That Robert Lawson be appointed Pastoral Charge Supervisor for Canfield-Oneida for the period of Jennifer Bawden's (DLM) restorative care leave.

**CARRIED**

Ted Smith offered to provide any mentoring support that Robert might need.

For information: A supervisor is needed for Grand River U.C. due to Susan Beaver's RCP leave effective January 1<sup>st</sup>. Diane Blanchard and Kim Uyede-Kai are working together to secure a supervisor sensitive to the concerns of the ministry.

**Request for a Change in Pastoral Relations**

1) Request for change in pastoral relations: Rev. Greg White

**MOVED:** Sybil Wilson, **SECONDED:** Margaret Blewett

That Horseshoe Falls Regional Council approve the request for change in pastoral relations for retirement for Rev. Greg White, effective June 30, 2019.

**CARRIED**

**Request for a Vacancy**

1) Trinity U.C., Oakville in process. It was agreed more information was required, particularly around the position description. Tabled until information received.

2) South Cayuga Pastoral Charge in process. There were numerous questions regarding the financial information provided; only budget information was shown, not current information, no trustees' report. Ted Smith recommended the request be sent back so that more detail can be provided. Ted will take the request back to South Cayuga. It was suggested that the new finance and demographic profiles that are part of the new processes be completed.

**Calls/Appointments**

1) St. Paul's, Oakville – Call (Deborah Laforet)

Deborah Laforet left the room and Sybil Wilson assumed the chair.

**MOVED:** Margaret Blewett, **SECONDED:** Jean Bethune

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To approve the call of Deborah Laforet to St. Paul's United Church, Oakville, effective March 1, 2019, with the terms noted on the Covenant for Call sheet (PR450). **CARRIED**

2) Westminster, Mississauga – Call (Irene Ty)

**MOVED:** Ted Smith, **SECONDED:** Jean Bethune

To approve the call of Irene Ty to Westminster United Church, Mississauga, effective April 8, 2019, with the terms noted on the Covenant for Call sheet (PR450). **CARRIED**

The question of establishing a minimum telephone amount was raised. It was suggested that this would be work for the Human Resources Commission; Cheryl-Ann noting that the regional council's work is to manage the volume until the work is given to the commissions.

Deborah Laforet resumed the chair.

### Covenanting Services

1) Debra McGill - Kate Young will serve as the regional council representative for Debra McGill's covenanting.

Cheryl-Ann noted that a covenanting service will be required, in consultation with the congregation's liaison, as suits their worship style. The covenanting vows are required, but the rest of the service including the time/date, will be at the design of the congregation.

Shirley Botarro from St. Paul's will serve as the regional council representative for Deborah Laforet's covenanting.

### Property

1) Request of Mountainview United Church

Brief discussion regarding the request. Agreement that it is not uncommon to go through a series of developers (this is the fourth potential buyer). And Edge, with whom Mountainview is working, is a trusted organization.

**MOVED** by Sybil Wilson, **SECONDED** by Christina Paradela, that Horseshoe Falls Regional Council give its consent to the request from Mountainview United Church:

- (1) to the sale of certain Real Property, the legal description of which is LT 49, PL 493, except PTS 1-4, 30R5206, S/T R060779, R060782 in the City of St. Catharines, Regional Municipality of Niagara, and the municipal address of which is 150 Glendale Avenue in the City of St. Catharines, Ontario, pursuant to an agreement between the Trustees of Mountainview United Church, a congregation of The United Church of Canada, as Seller, and Ambria Homes Inc., as Buyer, dated the 11<sup>th</sup> day of January, 2019, and subject to regional council approval, the terms of which are as follows:
  - a. Purchase price of 2 acres of land \$2,500,000, church renovations and demolition costs \$900,000 to \$1,200,000 million dollars CDN.
  - b. 3 days after signing there is a \$10,000.00 deposit held in escrow until the waiver of the church conditions are met (approval of the Regional Council within 16 days of signing)
  - c. 3 days after the waiver of the satisfaction of the purchaser's conditions (Section 3.0) there is a \$90,000.00 non-refundable deposit required.

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- d. 3 business days after the waiver of all conditions of closing there is a third non-refundable amount of \$300,000.00.
- e. VTB Charge: On closing, the Seller agrees to give and the Buyer agrees to take back a mortgage to be registered in first position against the title to the real property in the amount of \$2,100,000.00 (the VTB Charge) bearing interest at the rate of 3.50% per annum, calculated and compounded semi-annually and not in advance until maturity, with the VTB charge maturing on the date that is the earlier of three years after the closing date or 30 days after the registration of a plan of condominium or subdivision on the subject's land. The VTB Charge shall incorporate the Standard Charge Terms filed by Dye and Durham as number 200033 and such other reasonable terms as may be required by the Seller, including without limitation receivership clauses and environmental representations and warranties and indemnity, and shall also contain, and shall also be subject to, those terms privileges and conditions set out in the Agreement of Purchase and Sale and Schedule D annexed thereto. The parties agree that the Seller shall have the right to increase the face value of the VTB charge by \$250,000.00 as security for costs that may be incurred to move any construction lien from title to the Retained Lands in respect to the Demolition and Renovation Contract. The parties further agree that upon the completion of all work as provided for in the Demolition and Renovation Contract that the VTB charge and the expiration of any and all lien periods with respect to such contract without any lien having been registered that the VTB charge shall be reduced by the value of the Contract Value. The Seller shall publish a notice of substantial completion in the Daily Commercial News within 5 days of the consultant's written confirmation that all renovation works have been satisfactorily performed in accordance with the contract, such confirmation not to be arbitrarily withheld.
- f. Closing Date: March 24, 2019

- (2) to the following disposition of the proceeds arising from the transaction:  
To repay the accumulated debt of Mountainview United Church and to repay the Niagara Extension Council.  
Use of the remaining proceeds after these debts have been satisfied to be determined in consultation with the Regional Council at a later date." **CARRIED**

2) Request of St. Stephen's United Church, Burlington

The documentation provided was clear. Regional council was pleased the property is being sold to a hospice.

**MOVED** by Sybil Wilson, **SECONDED** by Kate Young, that Horseshoe Falls Regional Council give its consent:

(1) to the sale of certain Real Property, the legal description of which is PTLT 18 Conc 2, South of Dundas Street, as in 110823 except 162874, 322751, 351659, 367435, 711034, 721331, 841932 Burlington/Nelson TWP, and the municipal address of which is 2258 Parkway Drive in the City of Burlington, Ontario, pursuant to an agreement between the Trustees of St. Stephen United Church, a congregation of The United Church of Canada, as seller, and Burlington Rotary Community Hospice Inc., as buyer, dated the 15<sup>th</sup> day of January, 2019, and subject to regional council approval, the terms of which are as follows:

Purchaser: Burlington Rotary Community Hospice Inc.

Sale Price: \$3,100,000.

Deposit: \$50,000

VTB Charge:

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For a portion of the purchase price, the Buyer shall give and the Seller shall take back a mortgage in the amount of \$2,600,000.00 (the VTB charge) to be registered in first position to the title to the Property, bearing interest at the rate of Royal Bank of Canada Prime Rate + 1.5% per annum until maturity. The rate of interest will be set on the registration date for the first year of the charge. The rate of interest shall be re-calculated on each subsequent anniversary of the VTB charge for the year next following such anniversary date. The VTB charge shall have a term of five (5) years and shall be amortized over 25 years and have blended monthly payments of principal and interest in arrears. The VTB charge will be fully open for repayment at any time without notice, bonus or penalty. On the first year anniversary of the registration of the VTB charge, the Buyer will make a principal payment in the amount of \$500,000.00 to the Seller and the monthly payments will be reduced accordingly by the prepayment. The VTB charge shall contain Standard Charge Term 200033 and shall further contain the clauses set out in Schedule B to the Agreement of Purchase and Sale between the Seller and the Buyer for said real property dated January 15<sup>th</sup>, 2019.  
Closing Date: April 1, 2019

(2) to the following disposition of the proceeds arising from the transaction: That the regional council endorses the concept behind the proposed disbursement of assets, but that no monies be disbursed until regional council can review the priorities identified by the congregation. **CARRIED** (One abstention)

3) Capital Grant Application, Fairview United Church, Brantford

It was agreed that more information was required regarding project finance details, concern with the church's deficit, requesting a financial statement at Dec. 31 and clarification about the amount being asked for. Cheryl-Ann will write to Fairfield requesting the information.

**Meeting Updates**

March 2, 2019 gathering planning is underway. Will be held at St. Andrew's, Georgetown from 10 to 3. It is intended to be a time for the region to get know each other, ask questions and build community. It had been suggested that buses might be provided for folks from Erie and Niagara. It was agreed that encouraging carpooling would be a better option.

**Website Templates** – to be carried forward.

**Additional Grants**

Sybil will do an amended form and send to C-A and Sue.

Next meeting: February 27, full day meeting 10 am to 4 pm at Barton Stone United.

Meeting Adjourned