



North Peace Housing Foundation

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Westview Development Committee Meeting
Central Office – Peace River, Alberta
August 2, 2023

Chairperson Schamehorn called the meeting to order at 4:55 pm. with the following members present:

Town of Peace River	Schamehorn, Byron
Village of Hines Creek	Reintjes, Hazel
County of Northern Lights	Schug, Kayln
Northern Sunrise County	Boisvert, Dan
MD of Peace #135	Eastman, Sandra

Also present: Executive Director Tammy Menssa , Director of Finance, Director of IT, Communications and Stakeholder Relations, Don Good. Don Good acted as recording secretary.

Purpose and Goals

Advance the project by identifying needs, determining phasing and design, budget and funding models.

Ideas on Proposals

Being the first meeting, discussion occurred over a wide range of subjects. As a result, action items etc., will be listed under the following headings.

Legal and regulatory requirements

- Ask for Alsiha Mody (TPR) to discuss zoning and rezoning options with Committee at next meeting.
- Investigate 55+ Regulations

Community Engagement

- Create some usage and facility scenarios

Budget and Funding Models

- Revenues from sale of properties
- Goal: Balance of affordable and self-sustaining
- Research commercial revenue generation options allowed under affordable funding guidelines
- Needs assessment timeline

Next Steps and Action items

- Get aerial view of property for next meeting
- Research funding and financing options (Life Lease etc., access to equity, amendments to leases)
- Research Tax implications
- Research adjacent properties
- Explore option for NPHF Maintenance Building

Chairperson

Recording Secretary