WHEATLAND HOUSING MANAGEMENT BODY
REGULAR MEETING
June 18, 2026

Minutes of the Regular Meeting of the Wheatland Housing Management Body, held at the Wheatland Lodge, 76 - 2nd Street, Strathmore, Alberta on Thursday, June 18, 2026, at 7:00 PM.

Board Members Present:

Wheatland County	G. Koester ~ Board Chair
Hospice Society	D. Dunlop
Town of Strathmore	J. Chisholm
Town of Strathmore	R. Wegener
Strathmore Lions Club	D. Geiger
Village of Standard	M. Gauthier
Wheatland County	K. Clayton
Wheatland County	R. Laursen

Attendees Present:

Chief Administrative Officer	C. Hickey
Maintenance Supervisor	P. Neufeld ~ *Exited at 9:22 PM*
Site Manager	C. Shworak
Social Housing Manager	A. Durnan ~ *Via Zoom exited at 7:40 PM*
Administrative Assistant	T. Duxbury ~ Recording Secretary

Absent:

Member At Large	J. Aschenbrenner
Village of Hussar	L. Schultz
Village of Rockyford	L. Smith

Board Chair, **KOESTER**, called the meeting to order at 7:03 PM.

Read Mission Statement & Vision Statement

Agenda

RESOLUTION 46-06-01
Agenda

CLAYTON MOVED to approve the agenda as presented.

- Carried Unanimously.

Guest – Chris Reid ~ Green Maple Estates Presentation

RESOLUTION 46-06-02
Green Maple Estates

GAUTHIER MOVED to accept Green Maple Estates Presentation as information.

- Carried Unanimously.

Chris Reid exits meeting at 8:01 PM

- Discussions on Green Maple Estates Presentation.

GK ZLO

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Consent Agenda

- Regular Board Meeting Minutes – May 21, 2026
- Board Resolution Action
- Financial Reports – Lodge & Social Housing – April 2026
- Maintenance Reports – Lodge & Social Housing
- Social Housing Report
- Site Manager Report
- CAO Report
- Committee Reports N/A

RESOLUTION 46-06-03
Consent Agenda

LAURSEN MOVED to approve the Consent Agenda as presented.

- Carried Unanimously.

Old Business

Social Housing ~ N/A

Lodge

Town of Strathmore – Land Transfer Update

- Dunlop, Clayton and Koester attended a meeting with the Town of Strathmore CAO regarding DP and Land Transfer.
- The WHMB CAO is directed to send a letter to all municipality CAO's and Councillors.
- There has been approximately 0.75% increase in costs due to inflation since the last presentation.

RESOLUTION 46-06-04
Inflation Update

LAURSEN MOVED that the CAO be directed to send a letter to all Municipal CAO's and Councillors advising them that, regarding the new lodge project that there is no new meaningful information to give an update, that there is an approximate 0.75% increase in costs due to inflation and that WHMB's AHPP application has been moved to SLMP. Once WHMB has an update in the application, WHMB will provide municipalities with an update.

- Carried Unanimously.

New Business

Social Housing

Credit Card

- Social Housing credit card to be updated to the new Social Housing Manager, Andrea Durnan.

RESOLUTION 46-06-05
Credit Card

GAUTHIER MOVED that the Social Housing credit card be updated to the new Social Housing Manager, Andrea Durnan.

- Carried Unanimously.

ZLD

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Lodge
Smoking Area for Residents and Visitors

- WHMB is required to establish a safe designated smoking area for the residents.
- This includes a concrete pad, cover and partial closure.

RESOLUTION 46-06-06
Smoking Area

CLAYTON MOVED to approve WHMB to build a designated smoking area, at a cost of up to $20,000, at the location of the management's choice.

- Carried Unanimously.

I-37 Resident and Tenant – Smoking and Vaping in Designated Area

- Review and discussion of the policy.

RESOLUTION 46-06-07
I-37 Policy Approval

LAURSEN MOVED to approve I-37 Resident and Tenant – Smoking and Vaping in Designated Area as presented.

- Carried Unanimously.

Chair Report ~ Glenn Koester

- Attended Housing 101 webinar put on by ASCHA.
- The deck slides and accompanying comments are available.
  - An email will be forwarded to all Board Members.
- Meetings will be scheduled with the appropriate parties to discuss the new build and potential partnership models.
  - Resolutions will be updated accordingly once further information is available.

RESOLUTION 46-06-08
Chair Report

KOESTER MOVED to accepted Chair Report as presented.

- Carried Unanimously.

Important Dates

Next Meeting Date

- Thursday July 16, 2026 (at the Call of the Chair)

Following Meeting Dates

- Thursday August 20, 2026 (at the Call of the Chair)
- Thursday September 17, 2026

RESOLUTION 46-06-09
Adjournment

KOESTER MOVED the meeting adjourn at 9:24 PM.

- Carried Unanimously.

Chair

Terry Duxbury
Recording Secretary