

## NORTHERN MAPLE UTILITIES INC. – BOARD MEETING NO. 008

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### *Meeting Information*

**Meeting Date:** June 30, 2026  
**Meeting Time:** 11:00 AM EST  
**Meeting Location:** PMD Arena – 68 Main St W. Drayton, ON

**Attendees:** Gregg Davidson (Chairman, Board Member)  
Manny Baron (President, Board Member)  
Patrick Kelly (Treasurer, Board Member) online  
Reeba Arif (Secretary, Board Member)  
John Mohle (Board Member) online  
Lori Woodham (Board Member)  
Paul Douglas (Board Member) online  
Kim Keller (Attendee)  
Vincent Guan (Attendee) online

**Regrets:**

**Distribution:** Board Members, President

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### *Review of Quorum & Proposed Agenda*

*Quorum was established with 7 board members present.*

Section 1: Call to Order  
Section 2: NMU Updates  
Section 3: Communications  
Section 4: Finance and Operations  
Section 5: Capital Projects  
Section 6: Other Business  
Adjournment

*The proposed agenda was adopted by the Board.*

The Board shall adopt the agenda at the beginning of the meeting, and may, upon agreement of a majority of those members present at the meeting, add or delete items from the agenda.

*Notes from the meeting have been added in italics; action items have been recorded in **bold**. Items being tracked are in grey.*

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Item	Discussion:	Action By:
1	<b>Call to Order</b>	
1.1	<p><b>Call to Order</b>  <i>June 30, 2026: Meeting #008 called to order at 11:02 am.</i></p>	
1.2	<p><b>Approval of Agenda</b>  <i>June 30, 2026: Agenda approved by PD, seconded by JM, carried.</i></p>	
1.3	<p><b>Approval of Previous Meeting Minutes</b>  <i>June 30, 2026: Motion to approve minutes May 05, 2026, by LW, seconded by PK, carried.</i></p>	
2	<b>Northern Maple Utilities (NMU) Updates</b>	
2.1	<p><b>Administration Procedures</b>  <i>June 30, 2026: Update by Treasurer</i></p> <ul style="list-style-type: none"> <li>• <i>Grant funding transfer/payments – Agreements finalized regarding grant funding, development charges and debt administration.</i></li> <li>• <i>The Debt Management and Payment Administration Agreements outline how debt will be managed by the MSC rather than the Township of Mapleton, and how applicable payments received by the Township will be transferred to the MSC.</i></li> <li>• <i>The Township has obtained ~\$27.6 million in grant funding for water and wastewater infrastructure projects. ~\$3.3 million in outstanding debt within the NMU. Under the agreements, responsibility for both would transfer to NMU.</i></li> <li>• <i>The Township is working with Graham to update the financial model and assess debt servicing over a 40-year period. Original modelling projected a 5.5% rate increase without grant fundings, which was reduced to 3.5% over 12 years following receipt of ~\$10 million in HEWS funding. Since then, an additional ~\$12 million in HSWS funding has been secured, and the updated model will assess the impact on rates.</i> <ul style="list-style-type: none"> <li>• <b>PK to work with Graham to update the financial model.</b></li> </ul> </li> </ul> <p>RECOMMENDATION:</p> <ul style="list-style-type: none"> <li>○ <i>THAT the Board of Directors receive the Debt Transfer Indemnity Agreement and the Payment Administration Agreement, as negotiated between Northern Maple Utilities Inc. and the Township of Mapleton, for information; and further,</i></li> <li>○ <i>THAT the Board of Directors approve the Debt Transfer Indemnity Agreement and the Payment Administration Agreement, in substantially the forms presented; and further,</i></li> <li>○ <i>THAT the President and Treasurer be authorized to execute the Agreements on behalf of Northern Maple Utilities Inc.</i></li> </ul>	<b>PK</b>

Item	Discussion:	Action By:
	<i>Motion moved by RA seconded by PD, carried.</i>	
<b>3</b>	<b>Communication</b>	
3.1	<b>No updates</b>	
<b>4</b>	<b>Finance and Operations</b>	
4.1	<p><b>Quarterly Financial Reporting</b></p> <p><i>June 30, 2026: Audited financial statements were provided through Special Board Meeting #007 – item closed</i></p>	<b>PK</b>
4.2	<p><b>Updates to Existing Accounting Software</b></p> <p><i>June 30, 2026: Update by Treasurer</i></p> <ul style="list-style-type: none"> <li>• Staff training has been completed on Cash Receipts, Accounts Receivable, Accounts Payable, Utility Billing and General Ledger modules.</li> <li>• Software went live as of May 1, 2026.</li> <li>• Legacy software remain in use alongside the new software until the team is comfortable transitioning fully to the new system.</li> <li>• Billing is targeted for August billing in Moorefield. Notifications on upcoming changes to billing and payment options will be included with next billings.</li> <li>• Residents will need to update their payment information to ensure payments are directed to NMU.</li> <li>• Information regarding pre-authorized payment enrollment and electronic billing options will be made available through the Township’s website.</li> <li>• Temporary delay in implementation due to SQL server configuration by Coppertree.</li> <li>• Graham and Township staff are coordinating resident communications using materials from previous Graham project to support awareness of the billing transition and ensure consistent, ongoing communication.</li> </ul> <p><i>Section moved by MB seconded by PD, carried.</i></p>	<b>PK</b>
<b>5</b>	<b>Capital Projects</b>	
5.1	<p><b>Mapleton Water and Wastewater Upgrades</b></p> <p><i>June 30, 2026: Updates by Treasurer</i></p>	

Item	Discussion:	Action By:
	<ul style="list-style-type: none"> <li>• <i>Presentation by Treasurer.</i> <ul style="list-style-type: none"> <li>• <i>The Wastewater Treatment Plant construction is ~45% complete. The facility is anticipated to be live by June 2027. It needs to be ready ahead of the winter testing period.</i></li> <li>• <i>Drayton Wastewater Pumping Station is ~ 43% complete, and is expected to be live by July 2027. The existing pumping station will be demolished and the site restored through landscaping upon completion of the new facility.</i></li> <li>• <i>Moorefield water system is ~32% complete and expected to be complete by April 2027.</i></li> <li>• <i>Hydro One coordination has transferred to Graham, with Jeff Johnson leading these activities.</i></li> <li>• <i>Forcemain twinning (to connect between the Drayton Wastewater Pumping Station and the Wastewater Treatment Plant) is ~ 32% complete and is expected to be complete by September 2026.</i></li> <li>• <i>Watermain and sanitary sewer extension on Main Street West and Wellington Street South will support future industrial and residential development. These projects remain on hold pending development activity.</i></li> <li>• <i>These projects have a combined value of ~\$41.8 million, including a 10% contingency of \$3.8 million. ~\$16 million has been spent to date through NMU, and ~\$27.6 million in external funding has been secured through DMAF, ICIP, HEWS, and HSWS funding programs. Overall, 38% of the budget has been utilized, with 62% remaining (including ~\$2.1 million in contingency).</i></li> </ul> </li> <li>• <i>Site walk scheduled for June 30<sup>th</sup> – afternoon.</i></li> </ul> <p><i>Section moved by LW seconded by MB, carried.</i></p>	<p><b>PK</b></p>
<p><b>6</b></p>	<p><b>Other Business</b></p>	
<p>6.1</p>	<p><b>Signing Authority</b></p> <p><i>June 30, 2026: Update by Treasurer</i></p> <ul style="list-style-type: none"> <li>• <i>Change Orders (Water and Wastewater Contracts) – Jamie Morgan, Public Works Director, Township of Mapleton, has retired and his delegated signing authority on behalf of NMU is no longer required.</i></li> <li>• <i>Recruitment is underway for a new Director of Public Works.</i></li> </ul> <p><b>RECOMMENDATION:</b></p> <ul style="list-style-type: none"> <li>○ <i>THAT the Board of Directors receive notice that the signing authority previously granted to Jamie Morgan by motion dated September 30, 2025, for change orders,</i></li> </ul>	

Item	Discussion:	Action By:
6.2	<p><i>requests, and proposals related to NMU's water and wastewater contracts, is hereby rescinded effective immediately; and further,</i></p> <ul style="list-style-type: none"> <li>○ <i>THAT signing authority for change orders, requests, and proposals related to NMU's water and wastewater contracts be confirmed as vested in the President and/or Treasurer of NMU, in accordance with NMU's existing signing authority and governance documents.</i></li> </ul> <p><i>Motion moved by RA seconded by LW, carried.</i></p> <p><b>Next Meeting:</b>  <i>June 30, 2026: Updates by Secretary</i></p> <ul style="list-style-type: none"> <li>● <i>All in agreement for board meetings to be held quarterly.</i> <ul style="list-style-type: none"> <li>○ <i>Next quarterly meeting: Sep 29, 2026 1:00pm.</i></li> </ul> </li> </ul>	

Meeting Adjourned at 11:31 AM.