



2023 ANNUAL REPORT

HARRIET STREET SENIORS HOUSING INC.



Harriet Street Seniors Housing Inc. provides safe, affordable, quality housing in Central Winnipeg for independent seniors from diverse communities.

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2023 REPORT

The primary focus of 2023 was to move closer to a final design for the building at 55 Harriet Street. In March 2023, Harriet Street Seniors Inc. resolved to sign a contract with Bouchard Bros 2014 Ltd. for construction of seniors building.

Members of the Board met with Marcien Bouchard and Mehul Patel from Bouchard Bros. 2014 Ltd. for decisions around details such as the colour of the building, mail box configurations, and kitchen design within the 49 suites. The building design was by Gerald A. Korzeniowski, Architect Inc.

Sixteen suites are for residents who may need wheelchairs and have larger bathrooms and higher countertops. Twenty-three are designated as affordable. Board members were provided with the chance to a new building constructed by Bouchard Bros. also designed by Gerald A. Kozeniowski Architect Inc. at 1125 Pembina Highway to view a typical one-bedroom unit, flooring, kitchen countertops and lighting.

Through this phase of the project, Harriet Seniors was assisted with a loan agreement from Manitoba Housing and Renewal Corporation. The building designs met the approval of the City of Winnipeg planning staff.

Harriet Street Seniors was also able to successfully conclude the negotiations with the owners of the houses to the north of the lot to share the lane for access to the front of the building and the parking at the rear.

Harriet Street Seniors Inc. also qualified for Board Liability Insurance from Marsh Canada.

Harriet Street Seniors Inc. also upgraded the corporate website, *harrieststreetseniors.com*, adding a colour image of the building and an active link for donations via Canada Helps. Initial work also took place on a capital campaign.



In December 2023, the Board of Directors of Harriet Street Seniors Housing Inc. passed motions to accept a loan from Canada Mortgage and Housing and a grant from Manitoba Housing and Renewal Corporation.

2023 Board of Directors

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Catherine Collins, Chair

Pat Hardy, Secretary

Graham Thomson, Treasurer

Members at Large

Baldwin Gonçalves

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Harriet Street Senior wishes to thank Phil Dlot, Hold Zone, Inc. and John Prystanski of Prystanski Law for their dedication and concerted work on this new building at 55 Harriet Street.

Warm thanks are also due to The Jubilee Fund Manitoba for the bridge financing and Manitoba Housing and Renewal Corporation.