

Ten Ten Sinclair Housing Inc. Annual Report

2018 - 2019



Martin



Lorna



Kristianna

**The Independent Living
Philosophy through the
vision of our consumers.**

Ten-Ten is celebrating 45 Years in 2020!

Martin Sherb

My name is Martin. To summarise my past, I took business administration in university, got a real estate appraisal designation, became a fellow of the Institute of Canadian Bankers, obtained my securities license, and became a Certified Financial Planner. I have worked as a mortgage and loans underwriter, as a commercial real estate appraiser, and as a stock broker and financial planner.

That took a while, and by the 2019 AGM, I will be 72. My last job was travelling across Canada to run offices for my company. It was a very active lifestyle. I met so many people, made friends all across the country, saw places I'd never heard of before, and enjoyed the whole experience.

Then, one day in 2010, I had surgery on my cervical spine and woke up an incomplete quadriplegic. At the age of 63, all that activity came to an abrupt halt. It was replaced by seven months in three hospitals. My body and mind froze. Doctors implied I would never walk again. I finally took my first step after six months, with much support and encouragement from a very special lady in my life, who told me not to listen to them.

When I left the hospital, I moved into TenTen. It gave me the time and environment to reconcile my past and current condition and adjust to the change. I started to come alive again.

Martin Sherb

The shared care model provided me with the availability of help 24/7, but provided privacy and freedom to be independent. Believing in the independent living philosophy that TenTen promotes, I joined their Board of Directors and a couple of the committees to lend my support to this very innovative and beneficial program.

Now I'm taking a specialized exercise program that's got my whole body moving better. That same special lady and I just bought an RV, so it is time for some new adventures on the road. Life is too short. Don't look at the disabilities, consider the abilities you still have. Go after what you want or you'll regret it later.

You're never too old, never give up, and to live your life to the fullest, you can't stop.

“Don't look at the disabilities, consider the abilities you still have.”



Lorna Ross

My name is Lorna Ross. I was born with Spastic Cerebral Palsy from a set of quadruplets. We were born and grew up in The Pas, MB. I moved to Winnipeg when I was 26 years old. I lived with my partner before moving to Simaril Inc. in 2009. I graduated from the Aboriginal Community Campus in 2016 and pursued some post-secondary courses in 2017.

I moved to 1010 Sinclair Street in August 2018, which has allowed me to have my own place and build a stronger bond with my partner. I am excited about day to day activities because I can plan my life how I want. I feel free to come and go as I please and explore my community. The last nine months have taught me a lot about independence as I have more responsibilities and continue my volunteer work.

My future goals while living here are to gain employment and marry my partner of 19 years. I appreciate everything Ten Ten Sinclair Housing Inc. has to offer. I want to thank all the staff for their continued support and hard work.

“I am excited about day to day activities because I can plan my life how I want.”



Kristianna Huege

My name is Kristianna Huege. I was born in Selkirk, Manitoba. When I was seven months old I contracted Bacterial Meningitis, which went septic through my blood stream and resulted in amputation of all four of my limbs at 8 months of age.

Throughout my life I've had 20+ surgeries for numerous reasons. I've also been able to walk on artificial legs for years, though it has been interrupted by procedures. I've lived in Selkirk, Gimli, Winnipeg for two years (though I don't remember), Alberta, Whitemouth, Beausejour and now Winnipeg again.

I moved to 1010 Sinclair to begin my independence and find my own place to live. I'm almost 30 years old and am currently pursuing post secondary education. I enjoy crocheting dishcloths, swimming and I recently tried pottery for the first time which was a lot of fun.

I'm looking forward to the adventures ahead!

"I'm looking forward to the adventures ahead!"



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Ten Ten Sinclair Housing Inc. Mission Statement

Ten Ten Sinclair Housing Inc. promotes, develops and administers affordable housing and support services in accordance with the independent living philosophy for persons with physical disability who seek knowledge and skills to live independently.

We provide services for persons living with physical disability, including persons with physical disability who experience additional challenges such as mental health, addiction(s), or cognitive, who wish to develop the skills necessary to live independently in the community.

The following values guide the organization and its services.

- ◆ **A commitment to high consumer involvement in the Ten Ten Sinclair Housing organization.**
- ◆ **A commitment to consumer control over their living situation, including a commitment to consumers assuming responsibility for decision making with all the associated risks and responsibilities.**
- ◆ **A commitment to experiential learning.**
- ◆ **A commitment to integrated community living.**
- ◆ **A commitment to consumers' maximizing their potential in independent living.**
- ◆ **A commitment to collaboration and partnerships with community organizations.**

Ten Ten Sinclair Housing Inc. 2018 - 2019 Board of Directors



Back Row: Gary Julius, Donna Collins, Tashia Dreger, Kare Bezpalko, Heather Korol, Chris Wullum (Chairperson), Barb Dunstan, Scott Wignall

Front Row: Chris Sargent, Brad Mulvena, Martin Sherb, Nate Sawatzky, Debbie Van Ettinger

Not pictured: Lawrence Arsenault, Brigitte Insull, Rick Sapacz, Roger McIntosh, John Wyndels

Debbie Van Ettinger - Executive Director
Heather Korol - Director of Programs & Services
Ute Graham - Executive Assistant

Ten Ten Sinclair Housing Inc. Executive Committee



Left to Right: John Wyndels, Brad Mulvena, Tashia Dreger, Debbie Van Ettinger, Donna Collins, Chris Wullum - Chairperson, Gary Julius

**Debbie Van Ettinger - Executive Director
Heather Korol - Director of Programs & Services
Ute Graham - Executive Assistant**

Ten Ten Sinclair Housing Inc. Committee Membership 2018 - 2019

Executive Committee

Chris Wullum - Chairperson	John Wyndels - Vice Chairperson
Brad Mulvena - Secretary	Gary Julius - Treasurer
Donna Collins - Past Chairperson	Tashia Dreger - Member at Large
Debbie Van Ettinger - Executive Director	Ute Graham - Executive Assistant
Heather Korol - Director of Programs & Services	

Facilities Committee

B. Dunstan - Chairperson
 L. Arsenault
 R. McIntosh
 M. Tegegn
 D. Van Ettinger
 R. Quintana
 U. Graham

Finance Committee

G. Julius - Chairperson
 C. Wullum
 J. Wyndels
 S. Wignall
 D. Van Ettinger
 H. Korol
 E. Busilla

Governance Committee

T. Dreger - Chairperson
 M. Sherb
 D. Van Ettinger
 U. Graham

Programs Committee

B. Mulvena - Chairperson
 D. Collins
 R. Sapacz
 N. Sawatzky
 D. Van Ettinger
 H. Korol
 K. Tomchuk

Nomination Committee

B. Mulvena - Chairperson
 T. Dreger
 D. Van Ettinger
 U. Graham

Pension Advisory Committee

M. Sherb - Chairperson
 G. Julius
 S. Wignall
 R. Sapacz
 D. Mangiacotti
 B. Mikolash
 U. Graham
 D. Van Ettinger

Human Resources Committee

B. Insull
 N. Sawatzky
 D. Van Ettinger
 H. Korol
 K. Tomchuk

Chairperson and Executive Director's Report

On behalf of the Board of Directors and Management, we are pleased to tell you that Ten Ten Sinclair Housing Inc. (Ten Ten) has had a very healthy and productive year.

The Board of Ten Ten took time this past October to review and update the Ten Ten Strategic Plan. The Strategic Plan of course is a very important document that provides guidance and direction for our organization. Many existing priorities and plans were again validated for Ten Ten's future. However, discussions also led to consideration of several interesting new ideas and priorities for Ten Ten. In particular, this included ensuring Ten Ten has a greater awareness and involvement in opportunities to address and advocate to remove systemic barriers such as transportation issues, equipment needs, service delays and gaps in assessments. As well, the discussions also highlighted the importance of ensuring that Ten Ten is properly trained and is meeting needs related to cultural aspects, mental health and addictions.

The Strategic Planning session also led to discussions and updating of the Mission Statement in order to ensure that it properly captures the current work and values of Ten Ten. The Mission Statement as approved by the Board now states:

Ten Ten Sinclair Housing Inc. promotes, develops and administers affordable housing and support services in accordance with the independent living philosophy for persons with physical disability who seek knowledge and skills to live independently.

We provide services for persons living with physical disability, including persons with physical disability who experience additional challenges such as mental health, addiction(s), or cognitive, who wish to develop the skills necessary to live independently in the community.

This year there has also been discussions and approval at the Board level of certain amendments to the Ten Ten By-Law that will be presented to the Membership at the Annual General Meeting. Certain of these amendments relate to the size of the Board and ensuring that it can continue to be properly constituted in the future.

As well, the Board spent the time to develop and adopt a *Code of Conduct* that sets out the fundamental principles and practices for Directors related to ethical conduct, integrity, and their duties and responsibilities. In this way, Ten Ten seeks to ensure that its governance is conducted at the highest standards while protecting the integrity and reputation of Ten Ten in the community. Please refer to the Governance Committee report for further details.

On the Management side, we received notice from the Winnipeg Regional Health Authority (WRHA) that effective April 1, 2019 it would be transferring certain governance, management and operations to Shared Health, a newly created health management entity by the Government of Manitoba. We look forward to working with our current and future partners and any changes that this might bring.

Manitoba Housing has approved a major project this year. We have been fortunate to have significant work done on the building in the past couple of years that has improved the building significantly. This year Manitoba Housing will be working on the Plumbing Systems Upgrade in the crawl space. KGS Group, Consulting Engineers has been secured to provide an assessment report.

This year our staffing component has seen significant changes with the retirement of key employees. One of the strengths of Ten Ten has always been the long term employees who support the Independent Living Philosophy and the Tenants that live here. Since I have worked with most of these individuals retiring this year, I would like to express my gratitude for your long term service and commitment to Ten Ten.

We are happy to report that the 2018/2019 fiscal year again puts Ten Ten Sinclair Housing Inc. in a solid financial position. A full report has been written by Gary Julius, the Treasurer of Ten Ten.

In closing we would like to acknowledge our key stakeholders the WRHA and Manitoba Housing for their continued support of Ten Ten. We have established significant partnerships with these two entities and anticipate continued commitment from both of these agencies.

We would also like to acknowledge and thank the volunteer Board of Directors for their significant contributions throughout this year and the Ten Ten Staff for their hard work and dedication.



Chris Wullum
Chairperson of the Board



Debbie Van Ettinger
Executive Director

Treasurer's Report

I am pleased to report to the membership that:

- the audit opinion expressed by the auditors is unqualified; meaning that in the auditor's opinion, the financial statements present fairly the financial position of the organization in accordance with Canadian generally accepted financial standards for not-for-profit organizations.**
- the Statement of Financial Position demonstrates that the overall financial position of Ten Ten Sinclair Housing Inc. continues to be strong. A common yardstick for the financial health of an organization is the ratio of its current assets to its current liabilities. A ratio of 1 or greater is considered to be healthy. From the Statement of Financial Position, we can see that our current asset to liability ratio is about 1.66, a continuing good result.**
- The statement of operations shows that the organization received approximately \$5.5 million of revenue and expended approximately \$5.4 million; resulting in a net surplus to the organization of \$91,369. The amount of surplus is within the guidelines stipulated by the Winnipeg Regional Health Authority for surplus retention**
- the financial statements of Ten Ten Sinclair Housing Inc. are presented on a non-consolidated basis. The Statement of Financial Position and the Statement of Operations only include the assets, liabilities, net assets, revenues and expenditures of Ten Ten Sinclair Housing Inc. Information pertaining to the Kennedy Street Housing Project Inc. and Place Bertrand Housing Inc. projects are provided separately in the notes to the financial statements on a summary basis.**

As Treasurer and Chairperson of the Finance Committee, I wish to acknowledge the financial support received from our two primary business partners – the Winnipeg Regional Health Authority and the Manitoba Housing and Renewal Corporation.

I would like to thank the members of the Finance Committee for their commitment to implement and support the decisions of the Board. I would be remiss if I did not acknowledge the excellent work and support the organization receives from our Finance Team, Debbie Van Ettinger - our Executive Director and Elke Busilla, our Accounting Coordinator in ensuring that our financial information is accurate and the organization's financial statements are available on a timely basis.

In conclusion, as the Treasurer, I am pleased to report to all members that the financial position of Ten Ten Sinclair Housing Inc. remains sound.



Gary Julius
Treasurer

Please note:

**Complete audited financial statements
are available upon request.**



INDEPENDENT AUDITORS' REPORT

To the Members of Ten Ten Sinclair Housing Inc.

Opinion

We have audited the financial statements of Ten Ten Sinclair Housing Inc. (the Organization), which comprise the statement of financial position as at March 31, 2019, and the statements of operations and changes in net assets and cash flows for the year then ended, and notes to the financial statements, including a summary of significant accounting policies.

In our opinion, the accompanying financial statements present fairly, in all material respects, the financial position of the Organization as at March 31, 2019, and the results of its operations and its cash flows for the year then ended in accordance with Canadian accounting standards for not-for-profit organizations.

Basis for Opinion

We conducted our audit in accordance with Canadian generally accepted auditing standards. Our responsibilities under those standards are further described in the *Auditors' Responsibilities for the Audit of the Financial Statements* section of our report. We are independent of the Organization in accordance with the ethical requirements that are relevant to our audit of the financial statements in Canada, and we have fulfilled our other ethical responsibilities in accordance with those requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Responsibilities of Management and Those Charged with Governance for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with Canadian accounting standards for not-for-profit organizations, and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is responsible for assessing the Organization's ability to continue as a going concern, disclosing, as applicable, matters relating to going concern and using the going concern basis of accounting unless management either intends to liquidate the Organization or to cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the Organization's financial reporting process.

(continued)

Independent Auditors' Report to the Members of Ten Ten Sinclair Housing Inc. *(continued)*

Auditors' Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditors' report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with Canadian generally accepted auditing standards will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements. As part of an audit in accordance with Canadian generally accepted auditing standards, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Organization's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Organization's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditors' report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Organization to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

Exchange

Chartered Professional Accountants LLP
Winnipeg, Manitoba
May 16, 2019

TEN TEN SINCLAIR HOUSING INC.

Statement of Financial Position

March 31, 2019

	2019	2018 <i>(Revised)</i>
ASSETS		
CURRENT		
Cash	\$ 871,999	\$ 1,310,370
Accounts receivable	82,955	50,429
Prepaid expenses	4,797	11,549
Due from Winnipeg Regional Health Authority <i>(Note 4)</i>	140,749	136,616
	<u>1,100,500</u>	<u>1,508,964</u>
CAPITAL ASSETS <i>(Notes 2, 5)</i>	67,064	22,384
DUE FROM RELATED PARTIES <i>(Note 15)</i>	<u>215,605</u>	<u>135,575</u>
	<u>\$ 1,383,169</u>	<u>\$ 1,666,923</u>
LIABILITIES		
CURRENT		
Accounts payable and accrued liabilities <i>(Note 7)</i>	\$ 398,089	\$ 384,764
Government remittances payable	103,505	100,693
Due to Manitoba Housing - Place La Charrette <i>(Note 8)</i>	81,445	474,576
Due to Manitoba Housing - Ten Ten Sinclair <i>(Note 9)</i>	63,043	26,934
Due to Winnipeg Regional Health Authority <i>(Notes 10, 18)</i>	18,797	53,827
	<u>664,879</u>	<u>1,040,794</u>
SECURITY DEPOSITS	<u>22,995</u>	<u>22,203</u>
	<u>687,874</u>	<u>1,062,997</u>
NET ASSETS		
Internally restricted <i>(Note 11)</i>	142,500	142,500
Unrestricted	552,795	461,426
	<u>695,295</u>	<u>603,926</u>
	<u>\$ 1,383,169</u>	<u>\$ 1,666,923</u>

ON BEHALF OF THE BOARD


 _____ Director

 _____ Director

See notes to financial statements

TEN TEN SINCLAIR HOUSING INC.
Statement of Operations and Changes in Net Assets
Year Ended March 31, 2019

	Management Fund		1010 Housing		Place La Charette		Program Operating, Admin		Internally restricted fund		Total	
	2019	2019	2019	2019	2019	2019	2019	2019	2019	2019	2018 (Revised)	2019
Winnipeg Regional Health Authority fee-for-service	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$
Winnipeg Regional Health Authority Operating and Administration Grant												
Rent		273,029	323,320	732,576							732,576	732,576
Fee-for-service - Third party funders												596,349
Other	4,724	40,984	14,849	5							232,043	577,463
Management fees (Note 15)	21,610											257,631
Recovered expenses - Manitoba Housing (Notes 8, 9)		98,348	(81,445)									60,562
												21,610
												16,903
	26,334	412,361	256,724	732,581	4,152,629							5,580,629
EXPENSES												
Administration	13,957	21,675	20,899	146,342								202,873
Building maintenance		211,614	160,757									372,371
Program				3,860								3,860
Salaries		154,618	64,060	524,667	3,482,710							4,226,055
Staff benefits		24,454	11,008	87,805	577,961							651,228
	13,957	412,361	256,724	762,674	4,010,671							5,456,387
EXCESS (DEFICIENCY) OF OVER EXPENSES FROM OPERATIONS	12,377			(30,093)	141,958							124,242
												205,584

(continues)

See notes to financial statements

Facilities Committee Report

The Facilities Committee met a few times this past year. The main focus was the Library Room project, coordinated and written by Heather Korol, Programs & Services Director.

In February 2019 we started the work on the Library Room. Thanks to the work of Kelly Homes – Kelly Construction Ltd. we have a wonderful new room for tenants and staff. The room started to have a complete makeover of drywall with a new closet space, fresh paint/wainscoting with a new color scheme, cabinetry that included a sink, flooring and a new aluminum wedge to access the sliding doors when going outside.

The Tenants' Association also contributed funds to purchase a new television for the room. Moving into the new fiscal year we will be furnishing the room and will have a Grand Opening over the summer of 2019 where we will celebrate the new and improved room.

The following entities made the project possible:
City of Winnipeg - Community Incentive Grant Program (CIGP)
The Winnipeg Foundation
Ten Ten Sinclair Housing Inc. and Manitoba Housing
Youth in Philanthropy (YIP)
Transitional Living Centres (TLC)

Thank you for your generous contributions!

In closing, I would like to thank the volunteer committee members for their valued input and time over the past year.



Barb Dunstan
Chairperson

Governance Committee Report

This year the Governance Committee developed a Code of Conduct for members of the Board of Directors. The purpose of the Code is to ensure that the behaviour of Directors is consistent with the values of Ten Ten Sinclair Housing Inc. The Code has been approved by the Board of Directors.

The Governance Committee also focused on drafting changes to the Ten Ten Sinclair Housing Inc. By-Laws. The proposed changes are intended to ensure that Ten Ten Sinclair Housing Inc. continues to be governed by a functional Board of Directors in keeping with the Mission Statement and legal requirements.

Many thanks to the members of the Governance Committee and the Board in general for their hard work on both of these projects.



Tashia Dreger
Chairperson

Pension Committee Report

The Pension Committee is comprised of up to nine members – a minimum of four members from the Board of Directors appointed by the Board, one each appointed by CUPE 4376, CUPE 2348, and non-unionized members, and one appointee representing non-active members.

The Pension Committee is the plan administrator and acts in an advisory capacity to the Board. Ten Ten Sinclair Housing Inc. is the plan sponsor. Management of the plan has been delegated to Great West Life.

The Committee met with Great West Life representatives on February 27, 2018, to review the performance during 2017, of the investments held in the plan. The Balanced Continuum Fund, the plan's default fund and in which most of the members are invested, had a single digit positive gain during 2017, but slightly underperformed its benchmark after accounting for management fees.

The Committee monitors the range of investment options plan members can choose from; and reviews information and educational services available to plan members.

Due to reaching a milestone amount of value in the pension fund, Ten Ten enjoys a reduced Management Expense Ratio of 1.45%.

The Committee would like to remind plan members that they can access their accounts, educational tools, and investment information online. Rick Wolfson, the financial advisor for the plan, can also provide information on the investment options. He is available for group information sessions as well as one-on-one reviews for those interested in learning more about their investments; or, to look at choosing different investment funds for their account that align more closely with their age and risk tolerance.

I would like to thank the Committee members for their continued oversight and direction to the Pension Fund for the Employees of Ten Ten Sinclair Housing Inc.



Martin Sherb

Chairperson

Programs Committee Report

Ten Ten Sinclair Housing Inc. in conjunction with the *Learning Through Living (LTL) Program* continues to be a relevant and needed resource in the community for individuals who are living with a physical disability and wanting to learn how to live independently on their own. Over this past year we received a variety of referrals from different areas within the community, and the main referrals that had been approved for our program are from such places as the Rehab Hospital (RR5) at the Health Science Centre, Spinal Cord Injury MB Inc., Deer Lodge and family/friends.

One of the great things about Ten Ten Sinclair Housing Inc. is that our program is full of variety and we have individuals entering our services from all different walks of life; and we continue to support people where they are at in their independent living. Throughout the year we like to review, evaluate and adjust our supports and programming where needed. As we review the last year some of the trends that have been observed within the program is that we had 34 tenants participating in the program in 2018/2019. For the group of individuals participating in the LTL Program this year; it was identified that two thirds of this group were over the age of 35 years old and the last third were within 21 to 31 years of age.

One of the on-going trends that we have seen over the years and have started to acknowledge is our increasing need for mental health awareness in regards to our tenant population that we support, and the need for our Resource Team to have the skill level to be able to assist tenants in their day-to-day lives in this area. To start to equip our team with this we enrolled in February 2019 as group for a two-day training session called *Mental Health First Aid* at the Canadian Mental Health Association. The training session was an excellent resource to introducing the team to a variety of areas within the mental health sphere which included such topics as; what is mental health and mental health problems, substance-related disorders, mood-related disorders, anxiety and trauma related disorders, psychotic disorders and resources available in Winnipeg to access. This training has given the team a baseline to work from and resources that can assist when supporting tenants in the LTL Program.

As part of acknowledging the mental health piece and other challenges in our everyday supports within our service model the Programs Committee had spent some significant time reviewing our mission statement. The purpose was to make sure that our mission statement is reflecting and describing more who we are, and the target population we are supporting here at the Ten Ten location. The committee made some recommendations that assist in clarifying our mission statement and brought that to the Board of Directors for review. We are excited to announce that in 2019/2020 fiscal year we will be unveiling these changes in our new and updated mission statement.

Moving forward some of the areas that we will be continuing to strengthen our supports in is the mental health area, but further to this we would like for our team to grow in their knowledge base regarding the Indigenous population that we do support here at Ten Ten Sinclair Housing Inc. Each year, we have a number of tenants who are identified as Indigenous and we would like for our team to be able to learn, understand and to have the ability to be sensitive to these individuals' culture and heritage. This past year we had close to a quarter of our tenants falling into this population; so in February 2019 we had the WRHA Indigenous Health come for a visit to Ten Ten Sinclair Housing Inc. and they met with our Resource Team. This team of coordinators provided us with information around their program and how it provides culturally appropriate supports, services, resources and education through three different streams; which includes patient services, workplace development and education/cultural initiatives. It was identified through this meeting the need for Ten Ten Sinclair Housing Inc. to get connected with some of the trainings available through the workplace development and education/cultural initiatives within the WRHA Indigenous Health.

In the new fiscal year we will begin to focus on taking the WRHA Indigenous Health – Cultural Initiatives Workshop which aims to bridge understanding between health-care providers and the individual/consumer. This workshop will introduce a basic knowledge of the world views, spiritual and cultural values of Indigenous peoples. It will highlight the historical and contemporary issues of this population, and honors the rich diversities within the Indigenous communities. The hope and goal throughout this process is that we can gain the knowledge to build a culturally respectful workplace in the future.



Brad Mulvena
Chairperson



Heather Korol
Director of Programs & Services

Service Statistics for Ten Ten Sinclair Housing Inc.

Learning Through Living Program

1010 Sinclair Street

April 01, 2018- March 31, 2019

Tenant Demographics	2018	2019	Tenant Disability	2018	2019
			Amputee	1	1
Approved	15	8	Cerebral Palsy	5	5
Not Approved	5	2	Cerebral Vascular Accident	2	2
In Process at Year End	0	2	Head Injuries	0	0
Entries	5	9	Multiple Sclerosis	3	1
Exits	8	6	Multiple Health Issues	3	1
			Parkinson's	1	0
			Spinal Cord Injury	6	13
<u>Tenant Composition</u>					
<u>As at March 31st</u>					
Disabled - Regular Tenancy	16	19	Spinal Stenosis	2	2
Assisted Living	2	2	Stroke	1	1
Community Transition Project	5	4	Visual Impairment	1	1
Special Contract	2	3	Other		1
Total	25	28	Total	25	28
<u>Age Range (all tenants)</u>			<u>Exit</u>		
18-19 years	0	0	Fokus/Westwood Cluster	0	0
20-39	11	14	Apartment/House	7	1
40-59	8	9	Personal Care Home	1	2
60 plus years	6	5	Passed Away	0	2
			Other	0	1
TOTAL	25	28	TOTAL	9	8

Tenants' Association Report

The Tenants' Association is looking for incentives to have people to join the Tenants' Association. We hope that in the coming year we will have more participation from the tenants.

The TA hosted a catered Thanksgiving lunch on October 11, 2018 with the help of Ten Ten staff. The event was a big success. There was also a Halloween party for children and they had prizes for best costume.

In February a Valentine's Day potluck lunch was held. A couple of bingos were also held throughout the year.

On April 19, 2019 there were a number of changes on the Tenants' Association Executive Committee. I became the Treasurer and Brody Pargeter continued as Secretary. The role of President and Vice President are currently vacant.

In closing, I would like to thank the tenants and staff who have supported the Tenants' Association over the year. The TA is always looking for new members to join the Executive Committee.

Barb Dunstan

Treasurer



Fokus Housing and Services

Over the last fiscal year Fokus Housing continues to be a strong advocate in the disability field, and the importance of having the choice to live independently through the Independent Living Philosophy. We have had the opportunity to welcome some new tenants to both our Fokus II and Fokus III locations this past year. The need for services for Fokus Housing is represented through the consistent waitlist we have of individuals looking for accessible housing through an Independent Living Philosophy lens of services.

We would like to welcome two new Supervisors to our Supervisory team. Jennifer Perron, who is the Unit Supervisor for our Fokus III and Westwood Cluster locations. Jennifer started in November 2018 and we are confident in her abilities in working with and supporting the tenants at these locations. The other Supervisor hired is Darrell Cook, who is the Unit Supervisor at our Ten Ten location. Darrell started with us in January 2019 and we are looking forward to having him support the *Learning Through Living (LTL) Program* tenants in their transition period while at Ten Ten Sinclair Housing Inc.

This past year we have had two Fokus tenants on our Board of Directors; this includes Martin Sherb from Fokus III and Chris Sargent from Fokus I. Both Martin and Chris have been an excellent addition to our Board and they continue to keep in mind the importance of the Independent Living Philosophy in decisions that are made on the Board level. Thank-you for your commitment.

In the summer of 2018 we had a Fokus BBQ at Bonny Castle Park which is situated in the downtown area by the river. It was an excellent location for most of the Fokus tenants and we ended up with great weather that day. We enjoyed some good food and conversations, and approximately 20 tenants attended the BBQ for that day which we thought was a good turnout for this event. Plans for the Fokus BBQ for 2019 are already in motion and will be occurring on August 21, 2019 and we are hoping for another successful event. This BBQ gives an opportunity for people to come together, share a meal and to meet some of the other tenants in Fokus.

Lastly, as an organization Fokus Housing is focused on spending more time with the employees of the organization that are having difficulties with understanding our Independent Living Philosophy. We are dedicating more time for training and learning so that we are confident that our employees are providing the services needed for our tenants to live independently in the community.



Heather Korol

Director of Programs & Services



Martin Sherb & Chris Sargent

Fokus Housing Tenants

The Friends of Ten Ten

Ten Ten Sinclair Housing Inc. wishes to acknowledge the numerous donations over the year from the membership which supports the mission of Ten Ten Sinclair Housing Inc.

Ken Cassin	Marjorie Dyck	Katie Dycke
Brian Everton	Gary Julius	Diane Ouellette
Arlene Pope	Chris Rootsart	Rick Sapacz
Seven Oaks Child Daycare Centre		Clare Simpson
Chris Sobkowicz	June Thomson	Debbie Van Ettinger
Gisele Verrier	Rick Wolfson	New West Metals Inc.

Ten Ten Sinclair Housing Endowment Fund

Ten Ten Sinclair Housing Inc.'s Endowment Fund was established in 2004 through The Winnipeg Foundation. It was designed to support the activities, goals, values and mission statement of the organization.

Gifts to this fund are pooled and invested to benefit Ten Ten in perpetuity. The income generated by this fund is distributed by the discretion of the Ten Ten Sinclair Housing Inc. Board of Directors. All projects would support inclusion of person with disabilities.

An example of past projects Ten Ten has accomplished with the help of donors is a wheelchair accessible garden located at the front and back of the 1010 Sinclair Street building.

As at March 31, 2019 the market value of the fund was \$102,416.

Ten Ten Sinclair Housing Inc. is always accepting donations for this fund. If you are interested in donating to this fund please contact;

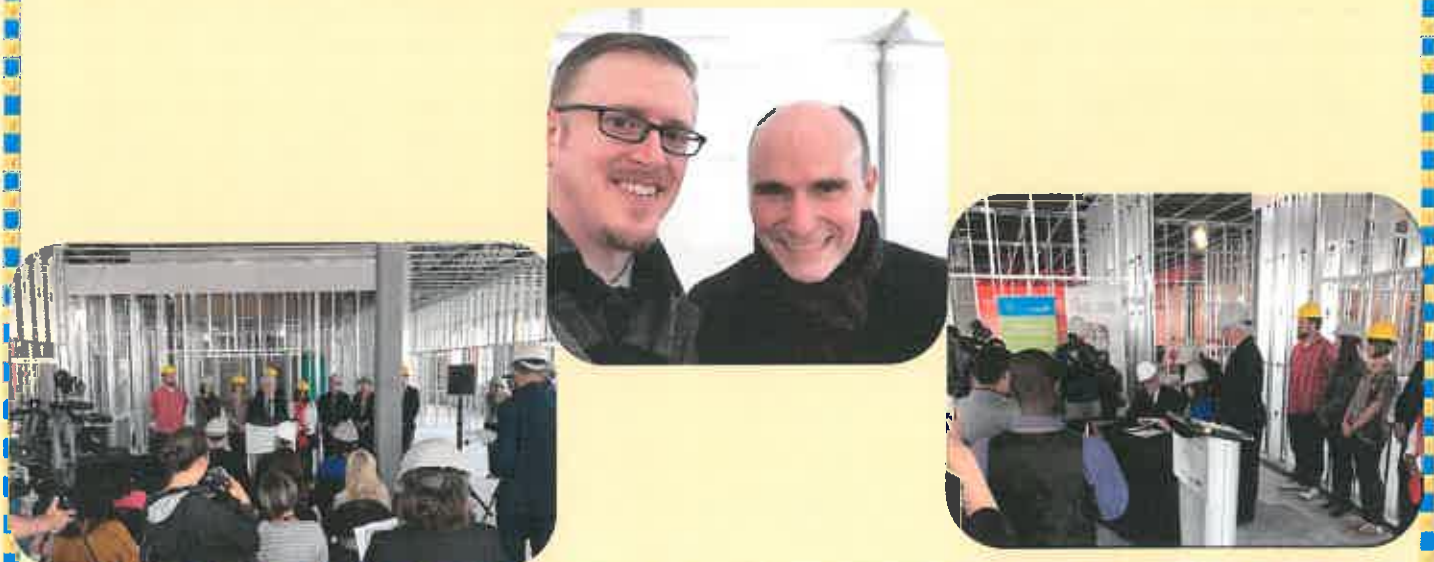
Ute Graham, Executive Assistant at ugraham@tnten.mb.ca or (204) 339-9268 – ext. 233.

The National Housing Strategy Announcement

Chris Rootsart, Housing Coordinator attended The National Housing Strategy announcement that the bi-lateral agreement had been signed between the federal and provincial governments. Over the next 10 years this is supposed to amount to \$450.8 million dollars for Manitoba. This will be in addition to \$269.2 million previously planned federal investing of the Social Housing Agreement funding. With the bi-lateral signed now this might mean some co-investing projects actually get off the ground which is good though this province could sure use more funding. Both the province and federal government snow seem eager to get housing proposals now that the funding can flow.

The Federal Government also announced that they're adding \$15 billion to the overall National Housing Strategy for a total of \$55 billion now instead of the previous \$40 billion. They didn't go into details on what the extra \$15 billion is focusing on within the National Strategy. Two other pieces to note is that the Federal Government suggested at the podium that the Canada Housing Benefit (portable subsidy benefit) should hopefully be ready to roll out around this time next year and that they have noted that legislation is in the works now to entrench housing as a human right.

The pictures below are speaking pictures of Adam Vaughn, Parliamentary Secretary to the Minister of Families, Children and Social Development/ Terry Duguid, Parliamentary Secretary to the Minister for Women and Gender Equality, and Member of Parliament in Winnipeg South (He was there in place of Robert Falcon-Ouellette who couldn't make it)/ Minister Heather Stephanson/ and the signing of the bi-lateral agreement.



Staff Recognition

5 Years

- Princess Castillo
- Maria Laderas
- Dennesse Gomez
- Lawrence Tan
- Dolores Mabilangan
- Ryan Montana
- Josefina Olivarez
- Dighe Habtemichel

5 Years

- Lorna Laceda
- Myla Bagsic
- Shayne Doverte
- Christiane Talaroc
- Raymundo Eduarte
- Luigi Saulog

10 Years

- Joanne Smith
- Leticia Avena
- Maydah Vicedo
- Joisy Mejia-Fernandez

25 Years

20 Years



Kaylene Griffiths
Fokus IV



Stacy Griffiths
Fokus III

Thank you!



Manuel Bonifacio
Fokus I



35 Years



Don Mangiacotti,
Supervisor
Fokus I & Fokus IV



*"We are what we repeatedly do. Excellence then, is not an act, but a habit."
Aristotle*

The People and Events of Ten Ten



Safe Work Training



Markos loves Kim's idea for a TLC Stat Holiday....



Announcing Dhurga Appreciation Day!



Featuring the Lumberjacks (Staff Choir) singing we work hard for the money!"



Yard Clean up Staff BBQ



"Hey Steve...we are the REAL Lumberjacks!...we can Glee out YMCA like pop stars."

Introducing...



Arleigh Moglove
Administrative Assistant



Jenny Exner
Workplace Training Coordinator



Darrell Cook
Supervisor
1010 Sinclair Site



Jennifer Perron
Supervisor,
Fokus III & Westwood

Ten Ten Welcomes the NEXT GENERATION



Amanda Hewitt & Jeramey LeCunff

Caretakers

welcomed Jessalynn in March 2019



Stephanie Csontos - Administrative Assistant

welcomed Athena in December 2018



CONGRATULATIONS



You know what the great thing about babies is? They are like little bundles of hope. Like the future in a basket.

**- Lish McBride
Hold Me Closer,
Neeromauser**

Staffing Teams



Management



Administration



Maintenance

Staffing Teams



Resource Team



Supervisory Team



Unit Assistants

Fokus Housing BBQ



***GOOD FOOD IS ALL THE
SWEETER WHEN SHARED
WITH GOOD FRIENDS!***

Unknown



Celebrating the Christmas & Holiday Season



The 2019 Christmas Card



The Fokus II Staff must have been very very good!



Bowling in pairs!

Retirements



Tony Carr retired in September 2018 after 12 years of service. Tony started his career with Ten Ten Sinclair Housing Inc. in the position of a Fokus Housing Supervisor. In 2014 he was promoted to the Workplace Training Coordinator.

Tony provided excellent service as a Supervisor to the tenants and staff. Tony was known for his tenant first approach while he worked at here.

We will miss his sense of humor and his top notch coffee delivery skills to the office.



Bev Krasnowski, retired in February 2019, after 34 years of service. Bev's career started in the position of a Personal Care Attendant. In 2000 she was promoted to a Fokus Housing Supervisor and then finished her lengthy career at the 1010 Sinclair site as an Attendant Supervisor.

Bev was committed and dedicated to the tenants and co-workers at Ten Ten. She provided excellent service provision to the tenants, staff and co-workers.

We will miss her laugh and her snack provision drawer.

We wish you all the best!

The "Editor" has the last laugh..



"Catia want's me to chop costs and whistle while I work." (say not for profit)



Lorna's new Christmas décor line.



I am CONFIDENT. I am WOMAN!



CSI Winnipeg—The Supervisors Division



I am dreaming of next year's staff BBQ.

Before Coffee



after coffee



We be crushing them yeah....crushing. Raptors and Rap with the 1010 dudes!

You can have fun, but when it is time to work,



**This is the Red Table Society
no hats required.
(Catia want's to know where
Maureen's axe is)**



**"Of course I have everything
under control... why do you
ask????"
Helloooo it's
Annual Report Time!!!**



I am just looking natural.



**Yes Cyndi...I agree the hotdogs could
use a tinkle of Grey poupon!**



**That face is saying oh
goody I won a basket!!
(while Chris & Debbie
proudly Cheer!)**



**Master Chef Don is teaching
his Sioux Chef Jhun searing
techniques!!**



**Ooooh smell that BBQ....The ladies
can almost taste it.**

work hard and be focused. (Emily Alyn Lind)

Pioneering Independent Living Through Housing and Services Since 1975

Celebrating 45 years in 2020

1975



tenten

2020

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