



GREEN ARTS BARN

COMMUNITY ASSOCIATION

**CALL FOR APPLICATIONS
FOR BOARD MEMBERS**



Deadline for submission: December 10th, 2007 by 4:00pm



ARTSCAPE

UNLOCKING
CREATIVE
POTENTIAL



CALL FOR APPLICATIONS

THE GREEN ARTS BARNs

The **Green Arts Barns** is a unique meeting place and a resource serving the arts, the environment and the diverse communities that make up the St. Clair and Bathurst neighbourhood. The **Green Arts Barns** will:

- Provide below market space for the arts and the environment
- Animate the adjacent park with programs and services
- Provide facilities for community-based educational and recreational activities
- Preserve an important part of our built heritage
- Honour the legacy of public transit in Canada
- Be the first designated heritage site in Toronto to achieve LEED (Leadership in Energy and Environmental Design) Canada certification

It allows us to imagine a future with a sustainable environment, a robust and richly diverse cultural life, a city that offers new solutions for affordable housing and communities that find common ground around neighbourhood issues and opportunities.

BACKGROUND

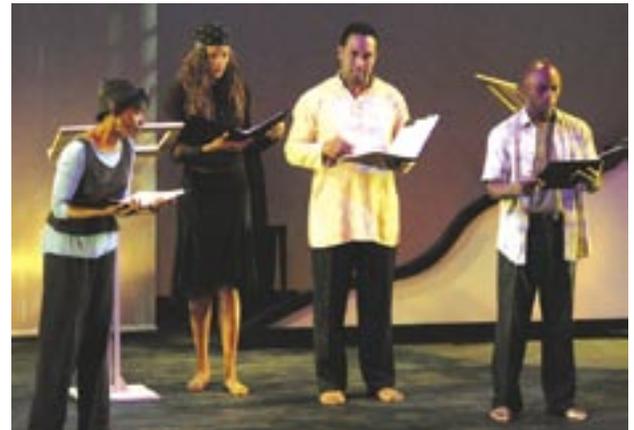
In January 2004, Artscape was selected by the City of Toronto to redevelop and manage the former Wychwood TTC Streetcar Repair Barns, a city owned site, located on a 4.3 acre site between Wychwood and Christie Avenues, south of St. Clair Avenue West along Benson Avenue. Artscape's **Green Arts Barns** will transform the barns into a 60,000 sq. ft. multi-tenant arts and environmental centre run for and by the community. The vision for the reuse of the barns was developed through a rigorous examination of precedents from other communities in the UK, Europe and North America, an extensive process of community consultations and Artscape's own experience in creative community building. Construction is currently underway with a projected completion date of fall 2008.

COMMUNITY STEWARDSHIP

The **Green Arts Barns** has been conceived as a dynamic community-driven space, a home for experimentation and innovation, a place where people from all walks of life will come together to make their community a better place to live, work and play.

The management and governance framework for the **Green Arts Barns**, like the project itself, is designed to promote synergy, collaboration and community engagement. By combining the resources and expertise of Artscape with the voluntary stewardship, entrepreneurship and creativity of the **Green Arts Barns** tenants and community stakeholders in the neighbourhood, it will allow the project to benefit from the commitment and connections of local stakeholders and also ensure sound operational and fiscal management.

Artscape supports and encourages a strong sense of community ownership. To facilitate strong local governance from the outset, the initial steps to create an independent non-profit organization, with a duly constituted Board of Directors, that will assume the stewardship of the **Covered Street Barn** and the **Community Gallery** are being undertaken. This organization will be known as the **Green Arts Barns Community Association**.



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GOVERNANCE AND MANAGEMENT OVERVIEW

As the leaseholder, Artscape Inc. is financially and legally responsible for the operations, subleases and license agreements with all tenants and licensees of the **Green Arts Barns**. All property management and base building operations including tenant selection and relations, maintenance and capital repairs, including finances, insurance, fire and safety, taxes and utilities are the responsibility of Artscape. Artscape Inc. will enter into a licensing agreement with the **Green Arts Barns Community Association** for the use of the Covered Street Barn and the Community Gallery. There will be a nominal annual licensing fee.

ARTSCAPE NON-PROFIT HOMES INC.

Artscape Non-Profit Homes Inc. (ANPHI) is the developer and operator of the rent geared to income live/work studio portion of the Green Arts Barns development. These units will be managed, operated and governed by ANPHI.

THE GREEN ARTS BARN COMMUNITY ASSOCIATION

The **Green Arts Barns Community Association** will manage, operate and govern The Covered Street Barn and The Community Gallery space. The Covered Street Barn occupies the original 1913 barn and will provide an area for community events, exhibitions and festivals with year round access to the public. The 8,478 square foot space will bring the surrounding park inside the barns by integrating a public passageway that runs the length of the barns. The Covered Street Barn will provide an area for vendors to create a hub of economic activity in



the neighbourhood and the artist studios and community groups in the adjacent barns will have their entrances open onto the space. The Community Gallery is a 943 square foot space located in The Studio Barn which will also provide 26 Live/Work studios and up to 15 Work Only studios for professional artists. The gallery will feature the work of artists living and working in the Barns as well as artists from the local community. The **Green Arts Barns Community Association** will be responsible for the rental cost of the Community Gallery Space as well as base operating costs including taxes, maintenance, insurance, and utilities related to the Covered Street Barn and the Community Gallery space. In addition, the association will be required to generate rental revenues and raise funds through grants and fundraising to cover programming, staffing, legal fees, acquisitions and start up costs.

PUBLIC APPLICATION PROCESS

- A broad public call for applicants will be issued in November 2007 to encourage all interested individuals to become involved with the **Green Arts Barns Community Association**
- The application process is designed to help determine qualifications and eligibility
- An application form has been designed to measure skill, experience, to determine any conflict of interest, and demonstrate qualifications required for board members. Experience in leadership, facility management, administration, fundraising; programming expertise; or skills in planning and policy development leading to an agenda that meets local community needs and interests are of particular relevance

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BOARD COMPOSITION

The composition of the inaugural Board of Directors of the **Green Arts Barns Community Association** will be as follows:

- CATEGORY 1:** 4 positions to be held by tenants of the **Green Arts Barns**
- CATEGORY 2:** 5 positions to be held by members of the local community
- CATEGORY 3:** 1 position to be held by an Artscape Non-Profit Homes Inc. Board Member or appointee
- CATEGORY 4:** 1 position to be held by an Artscape Inc. Board Member or appointee

SELECTION PROCESS

- A committee comprised of Artscape Board members and local community members will be charged with making the final selection of directors in Category 1 + 2
- The selection process for **Green Arts Barns** organizational tenants and members of the local community will take place in the fall of 2007 (see timeline on page 6)
- The selection process for work and live/work tenant Board members of the **Green Arts Barns Community Association** will take place in the fall of 2008
- Artscape Inc. and Artscape Non-Profit Homes Inc. will each nominate one individual to serve on the Board of the **Green Arts Barns Community Association**
- The selection committee will review all applicants from the tenants of the **Green Arts Barns** and the local community, shortlist the most suitable candidates and conduct interviews to make final selection
- The selection committee will ensure that candidates understand the role of the board as well as the role of individual directors and determine the most effective skill set for the inaugural Board
- The decisions of the selection committee will be final

TERMS OF REFERENCE

Until a staff person(s) can be hired it is assumed that the Board of Directors will function as a working board. The general responsibilities of the **Green Arts Barns Community Association** are as follows:

- To plan, execute and manage all operational and programming initiatives for the Covered Street Barn and the Community Gallery
- To engage all of the stakeholders and coordinate regular stakeholder meetings
- To promote and manage community relations



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- To investigate the demand and feasibility of a range of community services and programming initiatives
- To raise funds to cover annual base operating costs and rental fees and to support the programming, operations and marketing associated with the sound management of the Covered Street Barn and The Community Gallery
- To deliver the programming, services and engagement activities undertaken by the **Green Arts Barns Community Association**
- To develop ongoing business plans to ensure that the activities of the **Green Arts Barns Community Association** are conducted in a fiscally sound manner
- To develop a range of policies regarding the use of the Covered Street Barn, the Community Gallery, stakeholder engagement and community relations



TERM OF OFFICE

- Individual directors will be asked to fill a 3-year term with the possibility of one term renewal
- There will be special provisions for the term of the first Board to ensure continuity
- It is strongly recommended that no more than 50% of the Board of Directors be replaced at any time

ARTSCAPE

Artscape is committed to building a world that engages art, culture and creativity as catalysts for community transformation, sustainability, prosperity and liveability. It is a not-for-profit enterprise dedicated to culture-led regeneration with a focus on: a) anchoring creative communities within sustainable and affordable spaces, b) building authentic and dynamic places by connecting creative and cultural resources, and c) creating tools, expanding thinking and inspiring action. Artscape's work unlocks the creative potential of people and places to build vibrant, resilient and inclusive communities.



CULTURE-LED REGENERATION

New generations of Artscape projects tackle a host of developmental impediments and reframe them to achieve a broad set of cultural, economic, social and environmental objectives. With the Wychwood TTC Streetcar Repair Barns, the long list of challenges included environmental contamination, lack of resources to develop the municipally owned site, a need for park space in one of the most park deficient neighbourhoods in the City and a neighbourhood divided on what type of development was appropriate.

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Artscape forged a consensus around a new vision which speaks to affordable artist housing, sustainability of not-for-profit arts and environmental organizations, animation and engagement of the local community, promotion and showcasing best practises in environmental design, honouring the legacy of public transit and preserving an important part of turn-of-the-century industrial architecture.



There is increasing attention being paid to the benefit in employing the creative assets of a community and a city towards sustainable regeneration. Few examples currently exist that demonstrate how harnessing creativity can be put into practice. The **Green Arts Barns** will be a compelling and practical demonstration of this in Toronto and an example for other communities worldwide.

TIMELINE – GREEN ARTS BARNS COMMUNITY ASSOCIATION BOARD DEVELOPMENT

Draft Non Profit Incorporation Application + Conduct Name Search	Nov 2007
Strike Selection/Nominating Committee	Nov 2007
Green Arts Barns Organizational Tenant Meeting + Community Update Meeting	Nov 1, 2007
First Call for Applications	Nov 8, 2007
Community Information Session on Tenanting + Community Stewardship	Nov 22, 2007
Final Call for Green Arts Barns Community Association Applications	Nov 28, 2007
Deadline for Green Arts Barns Community Association Applications	Dec 10, 2007
Distribute Application Materials to Selection Committee	Dec 12, 2007
Selection Committee Meeting to Shortlist Candidates	Dec 17, 2007
Interviews + Final Selection	Jan 8 + 9, 2008
Appointments Announced	Jan 15, 2008
First Green Arts Barns Community Association Board Meeting	Jan 29, 2008

For further information, please contact:

Susan Serran, *Director of Community Development*

ARTSCAPE

t: 416.392.1038 x31

e: susan@torontoartscape.on.ca