



Kerry's Place Residential Services Annual Report

Phil Dowd, KPRS Board of Director, Chair

2024-2025

The Kerry's Place Residential Services (KPRS) mandate is to preserve our capital (property) by the conservative portfolio management of Acquisitions, Dispositions, and our reasonable share of Property maintenance.

To accomplish the above, we endeavor to seek:

- The most favorable terms for purchase or sale, and individual or portfolio financing. However, it is not our intention to fully fund any individual property acquisition, ie modifications with respect to building code adherence and those legislated by government are outside the KPRS mandate.
- The optimum balance between using equity financing for portfolio growth and the maintenance of a conservative debt to equity position and a risk adverse cash position.
- A sustainable formula to contribute to landlord's work.
- A consolidation of all real estate assets held by Kerry's Place under KPRS management.
- To participate in Kerry's Place fundraising strategies and activities.
- To provide professional real estate advice and counsel to the Kerry's Place management team.

Kerry's Place Residential Services Board of Directors

Phil Dowd, Chair
Kate Carcone, Vice Chair
Robert (Bob) Hart, Director
Howard Weinroth, Director
Kathy Kantel, Director
Michelle Freethey, Director

Brian Evans, General Manager (non-voting)