

Balsom, Tami CSNR:EX

From: Konig, Cheryl FLNR:EX
Sent: Monday, August 31, 2015 9:03 AM
To: Tait, Maureen FLNR:EX
Subject: FW: Title Print Results UID=SC33489

Here is the email that I told you about this morning. This is all that I have.

-----Original Message-----

From: Butchart, Dennis FLNR:EX
Sent: Wednesday, February 27, 2013 9:01 AM
To: Konig, Cheryl FLNR:EX; Hall, Ryan J FLNR:EX; Pearson, Jeanette FLNR:EX
Subject: RE: Title Print Results UID=SC33489

Thanks to all of you dealing with this.

-----Original Message-----

From: Konig, Cheryl FLNR:EX
Sent: Tuesday, February 26, 2013 1:58 PM
To: Hall, Ryan J FLNR:EX; Pearson, Jeanette FLNR:EX
Cc: Butchart, Dennis FLNR:EX
Subject: RE: Title Print Results UID=SC33489

Yes she is, but mostly it was Jeanette.

Cheryl Konig
Senior Portfolio Administrator
Ministry of Forests, Lands and
Natural Resource Operations
Omineca Region, Prince George
Phone (250) 565-6855 Fax (250) 565-6941
Email: Cheryl.Konig@gov.bc.ca

"Delivering corporate solutions through collaboration"

-----Original Message-----

From: Hall, Ryan J FLNR:EX
Sent: Tuesday, February 26, 2013 1:58 PM
To: Pearson, Jeanette FLNR:EX; Konig, Cheryl FLNR:EX
Cc: Butchart, Dennis FLNR:EX
Subject: RE: Title Print Results UID=SC33489

Cheryl and Jeanette.... a HUGE thanks to you! Jennifer is lucky that we've got such a good team here!

Ryan

From: Goad, Jennifer FLNR:EX
Sent: Tuesday, February 26, 2013 1:49 PM
To: Hall, Ryan J FLNR:EX
Subject: Re: GEORGE STREET

Thanks Ryan!

From: Hall, Ryan J FLNR:EX
Sent: Tuesday, February 26, 2013 01:47 PM Pacific Standard Time
To: Goad, Jennifer FLNR:EX
Subject: FW: GEORGE STREET

Ryan Hall, RPF
Land Officer, Crown Lands Branch
Ministry of Natural Resource Operations
1044 5th Avenue, Prince George, BC V2L 5G4 Tel. (250) 565-6430
Fax. (250) 565-6941
E-Mail: Ryan.Hall@gov.bc.ca

From: Konig, Cheryl FLNR:EX
Sent: Tuesday, February 26, 2013 1:47 PM
To: Hall, Ryan J FLNR:EX
Subject: GEORGE STREET

As requested.

Ryan Hall, RPF
Land Officer, Crown Lands Branch
Ministry of Natural Resource Operations
1044 5th Avenue, Prince George, BC V2L 5G4 Tel. (250) 565-6430
Fax. (250) 565-6941
E-Mail: Ryan.Hall@gov.bc.ca

-----Original Message-----

From: Goad, Jennifer FLNR:EX
Sent: Tuesday, February 26, 2013 1:32 PM
To: Hall, Ryan J FLNR:EX; Konig, Cheryl FLNR:EX
Cc: Butchart, Dennis FLNR:EX
Subject: Re: Title Print Results UID=SC33489
Importance: High

Any chance you can advise the owners of the following lots...the Minister's office unfortunately needs this in the next 10 if possible (due to question period in the house). Thank yo very much.

409 George St – Vacant 1 lot
421 George St - Sassafras Catering 1 lot
427 George St – Book Store 1 lot
445 George St - Mail boxes Etc - 1

----- Original Message -----

From: Goad, Jennifer FLNR:EX
Sent: Tuesday, February 26, 2013 01:01 PM Pacific Standard Time
To: Hall, Ryan J FLNR:EX
Cc: Butchart, Dennis FLNR:EX; Rawling, Greg FLNR:EX
Subject: Re: Title Print Results UID=SC33489

Thank you very much Ryan. Really appreciate your help with this.

----- Original Message -----

From: Hall, Ryan J FLNR:EX
Sent: Tuesday, February 26, 2013 11:37 AM Pacific Standard Time
To: Goad, Jennifer FLNR:EX
Cc: Butchart, Dennis FLNR:EX; Rawling, Greg FLNR:EX
Subject: FW: Title Print Results UID=SC33489

Hi Jennifer,

We found several titles for Dan McLaren and Brian Fehr. No other land titles or tenures were found for either of the proponents, or their respective companies.

Hope that helps,

Ryan Hall, RPF
Land Officer, Crown Lands Branch
Ministry of Natural Resource Operations
1044 5th Avenue, Prince George, BC V2L 5G4 Tel. (250) 565-6430
Fax. (250) 565-6941
E-Mail: Ryan.Hall@gov.bc.ca

-----Original Message-----

From: Konig, Cheryl FLNR:EX
Sent: Tuesday, February 26, 2013 11:28 AM
To: Hall, Ryan J FLNR:EX
Subject: RE: Title Print Results UID=SC33489

Ryan, attached are title searches for Dan McLaren and Brian Fehr. As we did not have middle names we attached any properties registered in the Prince George Land Title office. We did not locate any properties registered in the name of Commonwealth of Companies or Bidgroup.

My search in Tantalus, FLNRO's database of all tenure holders in BC did not show any tenures or applications in the names of Dan McLaren, Commonwealth of Companies, Brian Fehr or Bidgroup. I also checked with Front Counter BC and none of the above names were located in ATS for enquiry purposes.

Cheryl Konig
Senior Portfolio Administrator
Ministry of Forests, Lands and
Natural Resource Operations
Omineca Region, Prince George
Phone (250) 565-6855 Fax (250) 565-6941
Email: Cheryl.Konig@gov.bc.ca

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-----Original Message-----

From: Goad, Jennifer FLNR:EX
Sent: Tuesday, February 26, 2013 10:45 AM
To: Hall, Ryan J FLNR:EX
Subject: Re: Request: tenure background - PG

Thanks Ryan.

----- Original Message -----

From: Hall, Ryan J FLNR:EX
Sent: Tuesday, February 26, 2013 10:44 AM Pacific Standard Time
To: Goad, Jennifer FLNR:EX
Cc: Butchart, Dennis FLNR:EX; Rawling, Greg FLNR:EX
Subject: RE: Request: tenure background - PG

Hi Jennifer,

We'll look into it right away.

Ryan Hall, RPF
Land Officer, Crown Lands Branch
Ministry of Natural Resource Operations
1044 5th Avenue, Prince George, BC V2L 5G4 Tel. (250) 565-6430
Fax. (250) 565-6941
E-Mail: Ryan.Hall@gov.bc.ca

-----Original Message-----

From: Goad, Jennifer FLNR:EX
Sent: Tuesday, February 26, 2013 10:14 AM
To: Hall, Ryan J FLNR:EX
Cc: Butchart, Dennis FLNR:EX; Rawling, Greg FLNR:EX
Subject: Request: tenure background - PG
Importance: High

Hi Ryan - I spoke to Greg he mentioned you might be able to assist. I am hoping you might be able to advise on whether or not two proponents and their associated companies (Dan McLaren - Commonwealth of Companies and Brian Fehr - Bidgroup) have any other tenures or ownerships of any lands in PG and if possible the dates they obtained the tenures.

If at all possible if you could let me know by 1 pm it would be sincerely appreciated.

Thank you,

Jennifer Goad
Deputy Minister's Office

March 8, 2010

Ms. Dana Hayden
Deputy Minister
Ministry of Forests and Range
PO Box 9525, Stn Prov Govt
Victoria, BC V8W 9C3

Mr. Lawrence Bortoluzzi
Director of Funding Analysis – Capital
Ministry of Advanced Education and Labour Development
PO Box 9147, Stn Prov Govt
Victoria, BC V8W 9H1

MINISTRY OF FORESTS, DMO	
RECEIVED	
DMRL#	<u>123815</u>
MAR 18 2010	
DUE DATE: _____	
<input type="checkbox"/> DRAFT REPLY	<input type="checkbox"/> REPLY DIRECT
<input type="checkbox"/> FNA	<input type="checkbox"/> FYI <input type="checkbox"/> FILE

Dear Ms. Hayden and Mr. Bortoluzzi:

This letter is written to clarify the role that Northern Development Initiative Trust (Northern Development) has undertaken in regards to the land assembly for the Wood Innovation and Design Centre (WIDC).

We have acted as a lender, financing 75% of the property acquisition costs of the following lots in downtown Prince George.

	<i>Civic Address</i>	<i>Legal Description</i>	<i>Known as</i>
1.	487 George Street	PID: 007-807-279, Lot 5, Block 150, District Lot 343, Cariboo District, Plan 1268	Prince George Hotel
2.	487 George Street	PID: 007-807-287, Lot 6, Block 150, District Lot 343, Cariboo District, Plan 1268	Prince George Hotel
3.	487 George Street	PID: 007-807-295, Lot 7, Block 150, District Lot 343, Cariboo District, Plan 1268	Prince George Hotel
4.	487 George Street	PID: 007-807-317, Lot 8, Block 150, District Lot 343, Cariboo District, Plan 1268	Prince George Hotel
5.	1142 Fifth Avenue	PID: 007-807-325, Lot 9, Block 150, District Lot 343, Cariboo District, Plan 1268	Prince George Hotel Parking Lot
6.	1142 Fifth Avenue	PID: 012-968-986, Lot 10, Block 150, District Lot 343, Cariboo District, Plan 1268	Prince George Hotel Parking Lot
7.	1142 Fifth Avenue	PID: 012-969-001, Lot 11, Block 150, District Lot 343, Cariboo District, Plan 1268	Prince George Hotel Parking Lot
8.	1142 Fifth Avenue	PID: 012-969-010, Lot 12, Block 150, District Lot 343, Cariboo District, Plan 1268	Prince George Hotel Parking Lot

Catalyst for Opportunities

We do not have a role in negotiating for the Crown, the City, or UNBC with Dan McLaren, the private developer, and we do not wish to undertake that role.

The City of Prince George has an agreement to purchase the Prince George Hotel property (eight lots) from Northern Development on March 31, 2010 if the Crown is not in a position to proceed with land acquisition for the WIDC at that time. Our financing agreements of November 17, 2009, November 30, 2009, and January 6, 2010 with Commonwealth Campus Corporation are in place until October 31, 2011. If the Crown is not interested in these properties, we will provide commercially reasonable notice to Dan McLaren that he must replace our financing.

I have communicated the purchase price and the developer's anticipated demolition and remediation costs to Partnerships BC and representatives of the Ministry of Forests and Ministry of Advanced Education. This was done during the development of the concept plan by Partnerships BC for the Wood Innovation and Design Centre which will be presented to Treasury Board.

On two occasions, I have also provided suggested written wording which was agreed to by the Prince George City Manager, that the Crown request that the Mayor and Council of Prince George gift the Prince George Hotel and parking lot properties to the University of Northern BC. My understanding is that the City Manager requires a letter to that effect to put the decision item on a council agenda. Therefore, the decision regarding the acquisition and gifting of the property has not been done in the absence of such a letter.

Northern Development requests that the Crown directly negotiate any agreements on the purchase price and undertakings or liabilities of the properties on the 400 block of George Street with Dan McLaren, President, Commonwealth Campus Corporation. Mr. McLaren can be reached at (250) 960-2233.

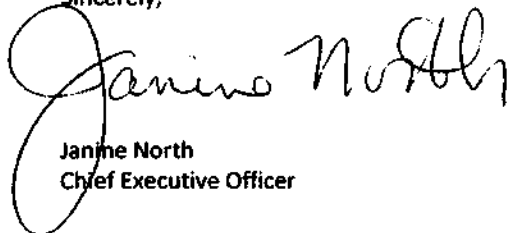
Should the Crown not be in a position to proceed by March 31, 2010 on the acquisition of the Prince George Hotel and associated parking lot, I require written documentation by March 12, 2010 with the following language, or a similar statement to be agreed upon:

"The Province of British Columbia has considered the Wood Innovation and Design Centre project and will not be approving government funds being made available for the purpose of purchasing lands in the City of Prince George for the project prior to March 31, 2010."

This will bind the City of Prince George to purchase the Prince George Hotel property (eight lots) from Northern Development who has an option in our financing agreement to acquire it from Commonwealth Campus Corporation.

I also require a separate letter providing certainty that the Property Purchase Taxes estimated at \$48,000 which will be incurred by Northern Development Initiative Trust on this transaction can either be waived by the Minister of Finance or will be reimbursed by the Crown in a timely manner. We have acted in good faith and the lengthy timeframe delays incurred by the Province to make a decision will likely not allow a direct conveyance of the property to the Province or University of Northern BC by March 31, 2010, in order to avoid property purchase taxes.

Sincerely,

A handwritten signature in dark ink, appearing to read "Janine North". The signature is fluid and cursive, with the first name "Janine" written in a larger, more prominent script than the last name "North".

Janine North
Chief Executive Officer