Form 27 [Rules 6.3 and 10.52(1)]

COURT FILE NUMBER

1501 - 00955

COURT

COURT OF QUEEN'S BENCH OF ALBERTA IN BANKRUPTCY AND INSOLVENCY

JUDICIAL CENTER

CALGARY

IN THE MATTER OF THE COMPANIES' CREDITORS ARRANGEMENT ACT, R.S.C.

1985, C. c-36, as amended

APPLICANTS

LUTHERAN CHURCH – CANADA, THE ALBERTA-BRITISH COLUMBIA DISTRICT, ENCHARIS COMMUNITY HOUSING AND SERVICES, ENCHARIS

MANAGEMENT AND SUPPORT SERVICES, AND LUTHERAN

CHURCH-CANADA, THE ALBERTA-BRITISH COLUMBIA DISTRICT

INVESTMENTS LTD.

DOCUMENT

AFFIDAVIT OF LARRY GIESE

ADDRESS FOR SERVICE

AND CONTACT

INFORMATION OF PARTY FILING THIS DOCUMENT

Allan Garber Professional Corporation

Barrister and Solicitor

Suite 108, 17707 105 Avenue Edmonton, AB T5S 1T1

Attn: Allan A. Garber Tel: (587) 400-9310 Fax: (587) 400-9313 File No.: 156-2015AG

AFFIDAVIT OF LARRY GIESE

Sworn on April 17, 2017

I, Larry Giese, of Stony Plain, Alberta

SWEAR AND SAY THAT:

- 1. I will be seventy-five years old in June, 2017.
- 2. As I stated in my Affidavit sworn July 5, 2016, as of January 23, 2015, my deposits in the

Clerk's Stamp

CLERK OF THE COURT

APR 1 8 2017

JUDICIAL CENTRE OF CALGARY

- Church Extension Fund (CEF) totalled \$638,551.27. This represented my life's savings for my retirement.
- 3. I have read Mr. Sherban's sworn Affidavit sworn April 13, 2017. The statement in paragraph 4 of Mr. Sherman's Affidavit that prior to the CCAA I was receiving interest in the amount of \$455.00 per month is false.
- 4. I attach as **Exhibit "A"** to my Affidavit the T5 slips given to me by the A.B.C. District for income tax purposes. The only deposit I had with the A.B.C. District was the CEF. There were no other investments or deposits of any kind. Just the CEF.
- 5. The interest I received from the A.B.C. District for the three years prior to the CCAA is as follows:

		Monthly average
2012	\$27,519.04	\$2,293.25
2013	\$25,058.67	\$2,088.22
2014	\$17,366.24	\$1,447.18

- 6. The collapse of the CEF has devastated our plans for retirement. I was a farmer. I have no employment-related pensions.
- 7. My wife Lorraine is 78 years of age. She has a very small pension from when she worked at the Co-op in Stony Plain. She had CEF and DIL deposits. Prior to the CCAA, she was receiving a RRIF payment on her DIL deposit and was putting that into her CEF account.
- 8. We did not apply for emergency funding. A copy of the Application From for emergency funding is attached as **Exhibit "B"** to my Affidavit. The form was difficult to fill out and very invasive of our personal situation.
- 9. We did not feel comfortable giving so much personal information to the District when they had already betrayed our trust. I refer to the Affidavit of my wife Lorraine sworn June 17, 2016 and filed June 27, 2016. She was lied to in a letter dated November 28, 2014 from the District claiming that the District had accumulated "excess funds." The letter was signed by Candace Rivet. This was just a month and a few days before the District applied for CCAA protection. For ease of reference, I attach a copy of the Rivet letter as Exhibit "C" to my Affidavit.
- 10. It is true that we have received shares in NewCo (Sage Properties). The only thing we have heard is that we can sell our shares for one/third of their face value. This is extremely upsetting. We were led to believe that our shares had much more value than that. I believe that we are being taken advantage of.
- 11. The Monitor told us in the First Report to the CEF depositors dated March 28, 2016 (attached as **Exhibit "D")** that Sage would provide the shareholders with regular financial reporting including quarterly statements and annual reports. According to the

Monitor's First Report to the CEF creditors dated March 28, 2016 at para. 39: "NewCo Management would also be tasked with providing regular financial reporting, including quarterly statements and annual reports with management discussion and analysis."

- 12. To date, Sage (NewCo) has not provided us with any financial information of any kind. This is most disturbing.
- 13. My and I do not want this Affidavit sealed. We want it public.
- 14. I make this Affidavit in support of an Application to lift the stay of proceedings in the CCAA matter.

SWORN BEFORE ME at)
Edmonton, Alberta, this 17 day of April, 2017.	
(Commissioner for Oaths in and for the Province of Alberta))) Larry Giese
Allan A. Garber Barrister and Solicitor)))
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This is Exhibit " Freferred to in the Affidavit of Larry Giese Swom before me this Man day of April A.D., 20 17

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Privacy Act, p T5 (14) lisez le verso.

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Lutheran Church - Canada, the Alberta - British Columbia District Emergency Fund - Application Form

About this worksheet

This worksheet is designed to support assessment of your financial situation. It may also incorporate information about your spouse and dependents and others, which can include sensitive information like income. Together, this information, along with any other factors that may be considered, will be used to assess your eligibility as a depositor in the church extension fund ("CEF") to access the emergency fund (the "Emergency Fund") being established by the Lutheran Church – Canada, the Alberta – British Columbia District (the "District"). Pursuant to the Emergency Fund, eligible depositors may apply to receive monthly payments from the District as an advance on any distribution that they may receive from their investment in the CEF pursuant to an informal or formal restructuring of the District. It is therefore of the utmost importance that any information provided by you is both accurate and complete.

				Date signing	·				_
Last name			All give	n names					M/F
CEF Account Number (s)				3 •		•			
Address	•								
City			Province	 e		Postal C	ode		
Mailing address (if different from above))								
Telephone numbers Residence:			Cell:	4	•	E-Mail	Address:		
Marital status (Specify day, month & year Married	ar of e	vent)	Widowe Separa			Divorce Comm			
Occupation			Current	employer				Since whe	en
Address of employer							If unempl when	ayed or reti	red, since
Full legal name of spouse		M/F		Spouse's addre	ss (if different th	an above	2)		
Spouse's employer				Since when					
Spouse's occupation				If unemployed o	r retired, since v	vhen			
Spouse's business phone:				Spouse's cell ph	sone:				
Dependents (all those who rely on you fo	or finar	ncial support))	•					
Full names	Rela	tionship	Date	e of birth	Address				Income
			+						
			-				-		
over 18, why dependent?			Į	59.65					

This is Exhibit B	" referred to in the
Larry G	vit of
Swom before me this	J7 day
of April	A.D., 20_
A Notary Public, A Com	missioner for Caths

in and for the Province of Alberta

Assets (excluding investments in CEF)

	Description / Location	Estimated value	Secured* (Y/N)
Cash on hand / in bank			
Stocks, bonds, investments			
RRSP's, RRIF's, GIC's, RESP's	* 111		
Pension Plans			
Surrender value of insurance policies			
Real Estate (in Canada or elsewhere) House Land / Cottage / Timeshare			
Rental / Business properties			
Motorized vehicles (year, make, model)	<u> </u>		
Cars Truck(s) / Van(s) Recreational vehicle(s) Mobile home			
Tools of Trade			
Other assets of value			
		·	
		:	
		-	
Farming assets			

^{*} Secured indicates that there is a mortgage or other loan against the asset that has been pledged as security for the debt.

Monthly income and expense statement of the depositor and the family unit

Net employment income (take home after statutory deductions) Pension/Annuities Child support Spousal support Child tax benefit Employment insurance benefits Social assistance Self-employment income: Gross Net Other net income (provide details): Net monthly income of the family unit: (1) + (2) Monthly non-discretionary expenses: family unit Child support payments/alimony Childcare	
Child support Spousal support Child tax benefit Employment insurance benefits Social assistance Self-employment income: Gross Net Other net income (provide details): Net monthly income (provide details): Net monthly income of the family unit: (1) + (2) Monthly non-discretionary expenses: family unit Child support payments/alimony	
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Net monthly income of the family unit: (1) + (2) Monthly non-discretionary expenses: family unit Child support payments/alimony	
Monthly non-discretionary expenses: family unit Child support payments/alimony	(2)
Child support payments/alimony	(3)
200 00 20	
Childcare	
Out of pocket medical expenses	····
Seniors' care facility fees (27% of the total fees may be allocated to non- discretionary medical expenses)	
Fines/penalties imposed by the court	
Other	
Totals	

wontniy expenses; family unit		
Housing expenses	Living expenses	
Rent/mortgage	Food/grocery	
Property taxes/condo fees	Laundry/dry cleaning/grooming	
Rent for family member	Clothing	
Heating/gas/oil	Other	
Telephone	Transportation	-
	Car leases/payments	
Cable		
Power/water	Repairs/maintenance/gas	
Other	Public transportation	
ersonal expenses	Insurance expenses	
Smoking		
Entertainment/sports/dining	House	
Gifts/charitable donations	Fumiture/contents	
Allowances	Life insurance	
Other		
•	Total monthly expenses: family unit	
		=
ease describe below any other information that you feel	should be considered in processing your application:	
ease describe below any other information that you feel		
ease describe below any other information that you feel		
ease describe below any other information that you feel		
the undersigned person, hereby consent to the District consent may give to District for the purpose of assessing		
the undersigned person, hereby consent to the District consert may give to District for the purpose of assessing the information contained in this	should be considered in processing your application: Discring and using any personal information about me that I or any gray eligibility and/or making payments pursuant to the Emergence	

Lutheran Church – Canada, the Alberta – British Columbia District 7100 Ada Blvd Edmonton, AB T5B 4E4

Fax: (780) 477-9829 Email: jruf@lccabc.ca



ALBERTA | BRITISH COLUMBIA DISTRICT

Nov. 28, 2014

"Building HIS church, together."

" referred to in the Swom before me this

in and for the Province of Alberta

Dear Friend in Christ.

Church Extension Fund (CEF) was founded during a time when the Lutheran Church was growing and there was a need for congregations to raise capital to build church buildings. At that time, it was difficult for congregations to get traditional financing from commercial banks. At the same time, our members had resources to invest and protect their futures. CEF was formed to bring the two parties together. CEF not only allowed members to earn a competitive return on their money, but more importantly, gave them an opportunity to live out their faith by participating in a common goal, vision and mission. By depositing with CEF, our members stand together with others who share a common faith and conviction, knowing that their funds are being used to do God's work and expand His Kingdom. Congregations were able to obtain the funds necessary to build church buildings to do God's work.

However, times are changing. We find that less church buildings are being built and that commercial banks are more accommodating to finance church projects. As a result, there are fewer and fewer ministry project opportunities available. However, our members have remained faithful in supporting and depositing with CEF. In the past few years, CEF has found that it was accumulating excess funds \leftarrow with very few ministry projects to fund. This has led the Department of Stewardship and Financial Ministries to do some strategic thinking. The Department has been looking into the future as to how CEF can continue to serve both the Church and its members.

Since our members require a return on their deposits and without ministry projects to invest in, the possibility of providing a reasonable return has become scarcer. Therefore, CEF has decided that it cannot accept deposits until further notice, which is a law lam sending yours cheque for your RRIF payment as opposed to depositing that o your CEP actions. Once the strategic planning process has been completed and CEF has redefined itself with a purpose that fits the needs of both the members and the church, CEF will resume accepting member deposits. We will keep your information on file and contact you when further deposits are being accepted.

May our gracious God bless you, keep you in His care and continue to make you a blessing to others for Jesus sake!

In His Service. ndace Rust

Candace Rivet

Church Extension Fund Manager

" referred to in the

day

d A Commis and for the Province of

Fax 780 477 9829

cef@iccal

Deloitte.

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COURT OF QUEEN'S BENCH OF ALBERTA

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CALGARY

DOCUMENT

FIRST REPORT TO THE CREDITORS OF LUTHERAN CHURCH - CANADA, THE ALBERTA - BRITISH COLUMBIA DISTRICT

IN THE MATTER OF THE COMPANIES CREDITORS' ARRANGEMENT ACT, R.S.C. 1985 c. C-36 AS AMENDED

AND IN THE MATTER OF A PLAN OF COMPROMISE OR ARRANGEMENT OF LUTHERAN CHURCH - CANADA. THE ALBERTA - BRITISH COLUMBIA DISTRICT. ENCHARIS **COMMUNITY HOUSING AND SERVICES, ENCHARIS** MANAGEMENT AND SUPPORT SERVICES AND LUTHERAN CHURCH - CANADA, THE ALBERTA -BRITISH COLUMBIA DISTRICT INVESTMENTS LTD.

DATED MARCH 28, 2016

This is Exhibit * D * referred to in the

day

A.D., 20 17

ubiic. A Commissioner for Oaths

in and for the Province of Alberta

- 37.1. NewCo cannot incur indebtedness for more than 10% of the net value of the NewCo Assets, subject to an amendment by a special resolution of the NewCo Shareholders;
- 37.2. A redemption of a pro-rata portion of the NewCo Shares would be allowed upon the sale of any portion of the NewCo Assets that generates net sale proceeds of over \$5.0 million, subject to NewCo meeting the solvency test;
- 37.3. NewCo would establish a secure database whereby NewCo Shareholders wishing to sell their shares to other existing NewCo Shareholders can disclose that they wish to sell their shares subject to the prospectus exemption contained in National Instrument 45-106 Prospectus and Registration Exemptions. For clarity, any transfer of NewCo Shares is subject to NewCo Board approval;
- 37.4. A general meeting of the NewCo Shareholders would be called no later than six months following the Effective Date for the purpose of having NewCo Shareholders vote on a proposed mandate for NewCo, which may include the expansion of the Harbour and Manor seniors' care facilities, the subdivision and orderly liquidation or all or a portion of the NewCo Assets, a joint venture to further develop the NewCo Assets and/ or other options (the "NewCo Shareholder Meeting"); and
- 37.5. To provide dissent rights to minority NewCo Shareholders.

NewCo Management

- 38. Following the Effective Date, NewCo Management, which is anticipated to include Scott McCorquodale who has over 20 years of commercial real estate experience, Monica Kohlhammer who has over 25 years of experience in board governance, strategic planning, evaluation and administration in both the public and private sector, and Tony Chin, who has expertise in accounting, tax and financing for private companies, will be formed. NewCo Management's qualifications are further detailed in "Schedule 4". As with the members of the NewCo Board, NewCo Management may change prior to NewCo being formed, subject to District Committee approval. All compensation for NewCo Management will be set by the NewCo Board. NewCo Management's initial focus will be to investigate and report to the NewCo Shareholders regarding the possible mandates available to NewCo.
- NewCo Management would also be tasked with providing regular financial reporting, including quarterly statements and annual reports with management discussion and analysis.

The NewCo Shareholders Meeting

40. At the Newco Shareholder Meeting, NewCo Shareholders would have the opportunity to consider and vote on their preferred mandate for NewCo, taking into account NewCo Management's recommendations. As noted above, the NewCo Shareholder Meeting must be held within six months