

Council Chamber
City Hall, Saskatoon, Sask.
Monday, November 15, 1999
at 7:00 p.m.

MINUTES OF THE REGULAR MEETING OF CITY COUNCIL

PRESENT: Deputy Mayor Maddin in the Chair;
Councillors Atchison, Birkmaier, Harding, Heidt, Langford,
McCann, Roe, Steernberg and Waygood;
A/City Manager Richards;
A/General Manager Community Services Howse;
General Manager Infrastructure Services Uzelman;
General Manager Utility Services Munch;
A/General Manager Corporate Services Veltkamp;
City Solicitor McLeod;
City Clerk Mann;
A/City Councillors Assistant Long.

PRESENTATION

Deputy Mayor Maddin and Pat Hyde, President, IBEW Local 319, presented the 1999 Joint City of Saskatoon/IBEW Local 319 Scholarship to Jennifer Robertson. The Deputy Mayor and Pat Hyde expressed their congratulations to Ms. Robertson.

Moved by Councillor McCann, Seconded by Councillor Roe,

THAT the minutes of meetings held on November 1 and November 3, 1999 be approved.

CARRIED.

HEARINGS

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- 2a) Proposed Development Plan Amendment
Rychjohn Investments Ltd.
Redesignation and Policy Map Amendment
101 to 123 - 25th Street West and 320 Avenue B North
(Residential and Light Industrial
to Special Area Commercial) and
(Medium Density Multiple Unit Dwellings and Light Industrial
to Special Area Commercial)
Proposed Bylaw No. 7875
(File No. CK. 4110-3)**
-

REPORT OF THE CITY CLERK:

“City Council at its meeting held on October 18, 1999, opened but did not close the above-noted Hearing. Attached is an excerpt from that meeting. As will be noted, Council resolved that the Hearing be adjourned until November 15, 1999.

Also attached are copies of the following communications:

- Letter dated October 19, 1999 from Reg Reiter, 46 Dumont Crescent;
- Letter dated October 29, 1999 from Terry Boucher, 4 - 1910 Main Street;
- Copy of letter dated October 20, 1999 to Caswell Community Association from Derek E. Kindrachuk, Architect, Kindrachuk Agrey Architects Ltd.;
- Copy of Memo dated October 28, 1999 to Rychjohn Investments Ltd., from Derek E. Kindrachuk, Architect, Kindrachuk Agrey Architects Ltd.;
- Letter dated November 10, 1999 from Ruth Garnett, 512 - 31st Street West;
- Letter dated November 10, 1999 from Derek Kindrachuk, Kindrachuk Agrey Architects Ltd.;
- Letter dated November 8, 1999 from Lawrence Rychjohn, 126 Lakeshore Crescent;
- Letter dated November 10, 1999 from Dale G. Loucks, 1128 Avenue E North;”

Councillor Langford excused herself from the meeting since she was not present at the portion of the Hearing held on October 18, 1999.

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Deputy Mayor Maddin reopened the hearing and ascertained whether there was anyone present in the gallery who wished to address Council with respect to the matter.

Ruth Garnett, Representative, Caswell Community Association, advised Council that the Community Association had a public meeting where a vote was taken concerning the proposed development and the results were overwhelmingly in favour of the development.

Terry Boucher, 4 - 1910 Main Street, spoke in favour of the proposed development.

Diane Sawatzky, 202 - 25th Street West raised various concerns including traffic, parking, hours that construction is allowed and architectural design.

Dale Loucks, 1128 Avenue E North, spoke in favour of the proposed development. He also expressed concerns regarding traffic.

Derek Kindrachuk, Kindrachuk Agrey, reviewed what had occurred at the public meeting with the Community Association and indicated that traffic impact had been looked at.

Lawrence Rychjohn, Rychjohn Investments Ltd. summarized what he has done in order to build the hotel, including meeting with the Community Association.

Rob Roy, 208 - 26th Street West expressed concerns with respect to a lack of knowledge regarding the proposed development and asked that Council take an active role with respect to traffic concerns in the community.

Linda Hainsworth, 813 Avenue D North displayed some historical photographs showing a garden that once stood on the location, spoke against the proposed development and requested a moratorium on sale of land in Caswell until the community can meet and decide what it wants to do. She also expressed concerns with respect to safety.

Brent Henderson spoke against the proposed development.

Wayne Halburn spoke in favour of the proposed development and asked that other community concerns not be mixed up in this issue.

David Forbes, 114 - 29th Street West indicated that traffic concerns, vandalism, etc. has always been a concern in the neighbourhood and reviewed the history with the community regarding informing and allowing public input into the proposed development.

Eileen Roberts spoke against the proposed development and expressed concerns with respect to traffic concerns and parking problems. Ms. Roberts presented a petition containing 113 signatures opposing the proposed rezoning of the light industrial and residential lots bounded by Idylwyld,

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25th Street and Avenue B North, for the purpose of a hotel development, until the Saskatoon Neighbourhood Development Plan, scheduled for February 2000, has been completed.

Moved by Councillor Steernberg, Seconded by Councillor Atchison,

THAT the submitted correspondence be received.

CARRIED.

Moved by Councillor Steernberg, Seconded by Councillor Atchison,

THAT the hearing be closed.

CARRIED.

Moved by Councillor Birkmaier, Seconded by Councillor Atchison,

THAT Council suspend the regular order of business and that Bylaw No. 7875 be brought forward and considered.

*YEAS: Councillors Birkmaier, Harding, Roe, Steernberg,
McCann, Maddin, Heidt and Atchison*

8

NAYS: Councillor Waygood

1

CARRIED.

“INTRODUCTION AND CONSIDERATION OF BYLAWS”

Bylaw No. 7875

Moved by Councillor McCann, Seconded by Councillor Harding,

THAT permission be granted to introduce Bylaw No. 7875, being “*The Development Plan Amendment Bylaw, 1999 (No. 5)*” and to give same its first reading.

CARRIED.

The bylaw was then read a first time.

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Moved by Councillor McCann, Seconded by Councillor Heidt,

THAT Bylaw No. 7875 be now read a second time.

CARRIED.

The bylaw was then read a second time.

Moved by Councillor McCann, Seconded by Councillor Steernberg,

THAT Council go into Committee of the Whole to consider Bylaw No. 7875.

CARRIED.

Council went into Committee of the Whole with Councillor McCann in the Chair.

Committee arose.

Councillor McCann, Chair of the Committee of the Whole, made the following report:

That while in Committee of the Whole, Bylaw No. 7875 was considered clause by clause and approved.

Moved by Councillor McCann, Seconded by Councillor Steernberg,

THAT the report of the Committee of the Whole be adopted.

CARRIED.

Moved by Councillor McCann, Seconded by Councillor Steernberg,

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THAT permission be granted to have Bylaw No. 7875 read a third time at this meeting.

CARRIED UNANIMOUSLY.

Moved by Councillor McCann, Seconded by Councillor Birkmaier,

THAT Bylaw No. 7875 be now read a third time, that the bylaw be passed and the Mayor and the City Clerk be authorized to sign same and attach the corporate seal thereto.

CARRIED.

The bylaw was then read a third time and passed.”

**2b) Hearing
Proposed Zoning Bylaw Amendment by Agreement
1L1 and RM# District to M4 District
Station Grounds, Plan 84S27179 and
Lots 8 to 12, Block 17, Plan DJ
Caswell Hill Neighbourhood
Proposed Bylaw No. 7879
(File No. CK. 4351-1)**

Attached is a copy of Clause 1, Report No. 12-1999 of the Municipal Planning Commission which was adopted by City Council at its meeting held on August 9, 1999 and a copy of Clause A3, Administrative Report No. 11-1999 which was adopted by City Council at its meeting held on September 20, 1999 (See Attachment 2a).

A copy of Notice which appeared in the local press under dates of September 25, 1999 and October 2, 1999, is also attached.

Council, at this meeting, is to hear and determine any submissions with respect to the proposed amendment prior to its consideration of proposed Bylaw No. 7879, copy attached.

Councillor Langford excused herself from the meeting since she was not present at the portion of the Hearing held on October 18, 1999.

Deputy Mayor Maddin opened the hearing and ascertained whether there was anyone present in the gallery who wished to address Council with respect to the matter.

Diane Sawatzky, 202 - 25th Street West, spoke against the proposed amendment.

Terry Boucher, 4 - 1910 Main Street spoke in favour of the proposed amendment.

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Moved by Councillor Heidt, Seconded by Councillor Harding,

THAT the hearing be closed.

CARRIED.

Moved by Councillor McCann, Seconded by Councillor Steermberg,

THAT Council consider Bylaw No. 7879.

CARRIED.

**2c) Hearing
Proposed Lane Closure
25th Street and Avenue B North
(File No. CK. 6295-1)**

Attached is a copy of Clause 1, Report No. 12-1999 of the Municipal Planning Commission which was adopted by City Council at its meeting held on August 9, 1999 and a copy of Clause A3, Administrative Report No. 11-1999 which was adopted by City Council at its meeting held on September 20, 1999. (See Attachment 2a)

Council, at its meeting held on August 9 and September 20, 1999, gave notice of its intention to consider the proposed street closing and instructed the City Solicitor to take further necessary steps in respect of the matter.

The City Solicitor has now advised that all preliminary proceedings in connection with the closing of the street have been taken including the receipt of approval of the Deputy Minister of Highways and Transportation and the advertisement of the notice of proposed closing and the service of such notice on abutting property owners.

Accordingly, Council at this meeting, is to consider and determine any submissions and objections to the proposed street closing prior to consideration of Bylaw No. 7882, a copy of which is attached.”

Councillor Langford excused herself from the meeting since she was not present at the portion of the Hearing held on October 18, 1999.

Deputy Mayor Maddin opened the hearing and ascertained that there was no one present in the gallery who wished to address Council with respect to the matter.

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Moved by Councillor McCann, Seconded by Councillor Roe,

THAT the hearing be closed.

CARRIED.

Moved by Councillor Heidt, Seconded by Councillor Atchison,

THAT the regular order of business be suspended and that Council consider Bylaws No. 7879 and 7882.

CARRIED.

“INTRODUCTION AND CONSIDERATION OF BYLAWS”

Bylaw No. 7879

Moved by Councillor McCann, Seconded by Councillor Heidt,

THAT permission be granted to introduce Bylaw No. 7879, being “*The Zoning Amendment Bylaw, 1999 (No. 19)*” and to give same its first reading.

CARRIED.

The bylaw was then read a first time.

Moved by Councillor McCann, Seconded by Councillor Steernberg,

THAT Bylaw No. 7879 be now read a second time.

CARRIED.

The bylaw was then read a second time.

Moved by Councillor McCann, Seconded by Councillor Roe,

THAT Council go into Committee of the Whole to consider Bylaw No. 7879.

CARRIED.

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Council went into Committee of the Whole with Councillor McCann in the Chair.

Committee arose.

Councillor McCann, Chair of the Committee of the Whole, made the following report:

That while in Committee of the Whole, Bylaw No. 7879 was considered clause by clause and approved.

Moved by Councillor McCann, Seconded by Councillor Steernberg,

THAT the report of the Committee of the Whole be adopted.

CARRIED.

Moved by Councillor McCann, Seconded by Councillor Harding,

THAT permission be granted to have Bylaw No. 7879 read a third time at this meeting.

CARRIED UNANIMOUSLY.

Moved by Councillor McCann, Seconded by Councillor Atchison,

THAT Bylaw No. 7879 be now read a third time, that the bylaw be passed and the Mayor and the City Clerk be authorized to sign same and attach the corporate seal thereto.

CARRIED.

The bylaw was then read a third time and passed.

Bylaw No. 7882

Moved by Councillor McCann, Seconded by Councillor Heidt,

THAT permission be granted to introduce Bylaw No. 7882, being "*A bylaw of the City of Saskatoon to close a Lane at Avenue B North and 25th Street, in the City of Saskatoon*" and to give same its first reading.

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CARRIED.

The bylaw was then read a first time.

Moved by Councillor McCann, Seconded by Councillor Steernberg,

THAT Bylaw No. 7882 be now read a second time.

CARRIED.

The bylaw was then read a second time.

Moved by Councillor McCann, Seconded by Councillor Roe,

THAT Council go into Committee of the Whole to consider Bylaw No. 7882.

CARRIED.

Council went into Committee of the Whole with Councillor McCann in the Chair.

Committee arose.

Councillor McCann, Chair of the Committee of the Whole, made the following report:

That while in Committee of the Whole, Bylaw No. 7882 was considered clause by clause and approved.

Moved by Councillor McCann, Seconded by Councillor Steernberg,

THAT the report of the Committee of the Whole be adopted.

CARRIED.

Moved by Councillor McCann, Seconded by Councillor Harding,

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THAT permission be granted to have Bylaw No. 7882 read a third time at this meeting.

CARRIED UNANIMOUSLY.

Moved by Councillor McCann, Seconded by Councillor Atchison,

THAT Bylaw No. 7882 be now read a third time, that the bylaw be passed and the Mayor and the City Clerk be authorized to sign same and attach the corporate seal thereto.

CARRIED.

The bylaw was then read a third time and passed.”

COMMUNICATIONS TO COUNCIL

The following communications were submitted and dealt with as stated:

A. REQUESTS TO SPEAK TO COUNCIL

- 1) Elena Gordon
3318 Millar Avenue, dated October 27**

Requesting permission to address Council with respect to street lights. (File No. CK. 6250-1)

RECOMMENDATION: that Elena Gordon be heard.

Elena Gordon was not in attendance but indicated that she wished her letter to be considered.

Moved by Councillor Birkmaier, Seconded by Councillor Langford,

THAT the letter be referred to the Planning and Operations Committee and to the Safer City Committee.

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CARRIED.

**2) Thomas Nahachewsky, SAA, P.Eng., Project Manager
Genesis Architecture and Engineering Inc., dated November 10**

Requesting permission for a representative from Genesis Architecture and Engineering Inc. to address Council with respect to Cement Stucco Equivalency Single Family and Ground Oriented Multi-Family Units. (File No. CK. 4005-1)

RECOMMENDATION: that Clause A2) of Administrative Report No. 15-1999 and Clause A3), A5) and AA11) of Communications be brought forward and considered and that a representative from Genesis Architecture and Engineering Inc.; Dr. Mike Hatznikolas and Bill McEwen, representing the Saskatchewan Masonry Institute; and Paulette and Dallas O'Lain be heard.

Moved by Councillor Birkmaier, Seconded by Councillor Heidt,

THAT Clause A2) of Administrative Report No. 15-1999 and Clause A3), A5) and AA11) of Communications be brought forward and considered and that a representative from Genesis Architecture and Engineering Inc.; Dr. Mike Hatznikolas and Bill McEwen, representing the Saskatchewan Masonry Institute; and Paulette and Dallas O'Lain be heard.

CARRIED.

“ADMINISTRATIVE REPORT NO. 15-1999

**A2) Cement Stucco Equivalency
Single Family and Ground Oriented Multi-Family Units
(File No. CK. 4005-1)**

RECOMMENDATION: that the information be received.

The City of Saskatoon received a request from the Saskatoon Home Builders' Association to adopt a local standard for application of cement stucco in the City of Saskatoon.

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The Province of Saskatchewan passed legislation (The Uniform Building and Accessibility Standards Act) in June 1998 which adopted the 1995 National Building Code and authorizes each municipality in Saskatchewan to administer and enforce that code. The Province's Legislation delegates the role of "Authority Having Jurisdiction" to the municipality.

The National Building Code in Section 2.5 makes provisions for the establishment and acceptance of equivalents. However, the Code specifies that these equivalencies should be based on past performance, tests or evaluations.

The City of Saskatoon does not have adequate resources in place to carry out this role with respect to building code equivalencies.

Recently, the Province of Saskatchewan has indicated a willingness to participate in the review and adoption of building code changes at the Provincial level. They have introduced a process by which the building industry can forward requests for amendments to the Provincial Legislation, and the Saskatchewan Home Builders' Association has been informed of this process. The Province's Chief Building Official has confirmed that an official request has now been received from the Saskatchewan Home Builders' Association and the review process is currently underway.

CONCLUSION

Since the Province is now willing to consider formally approving legislation that would change specific requirements of the National Building Code, we have concluded that it would be redundant and of little value for the City of Saskatoon to consider adopting the Saskatchewan Home Builders' Association proposal at the municipal level.

A3) Ron Chelac
Saskatchewan Masonry Institute, dated November 10

Requesting permission for Dr. Michael Hatznikolas and Bill McEwen, representatives of the Saskatchewan Masonry Institute, to address Council with respect to Cement Stucco Equivalency. (File No. CK. 4005-1)

RECOMMENDATION: that the matter be considered with Clause A2) of Communications.

A5) Paulette O'Lain

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431 Collins Crescent, dated November 10

Requesting permission to address Council with respect to Cement Stucco Equivalency. (File No. CK. 4005-1)

RECOMMENDATION: that the matter be considered with Clause A2) of Communications.

**A11) Duane Cressman, President
Saskatoon Home Builders' Association Inc., dated November 12**

Submitting comments regarding Cement Stucco Equivalency.

RECOMMENDATION: that the information be received and considered with Clause A2) of Administrative Report No. 15-1999.”

Thomas Nahachewsky, Genesis Architecture and Engineering Inc., spoke in favour of referring the information to the province and asked the City to consider its role in the inspection of stucco.

Dr. Mike Hatznikolas spoke on codes and guidelines in terms of stucco and expressed support for referring the issue to the provincial government.

Dallas O'Lain spoke regarding enforcing the building bylaw and the National Building Code.

Moved by Councillor Roe, Seconded by Councillor Birkmaier,

THAT the information be received.

CARRIED.

REQUESTS TO SPEAK TO COUNCIL - CONTINUED

**3) Ron Chelac
Saskatchewan Masonry Institute, dated November 10**

DEALT WITH EARLIER. SEE PAGE NO. 12.

**4) Terry Scaddan, Program Manager
The Partnership, dated November 10**

Requesting permission to address Council with respect to South Downtown. (File No. CK. 4005-1)

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RECOMMENDATION: that Terry Scaddan be heard.

Moved by Councillor Langford, Seconded by Councillor Roe,

THAT Terry Scaddan be heard.

CARRIED.

Terry Scaddan, The Partnership commended Council on the way it handled the South Downtown development.

Moved by Councillor Atchison, Seconded by Councillor Steernberg,

THAT the information be received.

CARRIED.

**5) Paulette O'Lain
431 Collins Crescent, dated November 10**

DEALT WITH EARLIER. SEE PAGE NO. 12.

**6) Anne Nordstrum
496 Whiteswan Drive, dated November 9**

Requesting permission to address Council with respect to the odor from the sewage treatment plant.
(File No. CK. 7800-1)

RECOMMENDATION: that Clause AA6) of Communications and Clause 7, Report No. 19-1999 of the Planning and Operations Committee be brought forward and considered and that Anne Nordstrom be heard.

Anne Nordstrom was not in attendance.

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AA. ITEMS WHICH REQUIRE THE DIRECTION OF CITY COUNCIL

**1) Elizabeth Mackane
Box 7611, dated November 1**

Submitting comments regarding the City not changing the day of Halloween from Sunday. (File No. CK. 150-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Atchison, Seconded by Councillor Steernberg,

THAT the information be received.

CARRIED.

**2) Kathie Cram, Member
“Wake Up Call” Child Poverty Coalition, dated November 8**

Requesting Council’s support in helping to eliminate Child Poverty by passing a resolution and supporting a special cross-Canada event on November 24, 1999.

RECOMMENDATION: that the direction of Council issue.

Moved by Councillor Waygood, Seconded by Councillor Roe,

1) WHEREAS the rate and depth of child poverty in Canada and Saskatchewan has increased since 1989 when the federal government unanimously passed a resolution calling for the elimination of child poverty by the year 2000; and

WHEREAS we recognize that child poverty has implications for children’s optimal development and quality of life and long-term implications for our community’s social and economic well-being; and

WHEREAS it has been shown that health and social conditions can be improved through government and community programs that support families and redistribute incomes fairly; and

WHEREAS the National “WAKE UP CALL” events planned across the country for 12 noon November 24 have the potential to create awareness for politicians of the concerns of Canadian citizens and organizations of the importance of this issue;

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THEREFORE BE IT RESOLVED

THAT Saskatoon City Council support the "WAKE UP CALL" events in Saskatoon that will serve to remind governments at all levels that we strongly encourage them to take steps to reduce child poverty and its consequences; and

- 2) *that the possibility of ringing the clock chimes in City Hall Square for one minute at noon on November 24, 1999 be pursued.*

CARRIED.

**3) Bev Prescott, Executive Director
Voice of People with Disabilities Inc., dated November 4**

Inviting Council to attend a Town Hall meeting on November 25, 1999 at the CNIB Auditorium, 7:00 to 9:00 p.m.

RECOMMENDATION: that the information be received.

Moved by Councillor Birkmaier, Seconded by Councillor Waygood,

THAT the information be received.

CARRIED.

4) Saskatchewan Indian and Gaming Authority, dated November 8

Forwarding a copy of a letter sent to Joe Bloski, President, Saskatoon Prairieland Exhibition Corporation regarding casinos in and around Saskatoon. (File No. CK. 4130-1)

RECOMMENDATION: that Clause AA10) of Communications be brought forward and that the information be received.

Moved by Councillor Atchison, Seconded by Councillor Harding,

THAT Clause AA10 of Communications be brought forward.

CARRIED.

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**“AA10) E. Dutch Lerat, President & CEO
Saskatchewan Indian Gaming Authority, dated November 10**

Submitting copy of letter sent to Mr. Davie Innes, President and CEO, Saskatchewan Liquor and Gaming Authority regarding casino development in Saskatoon. (File No. CK. 4130-1)

RECOMMENDATION: that the information be received and considered with Clause AA4) of Communications.”

Moved by Councillor Atchison, Seconded by Councillor Harding,

THAT the information be received.

CARRIED.

COMMUNICATIONS - CONTINUED

**5) Gloria Mitchell,
301 Avenue F North, dated November 4**

Submitting comments regarding leashing of cats. (File No. CK. 151-5)

RECOMMENDATION: that the information be received.

Moved by Councillor McCann, Seconded by Councillor Langford,

THAT the information be received.

CARRIED.

**6) Darrell & Anne Nordstrum
496 Whiteswan Drive, dated November 9**

Submitting comments regarding the odor from the sewage treatment plant. (File No. CK. 7800-1)

RECOMMENDATION: that the information be received and considered with Clause 7, Report No. 19-1999 of the Planning and Operations Committee.

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Moved by Councillor Heidt, Seconded by Councillor McCann,

That the matter be considered with Clause 7, Report No. 19-1999 of the Planning and Operations Committee.

CARRIED.

**7) Joanne Sproule, Secretary
Development Appeals Board, dated November 1**

Submitting Notice of Development Appeals Board Hearing regarding property at 328 Avenue Q South. (File No. CK. 4352-1)

**8) Joanne Sproule, Secretary
Development Appeals Board, dated November 5**

Submitting Notice of Development Appeals Board Hearing regarding property at 801 Heritage Crescent. (File No. CK. 4352-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Roe, Seconded by Councillor Langford,

THAT the information be received.

CARRIED.

**9) Ray G. Sorsdahl
1805 - 315 - 5th Avenue North, dated November 10**

Submitting news clippings regarding various matters. (News clippings are available for viewing in the City Clerk's Office.) (File No. CK. 150-1)

RECOMMENDATION: that the information be received.

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*Moved by Councillor Atchison, Seconded by Councillor Heidt,
THAT the information be received.*

CARRIED.

- 10) **E. Dutch Lerat, President & CEO**
Saskatchewan Indian Gaming Authority, dated November 10

DEALT WITH EARLIER, SEE PAGE NO. 18.

- 11) **Duane Cressman, President**
Saskatoon Home Builders' Association Inc., dated November 12

DEALT WITH EARLIER. SEE PAGE NO. 12.

B. ITEMS WHICH HAVE BEEN REFERRED FOR APPROPRIATE ACTION

- 1) **Dale Farrell, Secretary**
Saskatoon Professional Fire Fighters Union Local 80, I.A.F.F., dated November 2

Submitting notice on behalf of the Saskatoon Professional Fire Fighters Union Local 80, I.A.F.F. to enter into negotiations for revisions to the Collective Bargaining Agreement. **Referred to the Administration.** (File No. CK. 4720-7)

- 2) **Ron Jacobs**
430 Silverwood Road, dated October 31

Submitting concerns regarding the season ticket holders' rebate at Silverwood Golf Course. **Referred to the Administration.** (File No. CK. 1905-1)

- 3) **Gordon S. Wyant**

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518 Albert Avenue, dated November 3

Requesting permission to purchase the Capitol Theatre Marquee. **Referred to the Municipal Heritage Advisory Committee.** (File No. CK. 710-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Langford, Seconded by Councillor Heidt,

THAT the information be received.

CARRIED.

C. PROCLAMATIONS

**1) Mr. Ryan Galbraith
c/o Devel-Tech Ind., 201 Robin Crescent, dated November 8**

Requesting that Council proclaim November 19, 1999 as GIS Day in Saskatoon. (File No. CK. 205-5)

**2) Tracy Brand, RN BSN
Saskatchewan Coalition for Organ Donor Awareness, dated November 4**

Requesting that Council proclaim the week of April 16 to 22, 2000 as National Organ and Tissue Donor Awareness Week in Saskatoon. (File No. CK. 205-5)

RECOMMENDATION:

- 1) that City Council approve all proclamations as set out in Section C; and
- 2) that the City Clerk be authorized to sign the proclamations on behalf of City Council.

Moved by Councillor Heidt, Seconded by Councillor Roe,

1) that City Council approve all proclamations as set out in Section C; and

2) that the City Clerk be authorized to sign the proclamations on behalf of City Council.

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CARRIED.

Councillor Birkmaier tabled a letter dated November 12, 1999 from Dennis J. Nowoselsky, Councillor, Ward 7, City of Prince Albert, with respect to Implications for Local Government - From the World Trade Organization Millennium Round Negotiations for consideration at the next regular meeting of City Council

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REPORTS

A/General Manager Community Services Howse presented Section A, Administrative Report No. 15-1999;

A/General Manager Corporate Services Veltkamp presented Section B, Administrative Report No. 15-1999;

General Manager, Infrastructure Services Department Uzelman presented Section D, Administrative Report No. 15-1999;

City Solicitor McLeod Presented Section B of Legislative Report No. 14-1999;

Councillor Langford, Chair, presented Report No. 19-1999 of the Planning and Operations Committee;

Councillor Harding, Chair, presented Report No. 16-1999 of the Administration and Finance Committee.

Councillor Birkmaier, Chair presented Report No. 4-1999 of the Land Bank Committee; and

Deputy Mayor Maddin, Member, presented Report No. 19-1999 of the Executive Committee.

Moved by Councillor McCann, Seconded by Councillor Heidt,

THAT Council go into Committee of the Whole to consider the following reports:

- a) Administrative Report No. 15-1999;*
- b) Legislative Report No. 14-1999;*
- c) Report No. 19-1999 of the Planning and Operations Committee;*
- d) Report No. 16-1999 of the Administration and Finance Committee;*
- e) Report No. 4-1999 of the Land Bank Committee; and*

- f) Report No. 19-1999 of the Executive Committee.*

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CARRIED.

Deputy Mayor Maddin appointed Councillor McCann as Chair of the Committee of the Whole.

Council went into Committee of the Whole with Councillor McCann in the Chair.

Committee arose.

Councillor McCann, Chair of the Committee of the Whole, made the following report:

THAT while in Committee of the Whole, the following matters were considered and dealt with as stated:

“ADMINISTRATIVE REPORT NO. 15-1999

Section A - COMMUNITY SERVICES

- A1) Application for Refund of Money in Lieu of Municipal Reserve
Parcel F, Plan CR 3926
Clarence Avenue South - CN Industrial
(File No. CK. 4300-1)**
-

RECOMMENDATION: that \$8480.00 be withdrawn from the Dedicated Lands Account and forwarded to Canadian National Railways, 10004 - 104 Avenue, Suite 1000, Edmonton, Alberta, T5S 0K2.

ADOPTED.

Subdivision application No. 16/98 was submitted by UMA Engineering on behalf of Canadian National Railways requesting approval to subdivide by Plan of Proposed Subdivision, Parcel F, Plan No. CR 3926 in the CN Industrial Area. Canadian National Railways was in the process of developing a lumber transfer facility at this location. The intent of the proposal was to create a parcel of land to accommodate a small office building for the transfer facility.

Subdivision Application No. 16/98 was approved by City Council on May 4, 1998. One of the conditions of approval was payment of \$8480.00 to satisfy the requirements for money in lieu of municipal reserve. On September 2, 1998, the applicant submitted the required payment, which was subsequently deposited in the Dedicated Lands Account. On January 7, 1999, the Canadian National Railways advised that it did not wish to proceed further with the proposed subdivision and requested a full refund of the money paid in lieu of the municipal reserve requirement.

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The Community Services Department recommends that \$8480.00 be withdrawn from the Dedicated Lands Account and forwarded to Canadian National Railways.

ATTACHMENTS

1. Plan of Proposed Subdivision for Application 16/98.
2. Letter from Canadian National Railways requesting refund of payment in lieu of municipal reserve.

**A2) Cement Stucco Equivalency
Single Family and Ground Oriented Multi-Family Units
(File No. CK. 4005-1)**

DEALT WITH EARLIER. SEE PAGE NO. 12.

**A3) Land-Use Applications Received by the Community Services Department
For the Period Between October 22 and November 4, 1999
(For Information Only)
(Files CK 4300-1 and 4355-1)**

RECOMMENDATION: that the following report be received as information.

ADOPTED.

The following applications have been received and are being processed:

Discretionary Use

- Application D24/99: 262 Wedge Road
Applicant: Richard and Dorothy Gerbrandt
Legal Description: Lot 22, Block 977, Plan 79S16566
Current Zoning: R1A
Proposed Use: Personal Care Home (10 residents)
Neighbourhood: Dundonald
Date Received: November 1, 1999

Subdivision

- Application #65/99: 2225 22nd Street West
Applicant: Don V. Franko

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- | | |
|--------------------|--|
| Legal Description: | Part of Block 25, Plans 62S19462 and (FF1) G4395 |
| Current Zoning: | B4 |
| Neighbourhood: | Pleasant Hill |
| Date Received: | October 25, 1999 |
- Application #66/99: 15/17 Columbia Drive
Applicant: Webb Surveys
Legal Description: Lot 3, Block 634, Plan 97S53079
Current Zoning: R2
Neighbourhood: River Heights
Date Received: November 3, 1999
 - Application #67/99: 23/25 Columbia Drive
Applicant: Webb Surveys
Legal Description: Lot 1, Block 634, Plan 97S53079
Current Zoning: R2
Neighbourhood: River Heights
Date Received: November 3, 1999

ATTACHMENTS

1. Proposed Plan of Discretionary Use D24/99
2. Proposed Plan of Consolidation #65/99
3. Proposed Plan of Severance #66/99
4. Proposed Plan of Severance #67/99

Section B - CORPORATE SERVICES

**B1) Schedule of Accounts Paid
(File No. CK. 1530-2)**

RECOMMENDATION: that the following information be received.

ADOPTED.

<u>Date</u>	<u>Amount</u>
October 21 to October 25, 1999	2,280,103.36
October 25 to October 27, 1999	691,265.40

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October 28 to November 3, 1999

525,310.37

Section D - INFRASTRUCTURE SERVICES

**D1) School Signing Revisions
(File No. CK. 6280-3)**

RECOMMENDATION: that the proposed school signing revisions, as set out in the following report, be approved.

ADOPTED.

Infrastructure Services has received requests from the Saskatoon Board of Education and the Catholic School Board to review the signing at the following schools. Consultations with the Principal/Vice-Principal of each school, a representative of the respective School Board, and a member of Infrastructure Services have resulted in the preparation of new school signing plans (using the School Signing Guidelines) to address the particular needs of each facility. The following changes have been reviewed and approved by Infrastructure Services, the respective School Board, and the respective Principal/Vice-Principal:

- Princess Alexandra School: The recommended signing along Avenue H is described below and shown on attached Plan No. 212-0042-001 (Attachment 1):
 - Replace the existing 'NO PARKING, 08:00-17:00, MONDAY-FRIDAY' zone (RB-52A) and the 'NO STOPPING' zone (RB-55) along the school's frontage with a 'PARKING 5 MINUTES, 08:00-17:00, MONDAY-FRIDAY' zone (RB-53B).
 - Replace the existing 'LOADING ZONE, TRUCKS 10 MINUTES, CARS 2 MINUTES, 08:00-18:00' zone (RB-58H) near the school's front entrance with a 'SCHOOL BUS LOADING ZONE, 08:00-17:00 MONDAY-FRIDAY' (RB-58L).
 - Install a 'NO PARKING' zone (RB-51) from the north limit of the proposed School Bus Loading Zone to the north side of the nearby rail crossing.
 - Relocate the south limit of the 'NO PARKING' zone (RB-51) across the rail crossing on the west side of Avenue P to a location at the south property line of the crossing.

- Sister O'Brien School: The recommended signing changes along the west side of Silverwood Road are described below and shown on attached Plan No. L0-1D (Attachment 2):
 - Relocate the north limit of the existing 'SCHOOL BUS LOADING ZONE, 08:00-17:00, MONDAY-FRIDAY' (RB-58L) to a location approximately 30 metres north.

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ATTACHMENTS

1. Plan No. 212-0042-001
2. Plan No. L0-1D

LEGISLATIVE REPORT NO. 14-1999

Section B - OFFICE OF THE CITY SOLICITOR

**B1) 2610 Koyle Avenue
(File No. 4000-1)**

- RECOMMENDATION:**
- 1) that His Worship the Mayor and the City Clerk be authorized to execute the Remediation Agreement with Shell Canada Products Limited under the Corporate Seal;
 - 2) that His Worship the Mayor and the City Clerk be authorized to execute an easement in favour of Shell Canada Products Limited for access to 2610 Koyl Avenue under the Corporate Seal; and,
 - 3) that His Worship the Mayor and the City Clerk be authorized to execute an Indemnification Agreement with C.I.C. Industrial Interests Inc. under the Corporate Seal.

ADOPTED.

The City is currently in the process of taking title to 2610 Koyl Avenue under tax enforcement proceedings. This property is the former Promavia site and has been abandoned by the property owners. The taxes owing on the property are approximately \$568,659.77.

Subsequent to a tax lien being filed against this property, the City suspected there was environmental contamination on the property. Shell Canada was contacted by the City as it has a bulk aviation fuel site next door. Shell Canada had environmental testing completed on the Promavia property and it was determined there was environmental contamination.

The contamination is limited to a small area. The contamination does not interfere with the use of the buildings on the site and, as the contamination is close to the property line, no future buildings will be built on this portion of the land.

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The City had independent testing done to confirm the areas of environmental contamination on the property. That testing confirmed the findings of Shell.

In the past year, there has been considerable interest in the property from potential purchasers. The Land Manager is confident he can sell the property despite the contamination.

A Remediation Agreement between The City of Saskatoon and Shell Canada Products Limited has been negotiated. This Remediation Agreement is conditional upon City Council approving the Agreement.

The Agreement provides that Shell Canada Products Limited will clean up the Promavia site when its bulk fuel site is decommissioned. Shell does not expect to decommission its site for at least ten years. In the meantime, Shell Canada will monitor the contamination on the Promavia site and prevent the contamination from spreading further onto the property. In addition, the Agreement provides that Shell Canada will indemnify The City of Saskatoon for any damages arising out of the remediation activities of Shell Canada.

If City Council approves the Remediation Agreement, the City will continue proceedings to take title to the property. As the property will be sold under tax enforcement proceedings once the City has title, the Agreement provides that it may be assigned to a subsequent owner.

In order to allow Shell Canada access to the property to commence remediation activities, it is necessary that The City of Saskatoon grant Shell Canada an access easement with respect to the property.

CIC Industrial Interests Inc. has two caveats on the title to the Promavia property. CIC Industrial Inc. is a provincial crown corporation and as such the caveats will not be discharged when the City takes title under tax enforcement proceedings. Without clear title, the City would be unable to sell the property.

CIC Industrial Interests Inc. has agreed to discharge these caveats provided the City agrees to indemnify it with respect to any future claims with respect to the property. We were reluctant to provide this indemnification until the environmental contamination issue had been resolved as this would be the likely cause of any claim with respect to the property. As this issue has now been resolved, it would be in order to provide this indemnification in order to have the caveats removed.

The alternative to the above proceedings would be to discontinue tax enforcement proceedings and walk away from the property. In that event, it is unlikely the property will be developed at this time.

ATTACHMENTS

1. Map of Property.

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**B2) Proposed Development and Servicing Agreement
The City of Saskatoon and 610549 Saskatchewan Ltd.
Bayfield Crescent/Court area of Briarwood Neighbourhood
(File No. CK.4395-2)**

- RECOMMENDATION:**
- 1) that the proposed Development and Servicing Agreement as between The City of Saskatoon and 610549 Saskatchewan Ltd. be approved; and,
 - 2) that His Worship the Mayor and the City Clerk be authorized to execute such Agreement on behalf of The City of Saskatoon and affix the corporate seal thereto.

ADOPTED.

In keeping with the instruction of the Planning and Operations Committee at its meeting held on October 26, 1999, and the further specific direction of the General Manager, Infrastructure Services Department, we have prepared and forward herewith for consideration proposed form of Development and Servicing Agreement as between The City of Saskatoon and 610549 Saskatchewan Ltd. pertaining to the Bayfield Crescent/Court area of the Briarwood neighbourhood.

The proposed Agreement is in the City's standard form, except that:

1. the Developer may apply to directly undertake certain park, fencing and buffer works normally provided by the City. All such works are required to be completed in accordance with the City's standards and specifications, and be provided as a consequence of an open public tender of the works in question; and,
2. the Developer will be constructing a portion of Briarwood Road lying adjacent to both the Developer's lands herein and certain other lands owned by the City, and, accordingly, it is proposed that the City share equally in the construction costs associated with such works, and remit unto the Developer 50% of the construction costs incurred.

Except as noted, the proposed Agreement imposes all standard development conditions and requirements.

ATTACHMENTS

1. Proposed Development and Servicing Agreement between The City of Saskatoon and 610549 Saskatchewan Ltd.

REPORT NO. 19-1999 OF THE PLANNING AND OPERATIONS COMMITTEE

Composition of Committee

Councillor A. Langford, Chair
Councillor D. L. Birkmaier
Councillor M. Heidt
Councillor J. Maddin
Councillor P. Roe

1. Communications to Council

**From: Deneen Gudjonson, Executive Director
Riversdale Business Improvement District**
Date: July 6, 1999
**Subject: Request for changes to the Zoning Bylaw in regards to pawn shops
within the Riversdale Business Improvement District**
(File No. CK. 4351-1)

- RECOMMENDATION:**
- 1) that the Administration and the Chief of Police be requested to jointly prepare and submit an appropriate recommendation to the Planning and Operations Committee for submission of an appropriate resolution to City Council respecting a request to the Province of Saskatchewan to amend *The Urban Municipality Act, 1984* to enable a municipality greater authority in the regulation and licensing of pawn shops and second-hand stores; and
 - 2) that the Administration be requested to prepare amendments to License Bylaw No. 6066 respecting pawn shops and second-hand stores, and in the process consult with various stakeholders including the Saskatoon Police Service, Riversdale, Broadway and Downtown Business Improvement Districts, and representatives of the pawn shops and second-hand stores industry.

Your Committee has reviewed the attached report of the General Manager, Community Services Department dated October 21, 1999 regarding the above matter as well as the attached copy of letter dated November 1, 1999 from Superintendent MacEwan, Saskatoon Police Service.

Your Committee supports the recommendations outlined in the above report, with the inclusion of consultation with the Downtown and Broadway Business Improvement Districts, as well as the

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Riversdale Business Improvement District. In addition, your Committee has asked that proposed recommendations relating to amendments to *The Urban Municipality Act, 1984* be forwarded to the Committee for review prior to submission to City Council.

Councillor Langford, Chair of the Committee, withdrew this Item.

**2. License Agreement - Canadian Back Institute (Cosmo Civic Centre)
(File No. CK. 290-61)**

- RECOMMENDATION:**
- 1) that a lease agreement with the Canadian Back Institute at the Cosmo Civic Centre be renewed, in accordance with the terms of the previous Agreement, for a 5-year term from January 1, 2000 to January 31, 2004;
 - 2) that the rental rate for each of the years of the term be charged to the Canadian Back Institute as follows:
 - i) Year One \$73,253.18 plus G.S.T.
 - ii) Year Two \$75,587.12 plus G.S.T.
 - iii) Year Three \$77,953.82 plus G.S.T.
 - iv) Year Four \$80,353.28 plus G.S.T.
 - v) Year Five \$82,785.50 plus G.S.T.; and,
 - 3) that the City Solicitor be requested to prepare the appropriate contract agreement and that His Worship the Mayor and the City Clerk be authorized to execute the amending agreement under the Corporate Seal.

ADOPTED.

Your Committee has considered and concurs with the recommendations outlined in the attached report of the General Manager, Community Services Department dated October 26, 1999, regarding the above matter.

**3. Lease Agreement - The Saskatoon Rowing Club and The City of Saskatoon
(Riveredge Facility)
(File No. CK. 610-6)**

- RECOMMENDATION:**
- 1) that a lease agreement between the City of Saskatoon and the Saskatoon Rowing Club for the use of the Riveredge facility lobby be approved, in accordance with the terms and conditions which have been outlined in the report of the General Manager, Community Services Department dated October 28, 1999, for a term of one year from October 15,

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1999 to October 14, 2000;

- 2) that the rental payment amount be \$125 (plus G.S.T.) each month of the term; and
- 3) that the City Solicitor be requested to prepare the appropriate agreement and that His Worship the Mayor and the City Clerk be authorized to execute the amending agreement under the Corporate Seal.

ADOPTED.

Your Committee has reviewed and supports the recommendations outlined in the attached report of the General Manager, Community Services Department dated October 28, 1999, regarding the above matter.

**4. License Agreement - Can-Am Gymnastics Club (Saskatoon Field House)
(File No. CK. 290-63)**

RECOMMENDATION:

- 1) that the Agreement between the City of Saskatoon and the Can-Am Gymnastics Club for the use of 1,209 square feet on the Saskatoon Field House main floor and 5,258 square feet on the facility second floor be renewed in accordance with the terms of the previous Agreement between the parties, and with the following revisions:
 - a) that the current lease agreement between the City of Saskatoon and the Can-Am Gymnastics Club Inc., at the Saskatoon Field House, be extended to June 30, 2004, based on an annual rent increase of two percent, beginning January 1, 2000;
 - b) that the Can-Am Gymnastics Club Inc. pay the City of Saskatoon rent in monthly installments, due at the first of each month, as follows:

i)	Year One	\$26,463.19 plus G.S.T.
ii)	Year Two	\$26,992.45 plus G.S.T.
iii)	Year Three	\$27,532.30 plus G.S.T.
iv)	Year Four	\$28,082.95 plus G.S.T.
v)	Year Five	\$28,644.61 plus G.S.T.;
- 2) that the City will continue ownership of the gymnastics

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equipment until the end of the term June 30, 2004, at which time it will become the property of the Can-Am Gymnastics Club;

- 3) that future rental rate increases be renewed on an annual basis upon completion of the five-year term as follows:
 - i) through a letter signed by both parties and in consultation with the City Solicitor's Office;
 - ii) that the rental charge be increased by up to three percent per year; and,
- 4) that the City Solicitor's Office be requested to prepare the required Agreement and that His Worship the Mayor and the City Clerk be authorized to execute the amending Agreement under the Corporate Seal.

ADOPTED.

Your Committee has reviewed and supports the recommendations outlined in the attached report of the General Manager, Community Services Department dated November 1, 1999, regarding the above matter.

**5. Indoor Rinks - Scoreboards
(File No. CK. 611-1)**

- RECOMMENDATION:**
- 1) that the Administration proceed with the purchase of three scoreboards, as outlined in the report of the General Manager, Community Services Department dated October 28, 1999 for the Lions, Archibald, and Cosmo arenas; and
 - 2) that the purchase of the respective scoreboards be financed through a Productivity Improvement Loan, with a payback period of five years.

ADOPTED.

Your Committee has considered and concurs with the recommendations outlined in the attached report of the General Manager, Community Services Department dated October 28, 1999, regarding the proposed purchase of scoreboards for the Lions, Archibald and Cosmo arenas.

6. Enquiry - Councillor A. Langford (April 28, 1997)

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**Possible Establishment of a “Community Help Station”
and**

Communications to Council

**From: Ken Redekopp, Acting Chair
Community Help Station Board of Directors
Riversdale Business Improvement District**

Date: May 6, 1997

**Subject: Requesting funding for the “Community
Help Station” in Riversdale**

(Files CK. 1870-1 and 1704)

- RECOMMENDATION:**
- 1) that the Riversdale Business Improvement District return the one-time grant of \$16,000 to the City based on their decision to discontinue with a Help Centre; and
 - 2) that the funds be returned to the Reserve for Capital Expenditures.

ADOPTED.

Your Committee has considered and concurs with the recommendations outlined in the attached report of the A/General Manager, Corporate Services Department dated November 1, 1999, regarding the above matter.

**7. Enquiry - Councillor McCann (October 5, 1998)
Sewage Treatment Plant Odor
(File No. CK. 7800-1)**

RECOMMENDATION: that the information be received.

Your Committee has reviewed the attached report of the General Manager, Utility Services Department dated October 25, 1999 with the Administration and has received a presentation from Ms. Anne Nordstrom with respect to concerns relating to this matter. Your Committee is submitting this report to City Council as information.

Pursuant to earlier resolution, Clause AA6 of Communications was brought forward and considered.

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IT WAS RESOLVED: that the information be received.

**8. Transit Operations Update
(File No. CK. 7800-1)**

- RECOMMENDATION:**
- 1) that the information be received;
 - 2) that a resolution be forwarded to the Saskatchewan Urban Municipalities Association to request the province to increase the funding for special needs transportation;
 - 3) that a further resolution be forwarded to the Saskatchewan Urban Municipalities Association to request that the provincial government reintroduce the program that provided financial support for public transportation funding; and
 - 4) that the Administration be requested to prepare both short and long-term transit services business plans, incorporating the recommendations from the consultants' reports, and forward the appropriate reports to the Planning and Operations Committee and City Council for approval.

Your Committee has reviewed the attached report of the General Manager, Utility Services Department dated October 21, 1999, providing an update with respect to transit operations. Your Committee was advised by the Administration that the intent was to use the consultants reports to put together a business plan for the short and long-term direction of the transit service for consideration by City Council. Your Committee is recommending that the appropriate reports be forwarded to the Planning and Operations Committee prior to submission to City Council.

As background information, attached is a copy of Clause 3, Report No. 16-1999 of the Planning and Operations Committee (excluding attachments) which was considered by City Council at its meeting held on October 4, 1999.

- IT WAS RESOLVED:*
- 1) *that the information be received;*
 - 2) *that a resolution be forwarded to the Saskatchewan Urban Municipalities Association to request the province to increase the funding for special needs transportation;*
 - 3) *that a further resolution be forwarded to the Saskatchewan Urban Municipalities Association to request that the*

provincial government reintroduce the program that provided financial support for public transportation funding;

- 4) *that SUMA be urged to deal with the resolutions referred to in 2) and 3) above at its annual convention in January, 2000; and*
- 5) *that the Administration be requested to prepare a short-term Transit Services Business Plan prior to Council's consideration of the 2000 Operating Budget, and a long-term Transit Services Business Plan no later than June 30, 2000, incorporating the recommendations from the consultants' reports, and forward the appropriate reports to the Planning and Operations Committee and City Council for approval.*

REPORT NO. 16-1999 OF THE ADMINISTRATION AND FINANCE COMMITTEE

Composition of Committee

Councillor H. Harding
Councillor D. Atchison
Councillor P. McCann
Councillor R. Steernberg
Councillor K. Waygood

1. **Enquiry - Councillor Steernberg (September 29, 1999)
Car Allowance Policy
(File No. CK. 1970-1)**

RECOMMENDATION: that the information be received.

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ADOPTED.

The following enquiry was made by Councillor Steernberg at the City Council meeting held on September 29, 1999:

Considering that the employee car allowance policy has not been reviewed recently, would the Administration please report, through the Administration and Finance Committee, the following:

A review of the vehicle allowance policy inclusive of rationale for who qualifies, what are their positions, number of employees, justifying statistics, mileage, purpose and any suggestions for improvements to the policy.

Attached is a copy of the report of the Chairman, Local Travel Committee, dated November 1, 1999, in response to this enquiry. Your Committee has reviewed this report with Mr. Stew Uzelman and has determined that although the policy may not be a perfect solution for those who are required to use their own vehicle for work purposes, in that there are Income Tax implications to consider, it would take a great deal of time to work through any changes, and the Local Travel Committee questions the value of doing this at this time. The Committee recommends that we continue under the current policy guidelines.

REPORT NO. 4-1999 OF THE LAND BANK COMMITTEE

Composition of Committee

Councillor D. L. Birkmaier, Chair
Councillor H. Harding
Councillor M. Heidt
Councillor A. Langford
Councillor K. Waygood

- 1. Request to Lease City-Owned Property
Lot 3, Block 142, Plan 79S18673
819 58th Street, Hudson Bay Industrial
S & S Delivery Services Ltd.
(File No. CK. 4225-1)**

RECOMMENDATION: 1) that Lot 3, Block 142, Plan 79S18673 (819 58th Street) be

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leased to S & S Delivery Services Ltd. under the terms and conditions outlined in the report of the General Manager, Community Services Department dated October 13, 1999; and

- 2) that the City Solicitor be instructed to prepare the necessary documents for execution by His Worship the Mayor and the City Clerk.

ADOPTED.

Attached is a copy of the report of the General Manager, Community Services Department dated October 13, 1999 recommending the lease of the above-noted property to S&S Delivery Services Ltd. Your Committee has reviewed this report with the Land Branch Manager and has determined that the lease rate reflects the market price of the property. Your Committee supports this proposal.

**2. Request to Lease City-Owned Property
Lot 2, Block 172, Plan 79S18673
3218 Wells Avenue, Hudson Bay Industrial
Saskatoon Petroleum Services Ltd.
(File No. CK. 4225-1)**

- RECOMMENDATION:**
- 1) that Lot 2, Block 172, Plan 79S18673 be leased to Saskatoon Petroleum Services Ltd. under the terms and conditions outlined in the report of the General Manager, Community Services Department dated October 13, 1999; and
 - 2) that the City Solicitor be instructed to prepare the necessary documents for execution by His Worship the Mayor and the City Clerk.

ADOPTED.

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Attached is a copy of the report of the General Manager, Community Services Department dated October 13, 1999 recommending the lease of the above-noted property to Saskatoon Petroleum Services Ltd. Your Committee has reviewed this report with the Land Branch Manager and supports this lease proposal.

**3. Audit Report - Land Development Branch
Audit Report - Land Bank Program
(File No. CK. 1600-2)**

- RECOMMENDATION:**
- 1) that the information be received; and
 - 2) that the following recommendations from the Land Bank Program Audit Report, be approved:
 - a) that the City remain an active participant in the Land Bank business; and
 - b) that the mandate of facilitating urban planning goals be formally acknowledged as part of the Land Bank Program mandate.

ADOPTED.

City Council considered Clause 1, Report No. 3-1999 of the Audit Committee regarding the Audit for the Land Bank Program, and Clause 1, Report No. 4-1999 of the Audit Committee regarding the Audit for the Land Development Branch, at its meeting held on May 10, 1999, and

IT WAS RESOLVED: that the information be received and that the report be referred to the Land Bank Committee for discussions with the Developers Liaison Committee.

Your Committee has met with the Developers Liaison Committee and has considered the recommendations put forward by members. Attached is a copy of the report of the General Manager, Community Services Department dated October 15, 1999 (Attachment "A"), which addresses these recommendations. Your Committee is satisfied that the Land Bank Program and the Land Development Branch have undertaken to provide a comparable service. Also attached are copies of Clause 1, Report No. 3-1999 of the Audit Committee (Attachment "B"), and Clause 1, Report No. 4-1999 of the Audit Committee (Attachment "C"), as referenced above. We have not attached the Audit Reports as they were contained in the Council agenda for the May 10, 1999 meeting.

Moved by Councillor Birkmaier, that the meeting be extended beyond the hour of 10:30 p.m.

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REPORT NO. 19-1999 OF THE EXECUTIVE COMMITTEE

Composition of Committee

His Worship the Mayor, Chair
Councillor D. Atchison
Councillor D. L. Birkmaier
Councillor H. Harding
Councillor M. Heidt
Councillor A. Langford
Councillor J. Maddin
Councillor P. McCann
Councillor P. Roe
Councillor R. Sternberg
Councillor K. Waygood

**1. Request to Purchase City-Owned Property
Her Majesty the Queen and Vaughn Wyant Investments Ltd.
(File No. CK. 4215-1)**

- RECOMMENDATION:**
- 1) that the City agree to the assignment of the option to purchase Lot 1, Block 427, of Plan of Proposed Subdivision of part of SE $\frac{1}{4}$ Sec. 16-36-5 W.3rd from Her Majesty the Queen in Right of Canada to Vaughn Wyant Investments Ltd.;
 - 2) that the City agree to grant an option to purchase Lot 2, Block 427, of Plan of Proposed Subdivision of part of SE $\frac{1}{4}$ Sec. 16-36-5 W.3rd to Vaughn Wyant Investments Ltd. for the sum of \$546,000 plus GST;
 - 3) that the City agree to grant an option to purchase Lot 5, Block 428, of Plan of Proposed Subdivision of part of SE $\frac{1}{4}$ Sec. 16-36-5 W.3rd to Her Majesty the Queen in Right of Canada for the sum of \$555,000 plus GST;

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- 4) that the option agreements contain a provision that any rezoning of the properties is at the discretion of City Council; and,
- 5) that the City Solicitor be requested to prepare the appropriate documents and that His Worship the Mayor and the City Clerk be authorized to execute the documents under the Corporate Seal.

Your Committee has considered and supports the attached report of the General Manager Community Services Department dated November 4, 1999.

IT WAS RESOLVED: 1) that the City agree to the assignment of the option to purchase Lot 1, Block 427, of Plan of Proposed Subdivision of part of SE¹/₄ Sec. 16-36-5 W.3rd from Her Majesty the Queen in Right of Canada to Vaughn Wyant Investments Ltd.;

2) that the City agree to grant an option to purchase Lot 2, Block 427, of Plan of Proposed Subdivision of part of SE¹/₄ Sec. 16-36-5 W.3rd to Vaughn Wyant Investments Ltd. for the sum of \$546,000 plus GST;

3) that the City agree to grant an option to purchase Lot 5, Block 428, of Plan of Proposed Subdivision of part of SE¹/₄ Sec. 16-36-5 W.3rd to Her Majesty the Queen in Right of Canada for the sum of \$555,000 plus GST;

4) that the option agreements contain a provision that any rezoning of the properties is at the discretion of City Council; and,

5) that the City Solicitor be requested to prepare the appropriate documents and that His Worship the Mayor and the City Clerk be authorized to execute the documents under the Corporate Seal.

*YEAS: Councillors Atchison, Birkmaier, Harding, Heidt, Langford, Maddin,
McCann, Roe and Waygood 9*

NAYS: Councillor Steernberg 1

**2. Closure and Sale of Parking Lot No. 8
(File No. CK. 6120-2)**

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- RECOMMENDATION:**
- 1) that Parking Lot No. 8 on the southeast corner of Idylwyld Drive and 22nd Street be closed and made available for sale;
 - 2) that the proceeds from the sale be returned to the Parking Capital Reserve; and
 - 3) that the City Solicitor be instructed at the time of sale of the parcel, to amend Bylaw No. 7200, The Traffic Bylaw, to reflect this change.

Your Committee has considered and supports the following report of the General Manager Infrastructure Services Department dated October 18, 1999:

“BACKGROUND

In the spring of 1998, an individual expressed interest in purchasing Parking Lot No. 8 on the southeast corner of Idylwyld Drive and 22nd Street. As a result of this enquiry, an appraisal and a Phase 1 Environmental Assessment were conducted on the parking lot.

The purpose of the Phase I Environmental Assessment was to identify any environmental concerns associated with the ownership or management (past and present) of the property. An economical analysis was then conducted to determine if the parking lot should be sold. This analysis took into consideration present and potential future revenues if operated as a City-owned parking lot, associated maintenance and operating costs, interest from the sale of the property, and future tax revenues from development of the parking lot. The analysis concluded that it would be in the City's interest to dispose of the parking lot based upon the highest and best use of the future development of the land.

The economical analysis has been presented to the Parking Committee. The Parking Committee not only evaluated the economical analysis, but also considered the impact of losing parking stalls in the central business district versus the benefit of developing a highly visible parcel of land. The Parking Committee agreed to support the Administration's recommendation to dispose of Parking Lot No. 8.

Following the Parking Committee's endorsement, a Phase 2 Environmental Assessment was initiated on the parking lot to further investigate the concerns raised in the Phase 1 Environmental Assessment. The Phase 2 Environmental Assessment indicated that no site remediation would be required.

JUSTIFICATION

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The economic analysis concluded that there would be a net increase in revenue to the City if the parking lot were disposed of and the site developed.

Parking Lot No. 8 is located on the southeast corner of Idylwyld Drive and 22nd Street. This is an area which has a large amount of off-street parking facilities. The disposal of the parking lot would not have a significant impact on the available supply of parking in this area.

This corner is highly visible and is one of the major entrances into the central business district. New development in this area would be more aesthetically pleasing than a parking lot.

The above has been discussed and endorsed by the Parking Committee.

OPTIONS

The only option to the proposed recommendation is the status quo. The status quo is not recommended since it is deemed to be in the City's best interest, given the high number of alternative parking locations in the vicinity and the resulting net increase in revenue, to dispose of the parking lot and have the site developed.

POLICY IMPLICATION

There are no policy implications resulting from this proposal.

FINANCIAL IMPACT

Parking meter revenues are assigned to General Revenues (50%), the Streetscape Reserve (43%), the Parking Capital Reserve (4%), and to the three Business Improvement Districts (1% each). The revenue generated by the operation of Parking Lot No. 8 has been approximately \$33,000 per year; however, revenue from the sale and subsequent development of the site will offset this amount and result in a net economic gain for the City.

The tax revenue on the land and any buildings erected on the site would go to general revenues, while the proceeds from the sale of the parking lot would be returned to the Parking Capital Reserve, as this Reserve was used to purchase the site. All expenses incurred to sell the parking lot would be deducted from the sale price. Interest from the proceeds from the sale of the parking lot would be allocated to general revenues."

IT WAS RESOLVED: that the matter be referred to the Land Bank Committee to report within two weeks."

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Moved by Councillor McCann, Seconded by Councillor Steernberg,

THAT the report of the Committee of the Whole be adopted.

CARRIED.

ENQUIRIES

**Councillor Langford
Secondary Suites
(File No. CK. 4110-10)**

Previous to Plan Saskatoon, secondary suites were not permitted on lots with a width less than 50 feet. Now, secondary suites are permitted on all lots where one-unit dwellings are permitted, with the exception of lots with a width of less than 37.5 feet, upon which a secondary suite may only be permitted at the discretion of City Council.

Since this change, the only requests that have come forward have been from neighbourhoods that have an excess of rental homes. Could the Administration please report back to Council on the possibility of reverting back to the original bylaw which did not permit secondary suites on properties less than 50 feet wide or explore other restrictions, such as, percentage of rental homes already existing in the immediate neighbourhood, or by designation of neighbourhood, ie., core neighbourhood?

**Councillor Birkmaier
Retaining Wall above Victoria Bridge
(File No. CK. 1700-1)**

The retaining wall on the east side of Victoria Avenue above the Victoria Bridge is showing signs of disrepair.

Due to the concern for safety, would the Administration please report the necessity to include the appropriate funds in the Capital Budget for the year 2000.

**Councillor Maddin
City's Landscaping Requirements
(File No. CK. 4139-1)**

I have received some calls respecting the City's landscaping requirements and their perceived negative impact upon the operation of various businesses in industrial areas.

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Would the Administration please prepare a report on this matter.

GIVING NOTICE

TAKE NOTICE that at the next regular meeting of City Council, I will move the following motion:

“THAT Council request the Administration to propose the necessary bylaws and proceed with advertising respecting auto malls as discretionary use in the IB Zone and to redesignate lands to the west of Lot 5 on Brand Place from Industrial to business park and that a report of the Municipal Planning Commission be submitted to Council at the time of the public hearing.”

Moved by Councillor Birkmaier, Seconded by Councillor McCann,

THAT the notice of motion be waived.

THE MOTION WAS PUT AND LOST.

Moved by Councillor Maddin,

THAT the meeting stand adjourned.

CARRIED.

The meeting adjourned at 10:40 p.m.

Mayor

City Clerk