



Council Chambers
City Hall, Saskatoon, SK
Monday, January 21, 2013
at 6:00 p.m.

MINUTES OF THE REGULAR MEETING OF CITY COUNCIL

PRESENT: His Worship the Mayor, in the Chair;
Councillors Clark, Davies, Donauer, Hill, Iwanchuk, Jeffries,
Loewen, Lorje, Olauson, and Paulsen;
City Manager Totland;
City Solicitor Warwick;
General Manager, Corporate Services Bilanski;
General Manager, Community Services Grauer;
A/General Manager, Fire and Protective Services Paulsen;
General Manager, Infrastructure Services Gutek;
General Manager, Utility Services Jorgenson;
City Clerk Sproule; and
A/Council Assistant Fast

Moved by Councillor Olauson, Seconded by Councillor Paulsen,

THAT the minutes of meeting of City Council held on January 7, 2013, be approved.

CARRIED.

HEARINGS

- 2a) Discretionary Use Application – D13/11
Residential Care Home – Type II
1006 Whitewood Crescent
R1A District
Applicant: Delia Mavragani
(File No. CK. 4355-012-2)**

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REPORT OF THE CITY CLERK:

“The purpose of this hearing is to consider the above-noted discretionary use application.

The City Planner has advised that notification posters have been placed on site and letters sent to all adjacent landowners within 75 metres of the site.

Attached is a copy of the following material:

- Report of the General Manager, Community Services Department dated December 17, 2012 recommending that the application submitted Delia Mavragani requesting permission to use the property located at 1006 Whitewood Crescent for the purpose of a Residential Care Home – Type II (containing seven residents) be approved subject to the following conditions:
 - a) the applicant obtains a Development Permit and all other relevant permits and licenses; and
 - b) the final plans submitted be substantially in accordance with the plans submitted in support of this Discretionary Use Application.
- Letter dated January 11, 2013 from the Secretary of the Municipal Planning Commission advising the Commission supports the above-noted recommendation.
- Letter dated November 27, 2012 from Lindsay Haeusler submitting comments.”

The City Clerk submitted a copy of the following letter:

- *Angela Korolis Friedt, undated, submitting comments in support of the discretionary use application.*

His Worship the Mayor opened the hearing.

Mr. Al Wallace, Planning and Development Branch Manager, Community Services Department, reviewed the discretionary use application and expressed the Department's support.

Ms. Leanne DeLong, A/Chair, Municipal Planning Commission, expressed the Commission's support of the discretionary use application.

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His Worship the Mayor ascertained that there was no one present in the gallery who wished to address Council on this matter.

Moved by Councillor Hill, Seconded by Councillor Davies,

THAT the submitted report and correspondence be received.

CARRIED.

Moved by Councillor Lorje, Seconded by Councillor Olauson,

THAT the hearing be closed.

CARRIED.

Moved by Councillor Donauer, Seconded by Councillor Loewen,

THAT that the application submitted Delia Mavragani requesting permission to use the property located at 1006 Whitewood Crescent for the purpose of a Residential Care Home – Type II (containing seven residents) be approved subject to the following conditions:

- a) the applicant obtains a Development Permit and all other relevant permits and licenses; and*
- b) the final plans submitted be substantially in accordance with the plans submitted in support of this Discretionary Use Application.*

CARRIED.

Moved by Councillor Donauer, Seconded by Councillor Loewen,

THAT Council go into Committee of the Whole to consider the reports of the Administration and Committees.

CARRIED.

His Worship the Mayor appointed Councillor Jeffries as Chair of the Committee of the Whole.

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

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Committee arose.

Councillor Jeffries, 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. 2-2013

Section A – COMMUNITY SERVICES

**A1) Land Use Applications Received by the Community Services Department
For the Period Between December 24, 2012 and January 9, 2013
(For Information Only)
(Files CK. 4000-5, PL. 4132, PL. 4350, and PL. 4300)**

RECOMMENDATION: that the information be received.

ADOPTED.

The following applications have been received and are being processed:

Condominium

- Application No. 1/13: 1132 College Drive (2 New Commercial Units)
Applicant: Webb Surveys for Kolisnek Developments
Legal Description: Condo Unit 1, Plan No. 102084533
Current Zoning: M2
Neighbourhood: Varsity View
Date Received: January 2, 2013
- Application No. 2/13: 125 Willis Crescent (20 New Residential Units)
Applicant: Webb Surveys for Newrock Devs. (Sask) Ltd.
Legal Description: Condo Unit 1, Plan No. 102113176
Current Zoning: M2
Neighbourhood: Stonebridge
Date Received: January 2, 2013

Rezoning

- Application No. Z26/12: Rosewood Boulevard West and East
Applicant: Boychuk Investments/Lakewood Estates Inc.
Legal Description: Part NE ¼ 18-36-4-W3M; Parcel EE, Parcel BB, Parcel V
Current Zoning: FUD

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Proposed Zoning: R1A, RMTN, B1B, M1, and RM3
Neighbourhood: Rosewood
Date Received: December 17, 2012

Rezoning

- Application No. Z27/12:
Applicant: Bentley Lane and Court and Kensington Road
City of Saskatoon Land Branch and
West Canadian Development Corporation
Legal Description: Lots 1 to 14, Block 104; Lots 1 to 14, Block 105;
Lots 21 to 37, Block 106; Lots 1 to 15, Block 113;
Plan Not Yet Registered
Current Zoning: R1A
Proposed Zoning: R1B
Neighbourhood: Kensington
Date Received: December 24, 2012
- Application No. Z28/12:
Applicant: Boykowich Street; Marlatt Crescent/Lane/Street
Baltzan Boulevard; Akhtar Bend
City of Saskatoon Land Branch
Legal Description: Part of Blocks 669, 674, 675, 676, 677 and 678;
Part of Parcels II, KK, JJ and QQ;
Parcels PP and NN; Parcels LL, MM, and OO
Plan Not Yet Registered
Current Zoning: R1A
Proposed Zoning: R1B, RMTN, RMTN1, and RM3
Neighbourhood: Evergreen
Date Received: December 31, 2012
- Application No. Z2/13:
Applicant: 126 Idylwyld Drive North
Kerr Capital Fund Ltd.
Legal Description: Lots 50 and 51, Block 6, Plan No. 00SA15145
Current Zoning: B3
Proposed Zoning: B5
Neighbourhood: Central Business District
Date Received: January 3, 2013

Subdivision

- Application No. 1/13:
Applicant: 715 Werschner Street
Webster Surveys for Vantage Development
Corporation
Legal Description: Block 21, Plan No. 10203779
Current Zoning: RMTN
Neighbourhood: Rosewood
Date Received: December 24, 2012

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Subdivision

- Application No. 2/13: Evergreen District Village – Area 2
Applicant: George, Nicholson, Franko for City of Saskatoon
Legal Description: Part NE, SE, SW and NW ¼ 7-37-4-W3M
Current Zoning: R1A
Neighbourhood: Evergreen
Date Received: January 2, 2013

- Application No. 3/13: 1541 Spadina Crescent East
Applicant: Webb Surveys for Gary Young, c/o Britwood Interiors Ltd.
Legal Description: Lot 21, Block 4, Plan No. G4947
Current Zoning: R2
Neighbourhood: North Park
Date Received: January 7, 2012

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

ATTACHMENTS

1. Plan of Proposed Condominium No. 1/13
2. Plan of Proposed Condominium No. 2/13
3. Plan of Proposed Rezoning No. Z26/12
4. Plan of Proposed Rezoning No. Z27/12
5. Plan of Proposed Rezoning No. Z28/12
6. Plan of Proposed Rezoning No. Z2/13
7. Plan of Proposed Subdivision No. 1/13
8. Plan of Proposed Subdivision No. 2/13
9. Plan of Proposed Subdivision No. 3/13

**A2) Enquiry – Councillor P. Lorje (July 18, 2012)
Planning Criteria for Off-Leash Recreation Areas in New Areas
(Files CK. 4205-1 and LS. 4205-17)**

RECOMMENDATION: that the information be received.

ADOPTED.

TOPIC AND PURPOSE

The purpose of this report is to provide information on planning criteria for the establishment of Off-Leash Recreation Areas in new areas.

REPORT HIGHLIGHTS

1. The City of Saskatoon (City) currently plans for the location, size and programming of Off-Leash Recreation Areas (OLRAs) on a case-by-case basis.
2. There is little consensus across municipalities in Canada regarding planning criteria for the establishment of OLRAs.
3. The Administration has prepared a Program Plan Review (Review) for OLRAs and will be working on an implementation plan for planning and programming of existing and future OLRAs. The Review will include criteria and process for the possible establishment of OLRAs within new and existing neighbourhoods and elsewhere in the city.

STRATEGIC GOAL

This report supports the long-term strategy to ensure existing and future leisure centres, and other recreation facilities, are accessible physically and financially and meet community needs under the City's Strategic Goal of Quality of Life.

BACKGROUND

The following enquiry was made by Councillor P. Lorje during City Council's July 18, 2012 meeting:

"Will the Administration please review the planning criteria of new neighbourhoods in order to include off-leash recreation areas, also known as dog parks, as a standard amenity in neighbourhoods?"

During its July 18, 2012 meeting, City Council adopted a recommendation to transfer the responsibility for planning and programming of OLRAs from the Revenue Branch, Corporate Services Department, to the Leisure Services Branch, Community Services Department.

REPORT

Current Approach to Planning OLRAs

The City presently operates five off-leash areas throughout Saskatoon with two currently under construction; one in the Montgomery Place neighbourhood, and one in Hyde Park (Rosewood neighbourhood). In the past, most off-leash areas have been located on available "residual" parcels of undeveloped City-owned land, ranging in size between 4

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and 22 hectares. The intent has been that OLRAs be relatively evenly distributed throughout the city. Due to the tendency towards very large sites, typically in undeveloped areas of the city, most OLRAs are accessed mainly by automobiles. With an increasing demand for OLRAs in the city, there is a need to develop a more systematic approach for inclusion of these areas in new and existing areas of the city.

Best Practices Review for OLRAs

The Administration has completed a review of practices being used by other cities including Calgary, Edmonton, Hamilton, Surrey, Toronto, and Markham. There is little consensus across municipalities in Canada regarding planning criteria for the establishment of OLRAs. Each municipality's criteria seems to be tailored to address specific circumstances or concerns in their respective communities. However, there are similarities in the general approaches used.

Below are some criteria and approaches that were relatively consistent amongst the municipalities studied; however, there are no standard best practices. Attachment 1 contains a detailed list of the planning criteria used by each of the municipalities in the review.

1. Many cities have a minimum off-leash area size, though this size varies.
2. Different types of off-leash areas are typically designed to serve different needs such as:
 - a) neighbourhood/local level parks;
 - b) regional parks; and
 - c) city-wide/destination parks.
3. In the municipalities surveyed, off-leash areas can be located within any or a combination of the following areas:
 - a) neighbourhood parks;
 - b) multi-use parks;
 - c) river valley parks;
 - d) undeveloped land; and
 - e) quasi-public land with compatible uses/natural areas.
4. Separation requirements when locating within neighbourhood or multi-use areas include the following:
 - a) cannot be located within a specified distance from residential or commercial property; and
 - b) must be a specified distance away from, or avoid altogether, playgrounds, sports fields, or other potentially conflicting uses.
5. Fencing may be required for off-leash areas below a certain size when they are located within a larger city park or when children and/or high

traffic are likely to be nearby. Where natural barriers surround an area or where a site is very large and/or is surrounded by predominately rural land uses, fencing may not be required.

6. Crime Prevention Through Environmental Design (CPTED) Principles are implemented in the design to promote safety and positive site activity.
7. Proposed off leash parks in existing areas often require a request be submitted by a community group or dog owners' group. Sites may need to meet specific criteria and a process may be required to determine the community's support for the proposal. Additionally, some cities rely on volunteer groups to organize and maintain off-leash areas.

OLRA Program Plan Review

The Leisure Services Branch has prepared an OLRA's Program Plan Review (see Attachment 2) that provides an outline for the planning and programming of OLRA's in the city. The Review was compiled by a review of best practices and feedback gathered from the City's Off-leash Recreation Area Study conducted by Inshtrix Research Inc. (see Attachment 3). The Review provides insight from perspective dog owners into needs for current and future OLRA's.

The Review provides a number of program objectives for OLRA's in the city focused on enhancing opportunities for dog owners while minimizing negative attributes and perceptions associated with OLRA's. In order to achieve these objectives, the Review recommends:

1. OLRA Classification and Program Components – New and existing OLRA's are proposed to be treated as park program amenities and classified according to accessibility and features in the following categories:
 - a. Neighbourhood Level – within walking distance of users;
 - b. Suburban Level – typically driven to by users; and
 - c. City-wide Level – a destination location identified by natural and/or man-made amenities, and typically driven to by users.

Each of these classifications has a proposed base level of program components.

2. Application Process for New, Revised, or Removal of OLRA's. It is not expected that planning criteria for locating OLRA's in new neighbourhoods will differ substantially from the criteria for locating them in existing neighbourhoods. Rather, criteria will differ depending on the type of OLRA that is proposed (e.g. Neighbourhood level versus Suburban level). For example:

- a. A community application process, similar to the process for establishing community gardens, is proposed as the “trigger” for establishing Neighbourhood level OLRAs. This process will give users input into location of the OLRA and help with community support for the project.
 - b. Suburban level OLRAs could be established in a similar process as other amenities in District and Multi-District parks – through consultation with user groups. Details of these processes are to be determined as part of the Implementation Plan which is currently under development within Leisure Services.
3. Operational Measures – Based on the following feedback from users, the Review proposes a number of measures to improve the Off-Leash Recreation Program:
- a. An education/enforcement component is intended to improve compliance with applicable bylaws by informing users about them and improving enforcement;
 - b. Feedback from users indicates that while additional program components and trail enhancements are not necessary, there is a desire to improve operation and maintenance of existing OLRAs; and
 - c. Additional OLRAs should be considered after operational improvements are made to existing OLRAs including:
 1. prevalence of garbage cans
 2. more frequent emptying of garbage cans
 3. improved signage; and
 4. more frequent cutting of trails.

POLICY IMPLICATIONS

There are no policy implications at this time. The forthcoming OLRA Implementation Plan Report may contain recommendations that impact policies.

FINANCIAL IMPLICATIONS

There are no financial implications at this time. The forthcoming OLRA Implementation Plan Report will include consideration of the financial impact of the proposed strategy.

ENVIRONMENTAL IMPLICATIONS

No environmental and/or greenhouse gas implications have been identified at this time.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

As civic-owned and operated facilities, OLRAs must comply with the principles of CPTED and must undergo a CPTED review prior to being established.

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

ATTACHMENTS

1. Off-Leash Recreation Areas Best Practices Review
2. Off-Leash Recreation Area Program Plan Review
3. City of Saskatoon - Off-Leash Recreation Area Study (Executive Summary)

Section B – CORPORATE SERVICES

**B1) Request for Proposal for Cellular Telephone and Data Services
(Files CK. 231-1, CS.231-1 and CS.1000-1)**

- RECOMMENDATION:**
- 1) that the proposal submitted by SaskTel for the supply of cellular telephone and data services at an estimated cost of \$2,096,419.60, including G.S.T. and P.S.T., be accepted (subject to final contract negotiations) for the term of five years, with the option of up to three one-year extensions; and
 - 2) that the Materials Management Branch, Corporate Services Department, issue the appropriate purchase order.

ADOPTED.

TOPIC and PURPOSE

To receive City Council approval to award the cellular telephone and data services contract to SaskTel for a five-year term with an option to extend the contract for up to three one-year terms.

REPORT HIGHLIGHTS

1. Managing the City's cellular telephone and data services through a contract

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Total	\$1,905,836.00
G.S.T. @5%	95,291.80
P.S.T. @5%	95,291.80
Total Cost to the City	\$2,096,419.60
Less G.S.T. Rebate (100%)	(95,291.80)
Net Cost to the City	\$2,001,127.80

OPTIONS TO THE RECOMMENDATIONS

The option to a contract for cellular telephone and data services is individual service providers and plans for each device. This is not recommended as it will result in a higher cost (estimated at over \$3,300,000, including G.S.T. and P.S.T.) for these services and makes it more difficult to manage the overall use and cost of cellular devices.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPLICATIONS

The annual cost for the 1,150 cellular devices is \$419,283.92, including GST and PST. The cost will be funded from the operating budgets of the various departments whose staff are using these devices.

PUBLIC AND/OR STAKEHOLDER INVOLVEMENT

Public and/or stakeholder involvement is not required.

COMMUNICATIONS PLAN

There is no communications plan required.

ENVIRONMENTAL IMPLICATIONS

There are no environmental and/or greenhouse gas implications identified at this time.

PRIVACY IMPACT

There are no privacy implications.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

A CPTED review is not required.

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PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

**B2) Contract Award Report
September 1, 2012 to December 31, 2012
(Files CK. 1000-1 and CS.1000-1)**

RECOMMENDATION: that the information be received.

ADOPTED.

STRATEGIC GOAL

This report supports the City of Saskatoon's Strategic Goal of Asset and Financial Sustainability through the open, accountable and transparent disclosure of the award of contracts.

REPORT

In accordance with Policy C02-030, Purchase of Goods, Services and Work, the Administration is required to report three times a year on the award of contracts and requests for proposals between \$50,000 and \$75,000. The attached report has been prepared detailing the contract awards for the period September 1, 2012 to December 31, 2012.

ENVIRONMENTAL IMPLICATIONS

There are no environmental and/or greenhouse gas implications identified at this time.

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

ATTACHMENT

1. Contract Award Report September 1, 2012 to December 31, 2012.

Section E – INFRASTRUCTURE SERVICES

**E1) Annual Water and Sewer Connection Replacement Program
Proposed Increase to Cap on Residential Property Owners' Portion
of Service Connection Replacements
(Files CK. 7780-1 and IS. 7721-4)**

RECOMMENDATION: that the cap on the residential property owners' portion of service connection replacements be increased from \$2,250 to \$2,540, plus applicable taxes, effective January 22, 2013.

ADOPTED.

The Administration is submitting three reports regarding the annual Water and Sewer Connection Replacement Program. It is requested that this report be considered first.

TOPIC AND PURPOSE

This report is to obtain City Council's approval to increase the cap on the residential property owners' portion of service connection replacements.

REPORT HIGHLIGHTS

1. Bylaw 8880, The Private Sewer and Water Service Connection Bylaw, states that the City is responsible for the water and sewer connections to the property line, and that the replacement program is limited to the City's portion of the connection only.
2. It is an administrative practice for the City of Saskatoon to provide the homeowner with the option to have their portion of the connection replaced at the same time as the City's portion, and that the City pay 60% of the replacement costs, while the homeowner pays 40%, with a cap on the homeowner's costs.
3. The 2013 contract prices for water and sewer connection replacement require an increase to the cap on the homeowner's portion of the replacement costs.

STRATEGIC GOALS

The recommendation in this report supports the City of Saskatoon Strategic Goal, Asset and Financial Sustainability, as it will help to reduce the gap in the funding required to rehabilitate and maintain our infrastructure.

BACKGROUND

Bylaw 8880, The Private Sewer and Water Service Connection Bylaw which was approved by Council in 2010; and Policy C07-008 – Emergency Sanitary Sewer

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Maintenance Service, which was adopted in 1982, govern the construction, installation, replacement and maintenance of service connections. The Bylaw states that the City is responsible for the water and sewer connections to the property line and that the replacement program is limited to the City's portion of the connection only.

It is an administrative practice for the City of Saskatoon to provide the homeowner with the option to have their portion of the connection replaced at the same time as the City's portion, and that the City pay 60% of the replacement costs, while the homeowner pays 40%, with a cap on the homeowner's costs.

This cap has increased annually. It was originally set in 2009, at \$1,984. In 2010 it was increased to \$2,112 and in 2011 it was increased to the current amount of \$2,250. The homeowner can choose to pay their portion directly to the contractor, or to have the cost added to their property taxes.

It should be noted that the City also pays for administration and replacement costs on the City's side of the replacement, including asphalt patching, sidewalk replacement and landscaping.

The City included an item in the Request for Proposals for the 2013 contracts for full replacement (the City's portion as well as the homeowners' portion), in order to continue to allow homeowners to participate in the program and replace their portion of the connection at a reduced price.

REPORT

On December 6, 2012, Requests for Proposals for the 2013 replacement of failed water and sewer connections; and the 2013 homeowners requests for lead line replacements were issued. The proposals received require an increase to the homeowner's portion of the replacement, from \$2,250 to \$2,540 per replacement. The City's portion has been increased to \$3,808, with the total per replacement, before taxes, being \$6,348.

The Administration is recommending that the cap of \$2,250 for the residential property owners' portion of service connection replacements be increased to \$2,540, plus applicable taxes, effective January 22, 2011.

OPTIONS TO THE RECOMMENDATION

An option would be to not increase the cap. The Administration does not recommend this option as the number of failed water and sewer connections, and lead connection replacements in 2013 would need to be reduced.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPLICATIONS

The program allows for the homeowner to pay their portion of the replacement directly to the contractor or have it deferred to their taxes, therefore, there are no financial implications.

PUBLIC AND/OR STAKEHOLDER INVOLVEMENT

Public and/or stakeholder involvement is not required.

COMMUNICATION PLAN

The new cap, if approved, will be incorporated into the documents sent to the affected homeowners.

ENVIRONMENTAL IMPLICATIONS

There are no environmental implications.

PRIVACY IMPACT

There are no privacy implications.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

A CPTED Review is not required.

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

**E2) Annual Water and Sewer Connection Replacement Program
Award of Contract
Connection Rehabilitation for 2013
(Files CK. 7780-1 and IS. 7780-1)**

- RECOMMENDATION:**
- 1) that the proposal submitted by Brunner's Construction Ltd. for the connection rehabilitation contract, for work to be completed in 2013, at a total estimated cost of \$702,469.95 (including G.S.T. and P.S.T.), be accepted; and

- 2) that His Worship the Mayor and the City Clerk be authorized to execute the contract documents, as prepared by the City Solicitor, under the corporate seal.

ADOPTED.

The Administration is submitting three reports regarding the annual Water and Sewer Connection Replacement Program. It is requested that this report be considered second.

TOPIC AND PURPOSE

This report is to obtain City Council's approval to award the contract for the connection rehabilitation program, for work to be completed in 2013.

REPORT HIGHLIGHTS

1. The Connection Rehabilitation Program consists of replacing failing water and/or sewer connections.
2. Recommendation for the acceptance of the proposal for the 2012 connection rehabilitation program submitted by Brunner's Construction Ltd.

STRATEGIC GOALS

The recommendations in this report support the City of Saskatoon Strategic Goal, Asset and Financial Sustainability.

BACKGROUND

The Connection Rehabilitation Program consists of the replacement of failed water lines and/or failed sewer connections. The connection rehabilitation contract is intended to address emergency replacements, which are prioritized to insure that connections are replaced in an acceptable timeframe.

If required, the contractor will also replace the homeowner's portion of the connection (i.e. the portion from the property line to the home foundation), with the City paying 60% of the total replacement, and the homeowner paying 40%, to a maximum of \$2,540 (proposed 2013 cap, which is recommended in the first report being submitted regarding the Water and Sewer Connection Program.). The homeowner can either pay the contractor directly or have it added to their property taxes

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REPORT

On December 6, 2012, a Request for Proposals for the replacement of failed water and sewer connections, for the period of December 31, 2012 to December 31, 2013, was issued. One proposal was received, from Brunner's Construction Ltd.

The proposal was reviewed following the criteria listed below, with 1 being the most important and 5 the least important:

1. Price;
2. Methodology;
3. Recent contractor experience;
4. Past performance; and
5. General quality of the proposal.

After a review, the Administration has determined that the proposal from Brunner's Construction Ltd., at a total cost of \$702,469.95 (including G.S.T. and P.S.T.) to be acceptable.

OPTIONS TO THE RECOMMENDATION

An option would be to not accept the proposal from Brunner's Construction Ltd. This option is not recommended as the proposal is acceptable.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPLICATIONS

Details of the proposal from Brunner's Construction Ltd. are as follows:

Base Fees	\$669,019.00
G.S.T.	<u>\$ 33,450.95</u>
Total Fees	\$702,469.95
Less Home Owner Costs (External Funding)	\$190,104.00
Less G.S.T. Rebate	<u>\$ 33,450.95</u>
Net Cost to the City	\$478,915.00

There is sufficient funding for this program within the Operating Budget and Capital Project 1615 - Water Distribution Preservation Program.

Budgeted	Unbudgeted	Capital	Operating	Non-Mill Rate	External Funding
X		240,000	\$238,915		\$190,104

PUBLIC AND/OR STAKEHOLDER INVOLVEMENT

Public and/or stakeholder involvement is not required.

COMMUNICATIONS PLAN

Information will be provided to the homeowners who's connections are to be replaced, to advise them of the option of having their portion replaced at the same time as the City's, and the costs.

ENVIRONMENTAL IMPLICATIONS

The recommendation is expected to have greenhouse (GHG) emissions implications once construction proceeds. Construction activities will require an estimated 6,715 litres of diesel fuel, contributing to estimated GHG emissions of 20 tonnes CO₂e.

PRIVACY IMPACT

There are no privacy implications.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

A CPTED review is not required.

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

**E3) Annual Water and Sewer Connection Replacement Program
Award of Contract
Homeowner Requests for Connection Rehabilitation - 2013
(Files CK. 7780-1 and IS. 7780-1)**

RECOMMENDATION: 1) that the proposal submitted by Brunner's Construction Ltd. for the homeowner requests for connection rehabilitation contract, for work to be done in 2013, at a total estimated cost of \$704,401.95 (including G.S.T. and P.S.T.), be accepted; and

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- 2) that His Worship the Mayor and the City Clerk be authorized to execute the contract documents, as prepared by the City Solicitor, under the corporate seal.

ADOPTED.

The Administration is submitting three reports regarding the Water and Sewer Connection Replacement Program. It is requested that this report be considered third.

TOPIC AND PURPOSE

This report is to obtain City Council approval to award the homeowner requests for connection rehabilitation contract, for work to be done in 2013, to Brunner's Construction Ltd.

REPORT HIGHLIGHTS

1. The Homeowner request for connection rehabilitation program consists of replacing the lead water and sanitary connection, with the City being responsible for 60% of the costs and the homeowner being responsible for 40%, up to a maximum of \$2,540 (proposed 2013 cap).
2. Recommendation for the acceptance of the proposal for the 2012 homeowner requests connection rehabilitation program submitted by Brunner's Construction Ltd.

STRATEGIC GOAL(S)

The recommendations in this report support the City of Saskatoon Strategic Goal, Asset and Financial Sustainability.

BACKGROUND

Capital Project 1615 - Water Distribution Preservation Program includes funding for the lead replacement program.

The lead replacement program consists of replacing lead water lines and sewer lines with trenchless technology. Most houses built prior to 1949 (approximately 6,000 homes in Saskatoon) have this type of connection. There are currently approximately 174 homes where the homeowners have requested their lead water line be replaced, which are prioritized based on importance, rehabilitation work being done in the area, etc.

The lead replacement program is limited to the City's portion of the connection only. The cost is substantially reduced when the private portion is done in conjunction with the City's portion, with the City paying 60% of the total cost and the homeowner paying 40%,

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to a maximum of \$2,540 (proposed 2013 cap which is recommended in the first report being submitted regarding the Water and Sewer Connection Replacement Program). The homeowner can either pay the contractor directly, or have it added to their property taxes.

REPORT

On December 6, 2012, Infrastructure Services issued a Request for Proposals for homeowner requests for connection rehabilitation contract, which will run from December 31, 2012 to December 31, 2013.

The contract includes the replacement of approximately 90 full water and sewer connections which were requested by homeowners, and may also include the replacement of lead lines in conjunction with water main rehabilitation locations.

One proposal was received, from Brunner's Construction Ltd. The proposal was reviewed following the criteria listed below, with 1 being the most important and 5 the least important:

1. Price;
2. Methodology;
3. Recent contractor experience;
4. Past performance; and
5. General quality of the proposal.

After a review, the Administration has determined that the proposal from Brunner's, at a total cost of \$704,401.95 (including G.S.T. and P.S.T.) to be acceptable.

OPTIONS TO THE RECOMMENDATION

An option would be to not accept the proposal from Brunner's Construction Ltd. for the lead line replacement work. This option is not recommended as the proposal received from Brunner's Construction Ltd. is acceptable, and it would mean that the homeowners' requests for replacement of their lead lines would not be able to be done.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPLICATIONS

Details of the proposal from Brunner’s Construction Ltd. are as follows:

Base Fees	\$670,859.00
G.S.T.	<u>\$ 33,542.95</u>
Total Fees	\$704,401.95
Less Home Owner Costs (External Funding)	\$225,360.00
Less G.S.T. Rebate	<u>\$ 33,450.95</u>
Net Cost	\$445,591.00

There is sufficient funding for this program within approved Capital Project 1615 - Water Distribution Preservation Program.

Budgeted	Unbudgeted	Capital	Operating	Non-Mill Rate	External Funding
X		\$445,591			\$225,360

PUBLIC AND/OR STAKEHOLDER INVOLVEMENT

Public and/or stakeholder involvement is not required.

COMMUNICATION PLAN

Information will be provided to the homeowners scheduled for rehabilitation in 2013, explaining the program and costs.

ENVIRONMENTAL IMPLICATIONS

The recommendation is expected to have greenhouse gas (GHG) emissions implications once construction proceeds. Construction activities will require an estimated 6,043 litres of diesel fuel, contributing to estimated GHG emissions of 18 tonnes CO₂e.

PRIVACY IMPACT

There are no privacy implications.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

A CPTED review is not required.

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

**E4) Capital Project 0625-18 and 0625-22
WWTP – The Design and Construction Services of Northeast Sector
Lift Station and Force Main
Award of Engineering Services
(Files CK. 7820-3 and IS. 7990-92)**

- RECOMMENDATION:**
- 1) that the proposal submitted by Associated Engineering Ltd. for engineering services for the design and construction of a new lift station and force main in the northeast sector of Saskatoon, for a total upset fee of \$396,620 (including P.S.T. and G.S.T.), be accepted; and
 - 2) that the City Solicitor be instructed to prepare the necessary Engineering Services Agreement for execution by His Worship the Mayor and the City Clerk under the corporate seal.

ADOPTED.

TOPIC AND PURPOSE

The services of an engineering consulting firm are required to provide a conceptual design, detailed design, tendering and construction engineering services for a sanitary sewer lift station and force main in the northeast sector. City Council approval is required to commission a consultant to proceed with the deliverables of the project.

REPORT HIGHLIGHTS

1. A new sanitary sewer lift station and force main is required in the northeast sector of the city.
2. A Request for Proposal was posted on the City of Saskatoon's website on November 7, 2012.
3. The original service area was increased from 223 hectares (ha) to 423 ha, impacting proposal costs.

STRATEGIC GOAL

This report supports the City of Saskatoon Strategic Goal, Asset and Financial Sustainability, through the construction of significant infrastructure to serve neighbourhood development in the northeast sector of the city.

BACKGROUND

Capital Project 0625 – Trunk Sewers – Northeast Sector, includes approved funding in 2013 in the amount of \$3,130,000 for a new lift station and \$5,322,000 for a new force main, both in the northeast sector.

REPORT

A new sanitary sewer lift station and force main is required in the northeast sector of the city

Due to continued growth in the northeast sector of the city, a new sanitary sewer lift station and force main is required in the near future to serve approximately 423 hectares of future development located northeast of the Evergreen neighbourhood. The force main will discharge into the Central Avenue sanitary sewer trunk system at the intersection of Central Avenue and Somers Road.

The project will be completed in two phases. Phase I will include the conceptual and detail designs to be completed before the end of May 2013, and the tender for the construction contract to be awarded by the end of June 2013. Phase II, construction management of the lift station and force main, will commence the first week of July 2013, and will be completed before the end of June 2014.

A Request for Proposal was posted on the City of Saskatoon's website on November 7, 2012

A Request for Proposal was posted on City of Saskatoon's website on November 7, 2012, and eight proposals were received on December 6, 2012 from the following consultants:

- AECOM Canada Ltd.;
- Allnorth Consultants Limited;
- Associated Engineering (Sask) Ltd.;
- Bullée Consulting Ltd.;
- Catterall & Wright Consulting Engineers;
- CH2M HILL Canada Limited;
- Stantec Consulting Ltd.; and
- Worley Parsons Canada.

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After a systematic evaluation of all proposals, the Administration rated the proposal from Associated Engineering (Sask) Ltd. as superior, and confirmed it met the scope of work defined within the Terms of Reference.

The original service area was increased from 223 ha to 423 ha impacting proposal costs

After receiving the proposals, the lift station service area was increased from 223 ha to 423 ha. This will increase the peak design flow to 256 litres/second and the force main length to 4.36 kilometres. Due to the post-proposal addendum, there is an additional fee of \$30,000 (not including P.S.T. and G.S.T.) for extended engineering services. Also, a Computational Fluid Dynamic Model (CFD) of the wet well will be added as an additional design task, at a cost of \$25,000 (not including P.S.T. and G.S.T.).

OPTIONS TO THE RECOMMENDATION

There are no options as the recommended proponent, Associated Engineering (Sask) Ltd., received the highest score and was responsive to the Request for Proposal.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPLICATIONS

The net cost to the City of Saskatoon for the engineering services, as described above, including additional services, and within the proposal submitted by Associated Engineering Ltd. is as follows.

Base fee	\$340,703
Extended engineering fees	30,500
CFD Modelling	<u>25,417</u>
Sub-Total Upset Fee (incl. PST)	\$396,620
GST (5%)	<u>19,831</u>
Total upset fee	\$416,451
GST Rebate	<u>(19,831)</u>
Net cost to City	<u>\$396,620</u>

There is sufficient approved funding within in the 2013 Capital Project 625 – Trunk Sewers North East Sector.

Budgeted	Unbudgeted	Capital	Operating	Non-Mill Rate	External Funding
X		\$396,620			

PUBLIC AND/OR STAKEHOLDER INVOLVEMENT

Public and/or stakeholder involvement is not required.

COMMUNICATIONS PLAN

The system will be designed and constructed to have no adverse impact on the residential neighbourhood in terms of traffic flow, aesthetics, noise or odour; therefore, a communications plan is not required.

ENVIRONMENTAL IMPLICATIONS

An environmental study, Northeast Swale Development Guidelines (2012), has been conducted by Stantec which identifies guidelines and acceptable construction practices to mitigate impact on existing wetlands and its habitat. Stantec engaged a Technical Advisory Committee consisting of staff from MVA, Native Plant Society of Saskatchewan, Ducks Unlimited Canada, Saskatoon Nature Society, Environment Canada, Wildlife Federation, University of Saskatchewan and City of Saskatoon. This report has been approved by City Administration and MVA and will be submitted to Council in a separate report. This report will be forwarded to Associated Engineering Ltd. pending approval of this award for engineering services.

The lift station pumps will be selected for maximum efficiency based on the required system head and flow rates. The estimated annual greenhouse gas emissions related to the electrical consumption by the pumps would be 195 tonnes CO₂e.

PRIVACY IMPACT

There are no privacy implications.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

The design of the lift station will be submitted for a CPTED review.

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

**E5) Award of Engineering Services
Capital Project 1678 – West Weather Inflow Remediation
Brevoort Park and Lakeview Sanitary Sewer Storage Facilities
(Files CK. 7820-3 and IS. 7820-01)**

- RECOMMENDATION:**
- 1) that the proposal submitted by AECOM Canada Ltd. for engineering services for detailed design, tendering and construction of the Brevoort Park and Lakeview Sanitary Sewer Storage Facilities, on a time and expense basis, at an estimated total cost of \$138,130.50 (including G.S.T. and applicable P.S.T.), be accepted; and
 - 2) that the City Solicitor be instructed to prepare the necessary Engineering Services Agreement for execution by His Worship the Mayor and the City Clerk under the Corporate Seal.

ADOPTED.

TOPIC AND PURPOSE

This report is to obtain City Council's approval for the award of engineering services for detailed design, tendering and construction of the Brevoort Park and Lakeview Sanitary Sewer Storage Facilities to AECOM Canada Ltd.

REPORT HIGHLIGHTS

1. The Brevoort Park and Lakeview neighbourhoods require sanitary sewer storage facilities to alleviate basement flooding.
2. This project is funded, in part, by the Building Canada Fund.
3. The Administration is recommending that the engineering services agreement for the design, tendering and construction of these facilities be awarded to AECOM Canada Ltd.

STRATEGIC GOALS

The recommendations in this report support the following City of Saskatoon Strategic Goals:

- Asset and Financial Sustainability, as the City will be investing in the long-term functional sustainability of the sanitary sewer system and the award to AECOM Canada Ltd, will ensure the best value for delivery of this project; and

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- Quality of Life, as construction of these facilities will help alleviate basement flooding in the surrounding areas, thereby improving the quality of life for those residents.

BACKGROUND

Capital Project 1678 – Wet Weather Inflow Remediation includes funding in 2013 in the amount of \$1,395,000 to support the engineering services related to the construction of the Brevoort Park and Lakeview sanitary sewer storage facilities. This funding is made possible, in part, through assistance provided by the Building Canada Fund. The agreements of this funding require that all construction be completed by January 31, 2015.

REPORT

The neighbourhoods of Brevoort Park and Lakeview have experienced basement flooding in the past due to overloaded sanitary sewer systems during major rainstorms. The method of alleviating this problem is the implementation of sanitary sewer storage facilities or “super pipes”. Eight of these facilities have been constructed over the past five years throughout the city, which have been successful in reducing basement flooding.

The City of Saskatoon has received funding through the Building Canada Fund to construct sanitary sewer storage facilities. The total funding received for the entire project was \$7.75 million, which, to date, has funded the construction of the Westview and Sutherland facilities. The remaining funding will be used to construct the proposed Brevoort Park and Lakeview facilities, which will complete the requirements of the funding agreement. The timeline for completion of these projects under the agreement is January 31, 2015. Timely award of this project will ensure this timeline is met.

A Request for Proposals for engineering services for design, tendering and construction of the storage facilities was issued and closed on December 20, 2012. Six proposals were received as follows:

- AECOM Canada Ltd.;
- Associated Engineering Ltd.;
- Bullée Consulting Ltd.;
- Catterall & Wright Consulting Engineers;
- Stantec Consulting Ltd.; and
- WorleyParsons Canada Services Ltd.

The six proposals were reviewed and evaluated by the Project Review Committee based on the evaluation matrix laid out in the Request for Proposals. It was determined that AECOM Canada Ltd, on a time and expense basis, at an estimated total cost of \$138,130.50 (including G.S.T. and applicable P.S.T.), delivered the best overall proposal.

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As well as having the lowest total cost, they were the unanimous choice of the Review Team in terms of qualifications and ability to deliver the project effectively.

OPTIONS TO THE RECOMMENDATION

There are no other options.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPLICATIONS

The estimated net cost to the City of Saskatoon for the proposal from AECOM Canada Ltd. is as follows:

Estimated Cost	\$129,700.00
P.S.T (5% of 30%)	\$ 1,945.50
G.S.T.	<u>\$ 6,485.00</u>
Sub-Total	\$138,130.50
G.S.T. Rebate	<u>\$ (6,485.00)</u>
Net Cost to City	\$131,645.50

There is sufficient funding available within approved 2013 Capital Project 1678 – Wet Weather Inflow Remediation.

Budgeted	Unbudgeted	Capital	Operating	Non-Mill Rate	External Funding
X		\$43,881.83			\$87,763.67

PUBLIC AND/OR STAKEHOLDER INVOLVEMENT

Public and/or stakeholder involvement is not required.

COMMUNICATION PLAN

If approved, the Administration will work with the Communications Branch to issue any necessary notices to the public.

ENVIRONMENTAL IMPLICATIONS

For the recommendations of this report there are no environmental implications. The environmental impact of the construction to follow is estimated at this time to produce

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35,000 litres of diesel fuel, contributing to estimated greenhouse gas emissions totalling 105 tonnes CO₂.

PRIVACY IMPACT

There are no privacy implications.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

A CPTED review is not required.

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

**E6) Request for Award of Engineering Services Agreement
Capital Project 1527 – University Bridge Rehabilitation Design
(Files CK. 6050-7 and IS. 650-104-03)**

- RECOMMENDATION:**
- 1) that the proposal submitted by CH2M Hill, for engineering services for rehabilitation work required for the University Bridge, at a total estimated cost, on a time and materials basis, to an upset limit of \$1,266,225.40 (including P.S.T. and G.S.T.), be accepted; and
 - 2) that His Worship the Mayor and the City Clerk be authorized to execute the engineering services agreement, as prepared by the City Solicitor, under the corporate seal.

ADOPTED.

TOPIC AND PURPOSE

This report is to obtain City Council's approval to award an engineering services agreement for necessary rehabilitation work required for the University Bridge, to CH2M Hill.

REPORT HIGHLIGHTS

1. The University Bridge requires rehabilitation work be completed by the end of 2014.

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2. The project requires the design of the rehabilitation work to be completed in 2013, so that construction can commence in early 2014, subject to capital budget approval.
3. The Administration is recommending that the engineering services agreement for the design of the rehabilitation work be awarded to CH2M Hill.

STRATEGIC GOAL(S)

The recommendations in this report support the City of Saskatoon Strategic Goal, Asset and Financial Sustainability, as the project will help reduce the gap in funding required to maintain the University Bridge over the long term, by extending the service life of the structure.

The project also supports the Strategic Goal, Moving Around, as it will ensure that the bridge remains in working order and in a good state of repair.

BACKGROUND

Capital Project 1527 – University Bridge Rehabilitation includes funding in the amount of \$1,788,000 in 2013 for engineering services related to the rehabilitation of the University Bridge.

REPORT

The University Bridge, which spans the South Saskatchewan River, between 25th Street and College Drive/Clarence Avenue, is a 10-span, 4-lane concrete arch and girder bridge, originally constructed in 1916.

Recent studies have recommended that the following rehabilitation work be completed by the end of 2014:

- Remove asphalt wearing surface, membrane, and expansion joints;
- Spot repairs to approximately 10% of the concrete deck;
- Provide new membrane and asphalt wearing surface or replace with concrete driving surface;
- Spot repairs to approximately 30% of the arches and abutments; and
- Provision of a galvanic protection system over the arches and abutments.

It is estimated that repairs to the piers will be required within the next 10 to 15 years.

A Request for Proposals for engineering services to design and prepare the tender for the rehabilitation work closed on December 20, 2012. Nine proposals were received as follows:

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- AECOM;
- Allnorth;
- Associated Engineering;
- CH2M Hill;
- Genivar;
- Hatch Mott MacDonald;
- ISL Engineering and Land Services;
- Stantec Consulting Ltd.; and
- Tetra Tech.

After a comprehensive review, the proposal from CH2M Hill was determined to be the preferred proposal, at a total estimated cost, on a time and materials basis, to an upset limit of \$1,208,669.70 (including G.S.T. and P.S.T.). If approved, work will commence in January 2013.

It is the Administration’s opinion that the timely completion of the design of this project is urgent, in order for tendering and construction of the rehabilitation work in 2014, however, funding shortfalls may result in delays.

OPTIONS TO THE RECOMMENDATION

No other options were considered.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPLICATIONS

The estimated net cost to the City of Saskatoon for the proposal from CH2M Hill is as follows:

Base Fees	\$1,208,669.70
G.S.T.	<u>\$ 57,555.70</u>
Sub-Total	\$1,266,225.40
G.S.T. Rebate	<u>\$ (57,555.70)</u>
Net Cost to City	\$1,208,669.70

There is sufficient funding available within approved 2013 Capital Project 1527 – University Bridge Rehabilitation.

Budgeted	Unbudgeted	Capital	Operating	Non-Mill Rate	External Funding
X		\$1,788,000			

PUBLIC AND/OR STAKEHOLDER INVOLVEMENT

Public and/or stakeholder involvement is not required.

COMMUNICATION PLAN

If approved, the Administration will work with the Communications Branch to issue any necessary notices to the public.

ENVIRONMENTAL IMPLICATIONS

There are no environmental implications.

PRIVACY IMPACT

There are no privacy implications.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

A CPTED review is not required.

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

Section F – UTILITY SERVICES

**F1) Landfill Gas Project – SaskPower Green Options Partners Program
Saskatoon Light & Power Capital Project #2305
Electrical Supply Options – Landfill Gas
(Files CK. 2000-5 and US. 2000-10-7)**

- RECOMMENDATION:**
- 1) that a Power Purchase Agreement for the purchase and supply of electrical energy and environmental credits from the landfill gas facility at the Saskatoon Landfill be accepted;
 - 2) that a Generator Interconnection Agreement for the purpose of interconnecting the landfill gas generating facility with SaskPower's Distribution System for a fixed cost of \$634,000.00 be accepted; and,

- 3) that His Worship the Mayor and the City Clerk be authorized to execute the agreements, as prepared by the City Solicitor under the Corporate Seal.

ADOPTED.

TOPIC AND PURPOSE

Your Administration is requesting that City Council accept the terms and conditions set forth in a Power Purchase Agreement and a Generator Interconnection Agreement, as part of SaskPower's Green Options Partners Program, for the Landfill Gas Project.

REPORT HIGHLIGHTS

1. The Landfill Gas Project was selected in SaskPower's 2011 Green Options Partners Program Lottery.
2. The Power Purchase Agreement is a 20-year contract based on published prices that include an allowance for environmental emission credits.
3. The Generator Interconnection Agreement covers the connection of 2 generators with a cumulative production capacity of 1.63 megawatts.

STRATEGIC GOAL

This report supports the following City of Saskatoon Strategic Goals:

1. Environmental Leadership – create new sources of green energy where feasible.
2. Asset and Financial Sustainability – increase revenue sources and reduce reliance on residential property taxes.

BACKGROUND

Saskatoon Light & Power (SL&P) and the Environmental Services Branch have been working since 2008 to develop a landfill gas collection system at the Saskatoon Landfill. This project was identified as an Action in the City's Energy and Greenhouse Gas Management Plan adopted by City Council in June 2009, to achieve a diverse and environmentally sustainable energy system using local renewable energy supplies.

This facility will capture landfill gas that is generated by the decomposition of organic waste in the landfill; pipe the gas to a generating station west of the landfill, and burn the gas in engine-generators to produce electrical energy.

REPORT

SaskPower's Green Options Partners Program

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The Landfill Gas Project was selected in the SaskPower Green Options Partners Program Lottery in June of 2011. This program allows power producers to generate and sell environmentally preferred electricity to SaskPower with generator capacities between 100 kilowatts and 10 megawatts. Environmentally preferred electricity includes technologies such as biogas, heat recovery, low-impact hydro, solar, and wind. This program was offered as a lottery in 2011 with a total of 20 projects selected for a combined capacity of approximately 50 megawatts.

Power Purchase Agreement

A Power Purchase Agreement must be entered into with SaskPower, and is a 20-year contract based on a published price that escalates annually, as per the table below. The facility is expected to produce 13 gigawatt-hours of electrical energy annually, resulting in anticipated revenue of \$1.325 million in the first full year of production in 2014.

Year	Energy Price (per megawatt-hour)
2013	\$99.98/MWh
2014	\$101.98/MWh
2015	\$104.02/MWh
2016	\$106.10/MWh
2032	\$148.56/MWh

Under the agreement, SaskPower is entitled to environmental emissions credits that may result from replacing fossil fuels (i.e. natural gas) with landfill gas in the production of electricity. The City of Saskatoon will retain all rights to any environmental emissions credits that may result from methane capture and destruction from the landfill gas.

Generator Interconnection Agreement

A Generator Interconnection Agreement must be entered into with SaskPower for interconnecting with their distribution system. The agreement sets out specific requirements and practices, and includes all costs to be paid to SaskPower to design, construct, commission, and maintain all facilities and upgrades required to interconnect to their distribution system.

Two generators will be interconnected with a cumulative production capacity of 1.63 megawatts (or 815 kilowatts each). Under the terms of the agreement, the City of Saskatoon will pay to SaskPower a fixed cost of \$634,000.00 for this interconnection.

OPTIONS TO THE RECOMMENDATION

1. SL&P could interconnect the generating facility with their own distribution system. This option is not recommended as the initial price paid for this environmentally preferred electricity through SaskPower's Green Options Partners Program is above the current bulk reseller rate paid by SL&P to SaskPower for purchase of bulk electricity. A 20-year economic analysis indicates it is advantageous to sell this electrical energy to SaskPower rather than interconnect with SL&P's distribution system.
2. Rather than paying a fixed cost under the Generator Interconnection Agreement, SaskPower offers an option to pay the actual cost of interconnection as determined by final project costs calculated 8 months after the in-service date. This option is not recommended due to the financial risk associated with unpredictable material and labour costs at the time of construction.

POLICY IMPLICATIONS

There are no known policy implications.

FINANCIAL IMPLICATIONS

The project is partially funded through the Canada-Saskatchewan Provincial-Territorial Base Fund, in the amount of \$6.75 million toward the overall budget, with the remainder funded from internal reserves. A Financial Analysis indicates a positive cash flow of \$8.4 million over the first 20 years of operation after repayment of reserves. Repayment of all reserve funding will be complete after the first 9 years of operation. The 20-year Internal Rate of Return (IRR) for the project is 8.2% and meets the target 'hurdle rate' of 8%.

Budgeted	Unbudgeted	Capital	Operating	Non-Mill Rate	External Funding
\$634,000.00		\$634,000.00			

PUBLIC AND/OR STAKEHOLDER INVOLVEMENT

SL&P hosted an open house on November 24, 2010 at Montgomery School. The open house provided participants with information, answered questions, addressed concerns, and gathered input on the project. Approximately 30 people attended the open house.

COMMUNICATION PLAN

A number of communication activities have been completed over the last three years while developing this project. Information on the project, blog articles, a City Beat video,

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an animation of the technology, as well as Frequently Asked Questions articles have been developed and are available on the City's website.

Working with Reach Communications, a communication plan has been developed, and it covers all communication activities through project completion.

ENVIRONMENTAL IMPLICATIONS

The Landfill Gas Project will generate electricity by combusting the methane emitted from the landfill, producing electricity and converting the gas to carbon dioxide (CO₂), which is 21 times less harmful for the environment than methane.

The recommendation has positive greenhouse gas (GHG) implications. The GHG emissions reductions through landfill gas capture and combustion to produce electricity are estimated at 47,300 tonnes CO_{2e}, which is the equivalent of removing 9,460 cars from the road each year.

PRIVACY IMPACT

There are no privacy implications.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

The design of the Landfill Gas Power Generation facility was presented to the CPTED Review Committee on April 5, 2012. The committee completed its review on May 5, 2012.

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

Section G – CITY MANAGER

**G1) Business Achievements and Renewal of Business Resolution
(Files CK. 3500-1 and CC. 3500-1)**

RECOMMENDATION: that City Council adopt the resolution proposed by the Greater Saskatoon Chamber of Commerce and the North Saskatoon Business Association, "That the City of Saskatoon continue to work with the Saskatoon business community to maintain Saskatoon's position as Canada's Business Friendliest City over this City Council's elected term between 2012 and 2016."

IT WAS RESOLVED: that the matter be considered with the presentations of the speakers on the matter. See Page No. 54.

REPORT NO. 2-2013 OF THE PLANNING AND OPERATIONS COMMITTEE

Composition of Committee

Councillor R. Donauer, Chair
Councillor C. Clark
Councillor T. Davies
Councillor M. Loewen
Councillor P. Lorje

- 1. Enquiry – Councillor P. Lorje (November 13, 2012)
Cell Phone Tower Application Process
Antenna Systems Policy
(Files CK.230-3 and PL.185-3-6)**

RECOMMEDATION: that Radiocommunication Towers Policy No. C01-020 be replaced by the proposed Antenna Systems Policy.

IT WAS RESOLVED: that the matter be considered with the presentation of the speaker on the matter. See Page No. 59.

- 2. 20th Street West Streetscape Improvement
(Files CK.4125-4 and LA.217-112)**

RECOMMENDATION: that City Council approve the streetscape improvement design for 20th Street West between Avenue E and Avenue H.

ADOPTED.

Attached is a report of the General Manager, Community Services Department dated December 6, 2012, regarding the proposed streetscape improvement design for 20th Street West between Avenues E and H.

Your Committee has reviewed the report with the Administration and has received a presentation from Mr. Randy Pshebylo, Executive Director, Riversdale Business Improvement District, in support of the proposed improvements.

Following consideration of this matter, your Committee supports approval of the streetscape improvement design, as outlined in the submitted report.

**3. Innovative Housing Incentives Application
Mortgage Flexibilities Support Program
Innovative Residential Inc. – Victor and Hunter Road
Parcel JJ - Stonebridge
(Files CK.750-4 and PL.951-116)**

- RECOMMENDATION:**
- 1) that 24 affordable housing units, to be constructed at Victor and Hunter Road (Parcel JJ – Stonebridge), be designated under the Mortgage Flexibilities Support Program, as defined in Section 3.8 of Innovative Housing Incentives Policy No. C09-002, contingent upon this housing project being fully approved for mortgage loan insurance flexibilities by either Genworth Financial Canada and/or Canada Mortgage and Housing Corporation; and
 - 2) that the City Solicitor be instructed to amend the Tax Sponsorship Agreement with Innovative Residential Inc. to include the project located at Victor and Hunter Road and to prepare the necessary incentive agreement, and that His Worship the Mayor and the City Clerk be authorized to execute the Agreement under the Corporate Seal.

ADOPTED.

Attached is a report of the General Manager, Community Services Department dated December 13, 2012, requesting approval to designate 24 affordable ownership units in the Stonebridge neighbourhood, under the Mortgage Flexibilities Support Program, and to allocate financial support for this project.

Your Committee has reviewed and supports the above recommendations of the Community Services Department with respect to this application.

**4. Innovative Housing Incentives Applications –
Mortgage Flexibilities Support Program
Innovative Residential Inc. – Richardson Road and McClocklin Road,
Hampton Village
(Files CK. 750-4 and PL.951-117)**

- RECOMMENDATION:**
- 1) that 28 affordable housing units to be constructed at Richardson Road and McClocklin Road (Hampton Village) be designated under the Mortgage Flexibilities Support Program, as defined in Section 3.8 of

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Innovative Housing Incentives Policy No. C09-002, contingent upon this housing project being fully approved for mortgage loan insurance flexibilities by Genworth Financial Canada and/or Canada Mortgage and Housing Corporation;

- 2) that capital funding of \$40,000 be approved under Innovative Housing Incentives Policy No. C09-002 for the construction of two barrier-free, affordable units in this project; and
- 3) that the City Solicitor be instructed to amend the Tax Sponsorship Agreement with Innovative Residential Inc. to include the project located at Richardson Road and McClocklin Road and to prepare the necessary incentive agreements, and that His Worship the Mayor and the City Clerk be authorized to execute the Agreement under the Corporate Seal.

ADOPTED.

Attached is a report of the General Manager, Community Services Department dated December 14, 2012, requesting approval to designate 28 affordable ownership units under the Mortgage Flexibilities Support Program and for incentives for this project which is to include two barrier-free units.

Your Committee has reviewed and supports the above recommendations of the Community Services Department regarding this application.

**5. Saskatoon Field House Rental Space
(Files CK.612-2 and LS.290-25)**

- RECOMMENDATION:**
- 1) that the proposal submitted by Saskatoon Council on Aging for the Saskatoon Field House Rental Space at a total projected revenue of \$129,991.72 be accepted; and
 - 2) that the City Solicitor be instructed to prepare the required contract documents, and that His Worship the Mayor and the City Clerk be authorized to execute the documents under the Corporate Seal.

ADOPTED.

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Attached is a report of the General Manager, Community Services Department dated December 17, 2012, requesting approval to enter into a contract with Saskatoon Council on Aging to lease vacant space at the Saskatoon Field House as the prior tenant exercised the right to terminate the lease contract.

Your Committee has considered the above report and is supporting the above recommendations of the Community Services Department.

**6. Friends of the Bowl Foundation – Gordon Howe Bowl Upgrades –
Repayable Loan Request
(Files CK. 4205-7-2 and LS. 4206-GO1-2)**

- RECOMMENDATION:**
- 1) that up to \$100,000 be advanced to the Friends of the Bowl Foundation Inc. to launch and manage a Capital Campaign to secure funds for upgrading the Gordon Howe Bowl;
 - 2) that the source of funding be Capital Project No. 2349 – Gordon Howe Bowl Upgrades;
 - 3) that the advance, in an amount up to \$100,000, be repaid to the City of Saskatoon from the proceeds generated by the Friends of the Bowl Foundation Inc. Capital Campaign;
 - 4) that the City Solicitor be requested to prepare the appropriate loan agreement;
 - 5) that His Worship the Mayor and the City Clerk be authorized to execute the agreement on behalf of the City of Saskatoon; and
 - 6) that City Council endorse the principles of ownership and future asset management of Gordon Howe Bowl as outlined in Attachment 2 of the December 24, 2012 report of the General Manager, Community Services Department.

ADOPTED.

Attached is a report of the General Manager, Community Services Department dated December 24, 2012, with respect to a request from the Friends of the Bowl Foundation Inc. for a repayable loan of up to \$100,000 to proceed with a Request for Proposal to hire

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fundraising expertise and associated costs to plan and manage a Capital Campaign for upgrading Gordon Howe Bowl.

Your Committee has reviewed the matter with the Administration and is supporting the above recommendations, as outlined in the report of the Community Services Department.

**7. Golf Cart Lease – Award of Tender
(Files CK.4135-1; LS.290-32 and LS.290-44)**

- RECOMMENDATION:**
- 1) that the tender submitted by Oakcreek Golf and Turf for the four year lease of 120 golf carts, with a lowest qualified bid submission cost of \$348,480 (excluding G.S.T.) be approved; and
 - 2) that the City Solicitor be instructed to prepare the required contract documents, and that His Worship the Mayor and the City Clerk be authorized to execute the documents under the Corporate Seal.

ADOPTED.

Attached is a report of the General Manager, Community Services Department dated December 21, 2012, with respect to the proposed award of tender for the lease of 120 golf carts from Oakcreek Golf and Turf. As noted in the submitted report, the golf carts are to be used at the Holiday Park and Wildwood Golf Courses. Revenues from these golf cart rentals will increase the golf courses' contribution to the Golf Course Capital Reserve that funds golf course capital improvements.

Your Committee has considered and supports the above proposed award of tender for the lease of golf carts.

REPORT NO. 2-2013 OF THE ADMINISTRATION AND FINANCE COMMITTEE

Composition of Committee

Councillor T. Paulsen, Chair
Councillor D. Hill
Councillor A. Iwanchuk
Councillor Z. Jeffries
Councillor E. Olauson

**1. Changing Environmental Regulations in Saskatchewan
(Files CK. 7550-1 x 127-1 and WT. 7550-23)**

RECOMMENDATION: that the information be received.

ADOPTED.

Attached is a report of the General Manager, Utility Services Department dated November 15, 2012, providing information on the implications of changes to environmental regulations in Saskatchewan as a result of two new Acts to be implemented through the Saskatchewan Environmental Code.

Your Committee has reviewed the report with the Administration, including the capital improvements and operational changes that have already been initiated or are in progress to ensure the City meets these new environmental regulations. Your Committee has been advised that further reporting will be provided highlighting environmental performance and providing further clarification and information as appropriate.

**2. Enquiry – Former Councillor M. Heidt (September 12, 2011)
Possible Removal of Side Boulevards – 33rd Street
AND
Communications to Council
From: Bruce and Elaine Thomas, Mayfair Hardware
Date: September 1, 2007
Subject: Parking on 33rd Street West
(Files CK. 6320-1 x 6120-2 and IS. 6320-1)**

RECOMMENDATION: 1) that left turn restrictions be implemented during peak hours at the intersections of 33rd Street and Avenues B and C as part of the Phase 1 improvements outlined in the December 21, 2012 report of the General Manager, Infrastructure Services Department; and

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- 2) that the Administration proceed with public consultation for Phase 2, and report back to City Council.

ADOPTED.

Attached is a report of the General Manager, Infrastructure Services Department dated December 21, 2012, providing information regarding proposed changes to parking and traffic operations along 33rd Street West to improve traffic flow along the corridor.

Your Committee has reviewed the report with the Administration. As outlined in the submitted report, two phases are proposed. Phase 1 includes left turn restrictions during peak hours at the intersections of 33rd Street and Avenues B and C, two-hour parking restrictions from Avenue B to D, and an active pedestrian corridor at 33rd Street West and Avenue K North. The active pedestrian corridor has already been installed.

Your Committee has reviewed the matter of enforcement of current and proposed parking restrictions along 33rd Street. While there is the ability within the existing Bylaw provisions for ticketing and towing if a vehicle is parked in an area where parking is restricted, the Administration has advised that they would want to ensure that appropriate warning and awareness periods are provided.

Your Committee has been advised that Phase 2 will involve further parking restrictions and turning movements, as well as the installation of pedestrian-actuated crossing facilities. Further public consultation with the Mayfair and Caswell Hill communities will occur with respect to Phase 2. The Administration will look at co-ordination with the review of the traffic portion of the Mayfair Local Area Planning process and with a review of the Caswell Residential Parking Permit Program.

Following consideration of this matter, your Committee is supporting the above recommendations of the Infrastructure Services Department.

**3. Preston Avenue Corridor Review (14th Street to Circle Drive South)
(Files CK. 6320-1 and IS. 6280-1)**

RECOMMENDATION: that the information be received.

IT WAS RESOLVED: that the matter be considered with the presentation of the speaker on the matter. See Page No. 59.

**4. Lease of City-Owned Space at 325 – 3rd Avenue North
Leisure Travel 2000 Inc.
(Files CK. 600-3 and LA. 4225-010-3)**

- RECOMMENDATION:**
- 1) that City Council approve a Lease Agreement renewal, with the terms as set out in the December 20, 2012 report of the City Manager, between the City of Saskatoon and Leisure Travel 2000 Inc. for Bay No. 1 in the City-owned building located at 325 - 3rd Avenue North, for a term of four years (December 1, 2012, to November 30, 2016); and
 - 2) that the City Solicitor be requested to have the appropriate agreements executed by His Worship the Mayor and the City Clerk, under the Corporate Seal.

ADOPTED.

Your Committee has reviewed and supports the following report of the City Manager dated December 20, 2012, with respect to the above proposed Lease Agreement renewal:

“TOPIC AND PURPOSE

To receive approval for the lease renewal of Bay No. 1 in the City-owned building located at 325 - 3rd Avenue North for a period of four years.

REPORT HIGHLIGHTS

1. Long-term tenant in City-owned building wishes to renew lease.
2. Lease revenues from the main floor will be used to subsidize the on-going costs associated with the Assessment Branch occupancy of the second floor.

STRATEGIC GOAL

This report supports the long-term strategy of increasing revenue sources and reducing reliance on residential property taxes and the long-term priority of exploring alternative sources of revenue to pay for on-going operations under the Strategic Goal of Asset and Financial Sustainability.

BACKGROUND

At its meeting held on August 18, 2010, City Council approved the purchase of 325 - 3rd Avenue North. The building was purchased to house the Assessment Branch on an interim basis and allow flex space for the reconfiguring of City Hall. The Assessment

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Branch currently resides on the second floor of the building. The main floor of the building is divided into three commercial rental units for external commercial tenants.

It was also approved at the same meeting, that this City-owned building at 325 - 3rd Avenue North would be managed by Colliers McClocklin. Property management fees are recovered from the shared occupancy costs paid by the tenants. The lease payments from the three main-floor tenants will fund the on-going occupancy, heating, and janitorial costs for the Assessment Branch's occupancy of the second floor.

REPORT

Lease Renewal

The long-term tenant in Bay No. 1 at 325 - 3rd Avenue North has indicated they would like to renew their lease in the City-owned building, and Colliers McClocklin has, subsequently, worked out a lease renewal offer with Leisure Travel 2000 Inc. Lease renewals are ideal as landlord improvements to the space are seldom required.

Lease Revenues Subsidize Assessment Branch's Occupancy of the Second Floor

Revenues of \$71,000 will be generated from the net lease of this space to Leisure Travel 2000 Inc. over the four-year lease period. These revenues will be used to offset the costs associated with the Assessment Branch occupying the second floor of this building.

Negotiated terms of the renewal require the landlord to complete no interior improvements to the space.

OPTIONS TO THE RECOMMENDATION

An option would be to not approve the execution of this lease renewal and have Colliers McClocklin notify the tenant that they must vacate the space immediately. In this scenario, the space would need to be marketed for a new tenant; this option would more than likely also include landlord improvement costs.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPLICATIONS

Renewing the lease for this space will significantly add to the marketability and value of the property, an important factor should the City decide to sell the property at some point in the future.

PUBLIC AND/OR STAKEHOLDER INVOLVEMENT

None required.

COMMUNICATION PLAN

None required.

ENVIRONMENTAL IMPLICATIONS

There are no environmental and/or greenhouse gas implications identified at this time.

PRIVACY IMPACT

There are no privacy implications.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

This lease space is for a separate commercial enterprise. A CPTED review is not required.

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.”

REPORT NO. 1-2013 OF THE AUDIT COMMITTEE

Composition of Committee

Councillor M. Loewen, Chair
Councillor C. Clark
Councillor R. Donauer
Councillor A. Iwanchuk
Councillor Z. Jeffries

1. Additional Audit Fees – External Auditor
(File No. CK. 1610-9)

RECOMMENDATION: that the invoice for additional fees for the completion of audit of the 2011 consolidated financial statements be approved for payment.

ADOPTED.

Attached is a report of the General Manager, Corporate Services Department dated January 3, 2013 regarding the payment of additional fees for the completion of the 2011 audit.

Your Committee has reviewed this report with Administration, and supports the payment of this invoice.

2. Audit Report – Grants Administration
(File No. CK. 1600-14)

RECOMMENDATION: that the information be received.

ADOPTED.

In accordance with the process that was developed for release of summary reports on in-camera audits, the one-page summary reports are released once the Executive Committee has completed its review of the audit report.

Attached is a one-page summary of the Audit – Grants Administration, which was completed in October, 2012 and which was recently reviewed and received by the Executive Committee.

All audit reports that have been reviewed by City Council, including the summary reports, are available for viewing on the City's website under "A" for Audit Reports.

3. **Audit Report – Transit Services Branch – Revenue Collection System**
(File No. CK. 1600-18)

RECOMMENDATION: that the information be received.

ADOPTED.

In accordance with the process that was developed for release of summary reports on in-camera audits, the one-page summary reports are released once the Executive Committee has completed its review of the audit report.

Attached is a one-page summary of the Audit – Transit Services Branch – Revenue Collection System which was completed in October, 2012 and which was recently reviewed and received by the Executive Committee.

All audit reports that have been reviewed by City Council, including the summary reports, are available for viewing on the City’s website under “A” for Audit Reports.

REPORT NO. 2-2013 OF THE EXECUTIVE COMMITTEE

Composition of Committee

His Worship Mayor D. Atchison, Chair
Councillor C. Clark
Councillor T. Davies
Councillor R. Donauer
Councillor D. Hill
Councillor A. Iwanchuk
Councillor Z. Jeffries
Councillor M. Loewen
Councillor P. Lorje
Councillor E. Olauson
Councillor T. Paulsen

1. **Appointment – Albert Community Centre Management Committee**
(File No. CK. 225-27)

RECOMMENDATION: that Mr. Rene Stock be reappointed to the Albert Community Centre Management Committee for 2013.

ADOPTED.

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Your Committee has considered and approved the above-noted reappointment for a one-year term to the Albert Community Centre Management Committee.

**2. Delegation of Head Duties - Access to Information Requests –
The Local Authority Freedom of Information and Protection of Privacy Act
(File No. CK. 415-3)**

- RECOMMENDATION:**
- 1) that the delegation of the duties of “Head” under *The Local Authority Freedom of Information and Protection of Privacy Act*, as outlined in this report be received as information;
 - 2) that the remuneration for Dr. Gordon Barnhart be set at \$12,000 for the one-year term, commencing February 1, 2013, as a retainer, plus an additional per diem of \$1000 for work performed.

ADOPTED.

The Local Authority Freedom of Information and Protection of Privacy Act specifies that the Mayor is the “head” for all purposes of the *Act*. Section 50 gives the Mayor the power to delegate all or part of his powers and duties as head. The delegation must be in writing and is subsequently reported to City Council, as information. Historically, the delegation has been made in accordance with the wishes of Executive Committee.

Your Committee has undertaken a review of the delegation of Head duties described above and is recommending the separation of the functions for administrative records and records of members of City Council.

In this regard, His Worship the Mayor has made the following delegations:

- a) delegate to Joanne Sproule the duties of “Head” under *The Local Authority Freedom of Information and Protection of Privacy Act* for all civic administration records, effective October 29, 2012; and
- b) delegate to Dr. Gordon Barnhart, for a one-year term, commencing February 1, 2013, the duties of “Head” under *The Local Authority Freedom of Information and Protection of Privacy Act* for all records of members of City Council.

**3. Purchase of Additional Land for Land Bank Program
(File No. CK. 4020-1)**

- RECOMMENDATION:**
- 1) that the Real Estate Manager be authorized to purchase the NE ¼ section of 17-37-04 W3 comprising of approximately 159.83 acres from Dale and Bryan Wilson at a purchase price of \$2,050,000;
 - 2) that the Solicitors Office administer the required documentation to complete this transaction; and
 - 3) that this purchase price be funded from the Property Realized Reserve as well as legal and administration costs, plus disbursements also withdrawn from the Property Realized Reserve.

ADOPTED.

Your Committee has reviewed and supports the following report of the City Manager dated December 20, 2012, detailing the purchase of vacant land for future development.

“TOPIC AND PURPOSE

To receive approval for the purchase of the NE ¼ section of 17-37-04 W3 comprising of 159.83 acres of vacant land for future development.

REPORT HIGHLIGHTS

1. A portion of the proposed 159.83 acre parcel is within the next neighbourhood being developed in the city’s North East by the Land Branch.
2. Terms of the Agreement include payments phased over three years.

STRATEGIC GOAL

The Land Bank Program supports the City’s Strategic Goal of “Asset and Financial Sustainability” by using profits from land development to support alternative ways of financing community projects and services, it also helps to maintain the City’s AAA credit.

BACKGROUND

The City’s Land Branch is in the process of designing and seeking approval for the development of a future neighbourhood in the North East of Saskatoon. As shown on Attachment 1, this neighbourhood includes a portion of the NE ¼ section of 17-37-04. The development of this future neighbourhood is intended to commence as the Evergreen neighbourhood is nearing its final phase of completion.

REPORT

A Portion of the Proposed Parcel is Within the Next Neighbourhood Being Developed by the Land Branch

The NE ¼ section of 17-37-04 W3 has been identified as a strategic purchase for the City of Saskatoon's Land Bank program. A portion of this ¼ section resides within the Land Bank's next neighbourhood development in the North East after Evergreen. As shown on Attachment 1, the Provincial Perimeter Highway is shown to cross this ¼ section. The balance of the parcel will be held as a longer term land holding.

Terms of the Agreement

The City's Real Estate Services has negotiated a purchase agreement with the property owners to acquire the land. Noteworthy details of the Offer to Purchase Agreement are as follows:

Purchase Price

- Purchase price is \$2,050,000 with an initial deposit of \$50,000.

Conditions Precedent

- City Council approval by January 22, 2013.
- Satisfactory review by the Buyer of any Environmental, Geotechnical, and Drainage Study reports on or before January 31, 2013.

Other Terms and Conditions of the Agreement

- Closing date of the transaction being January 31, 2013.
- Adjustment of all taxes, insurance, utilities, expenses, rents, and other incoming and outgoings' levied against the Lands shall be as of the Closing Date.
- City will contribute \$2,200 towards the Seller's legal costs.
- Seller has the option to lease the lands not required for development. The City has the option to terminate or reduce the area of the lease upon 12 months notice.

OPTIONS TO THE RECOMMENDATION

The only other option would be to not approve the purchase of this parcel of land.

POLICY IMPLICATIONS

There are no identified policy implications.

FINANCIAL IMPLICATIONS

Sufficient funds for this purchase exist in the Property Realized Reserve. The funds in the Property Realize Reserve originated from land development profits.

PUBLIC AND/OR STAKEHOLDER INVOLVEMENT

Public and/or stakeholder involvement is not required.

COMMUNICATION PLAN

Once a neighbourhood concept plan is approved for this area, a marketing and communication plan will be prepared.

ENVIRONMENTAL IMPLICATIONS

There are no environmental and/or greenhouse gas implications identified at this time.

PRIVACY IMPACT

There are no privacy implications.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

A CPTED review will be completed as part of the neighbourhood concept plan for this development area.

PUBLIC NOTICE

Public Notice, pursuant to Section 3 of Public Notice Policy No. C01-021, is not required.

ATTACHMENT

1. Drawing Indicating Proposed Land Acquisition.”

His Worship the Mayor assumed the Chair.

Moved by Councillor Jeffries, Seconded by Councillor Lorje,

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

CARRIED.

ADMINISTRATIVE REPORT NO. 2-2013 – CONTINUED

Section G – CITY MANAGER

- G1) Business Achievements and Renewal of Business Resolution
(Files CK. 3500-1 and CC. 3500-1)**
-

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RECOMMENDATION: that City Council adopt the resolution proposed by the Greater Saskatoon Chamber of Commerce and the North Saskatoon Business Association, “That the City of Saskatoon continue to work with the Saskatoon business community to maintain Saskatoon’s position as Canada’s Business Friendliest City over this City Council’s elected term between 2012 and 2016.”

TOPIC AND PURPOSE(S)

The purpose of this report is to highlight the initiatives that are undertaken by the City of Saskatoon, many in partnership with the Saskatoon business community, to maintain Saskatoon’s position as Canada’s Business Friendliest City.

REPORT HIGHLIGHTS

1. The Canadian Federation of Independent Business (CFIB) named Saskatoon as the top Canadian big city with the most business friendly policies.
2. Saskatoon is also noted by CFIB as one of the top three Canadian cities with a business friendly perspective – as a place where optimism among business owners also rates high.
3. In a recent national audit conducted by KPMG, Saskatoon was rated as the most tax competitive city in Canada.
4. The City of Saskatoon has a number of initiatives that are business friendly.

STRATEGIC GOAL(S)

This report supports the Strategic Goal of Economic Diversity and Prosperity where Saskatoon is known as a business friendly city.

BACKGROUND

At its meeting held on November 13, 2012, City Council considered a request that Council consider and endorse the following resolution: “That the City of Saskatoon continue to work with the Saskatoon business community to maintain Saskatoon’s position as Canada’s Business Friendliest City over this City Council’s elected term between 2012 and 2016.”

City Council referred this request to the Administration for a report.

In 2002, 2007, and 2009, similar resolutions were asked to be considered by the business community, and subsequently approved by City Council.

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In response to the 2009 request, the Administration tabled the first annual *Report on Service, Savings, and Sustainability: How the City of Saskatoon is Improving its Productivity* to quantify how the City of Saskatoon has become more entrepreneurial, creative, and innovative. This report is tabled annually with City Council and demonstrates how the City of Saskatoon is becoming more goal-oriented, responsive, and adaptive in our approach to municipal government.

In addition to the annual *Service, Savings, and Sustainability Report*, this report will highlight the initiatives that the City of Saskatoon is undertaking to maintain Saskatoon's position as Canada's Business Friendliest City.

REPORT

CFIB Names Saskatoon as One of the Top Business Friendly Canadian Cities

The Canadian Federation of Independent Business (CFIB) named Saskatoon as the top Canadian big city with the most business friendly policies.

The CFIB has pointed to the City of Saskatoon as one of the best places in Canada conducive to business. In its 2012 *Communities in Boom* survey of 103 Census Metropolitan Areas, the Federation revealed its ranking of Canadian cities. Narrowly edged out by Grand Prairie, Alberta, Saskatoon was ranked as having the second best overall business climate.

The CFIB ranked Canada's major urban areas based on three key guidelines:

- Presence - high rate of business start-up and concentration of business-minded people;
- Perspective - high level of business optimism; and
- Policy - supportive local tax rates and business rules.

The CFIB lists five Saskatchewan big and mid-sized cities within the Canadian top ten overall standings, and Saskatoon leads the group.

Saskatoon is also noted as one of the top three Canadian cities with a business friendly perspective – as a place where optimism among business owners also rates high.

Most Tax Competitive City in Canada

In a recent national audit conducted by KPMG, Saskatoon was rated as the most tax competitive city in Canada. Sixteen cities were surveyed nationwide, and Saskatoon

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ranked first in its Total Effective Tax Rate, which is a calculation comprised of levies and fees on business and statutory labour costs.

This can be attributed, in part, to:

- a strategy to reduce the gap between business and residential tax from 2.36% to 1.75%;
- a five-year tax exemption for qualified manufacturers, processors, and other businesses that commit to job creation targets; and
- the elimination of a 14.5% business tax which was valued at \$10 million and rolled into non-residential property assessments.

According to *Blacklock's Reporter*, an Ottawa-based news publication, "Saskatoon also charges the lowest water rates of any major Prairie city."

City of Saskatoon Business Friendly Initiatives

The City of Saskatoon has a number of initiatives and practices that are business friendly. They range from the Administration meeting monthly with the Government Affairs Committee of the Greater Saskatoon Chamber of Commerce, to streamlining processes to improve the turnaround time for building permit plan reviews and inspections, to ensuring there is an adequate supply of serviced land for the Saskatoon market.

See Attachment 1 for a list of the business friendly initiatives from the City of Saskatoon.

OPTIONS TO THE RECOMMENDATION

The option is to not approve the recommended resolution.

POLICY IMPLICATIONS

There are no policy implications.

PUBLIC AND/OR STAKEHOLDER INVOLVEMENT

The City of Saskatoon will continue to work with the business community to make Saskatoon business friendly.

COMMUNICATION PLAN

A news release was issued in October 2012 in response to the CFIB's naming of Saskatoon as the top Canadian big city with the most business friendly policies.

ENVIRONMENTAL IMPLICATIONS

There are no environmental implications.

PRIVACY IMPLICATIONS

There are no privacy implications.

SAFETY/CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

Not applicable.

PUBLIC NOTICE

Public Notice pursuant to Section 3 of Policy No. C01-021, Public Notice Policy, is not required.

ATTACHMENT

1. City of Saskatoon – Business Friendly Initiatives.

The City Clerk submitted copies of the following letters:

- *Mr. Kent Smith-Windsor, Executive Director, The Chamber, dated January 18, 2013, requesting to speak.*
- *Mr. Keith Moen, Executive Director, North Saskatoon Business Association, dated January 18, 2013, requesting to speak.*

Moved by Councillor Hill, Seconded by Councillor Donauer,

THAT the speakers be heard.

CARRIED.

Mr. Kent Smith-Windsor, Executive Director, The Chamber, spoke in support of the resolution and was pleased to note that in 2012, 9500 net new jobs were created which represents a substantial record for the community. Mr. Smith-Windsor stated it is the result of the efforts of the City of Saskatoon that they have been able to do this, and thanked City Council for its support.

Mr. Keith Moen, Executive Director, North Saskatoon Business Association, asked City Council to pass the resolution to re-establish Saskatoon as Canada's Business Friendliest City. Mr. Moen thanked City Council for its foresight and vision, and asked that the City of

Saskatoon and its Administration continue to work with the business community in this regard.

Moved by Councillor Donauer, Seconded by Councillor Davies,

THAT City Council adopt the resolution proposed by the Greater Saskatoon Chamber of Commerce and the North Saskatoon Business Association, "That the City of Saskatoon continue to work with the Saskatoon business community to maintain Saskatoon's position as Canada's Business Friendliest City over this City Council's elected term between 2012 and 2016."

CARRIED.

**REPORT NO. 2-2013 OF THE PLANNING AND OPERATIONS COMMITTEE -
CONTINUED**

**1. Enquiry – Councillor P. Lorje (November 13, 2012)
Cell Phone Tower Application Process
Antenna Systems Policy
(Files CK.230-3 and PL.185-3-6)**

RECOMMEDATION: that Radiocommunication Towers Policy No. C01-020 be replaced by the proposed Antenna Systems Policy.

Attached is a report from the General Manager, Community Services Department dated December 31, 2012, outlining the roles and process involved in the installation of antenna systems in Saskatoon, and proposing a new Antenna Systems Policy for City Council's consideration.

Your Committee has reviewed the report with the Administration and has received a presentation from representatives from SaskTel in support of the proposed Antenna Systems Policy, including the public consultation process.

Following review of this matter, your Committee is supporting the above proposed Antenna Systems Policy to replace Radiocommunication Towers Policy No. C01-020.

The City Clerk submitted a copy of the following letter:

- *Mr. Ron Styles, SaskTel President & CEO, dated January 18, 2013, requesting to speak.*

Moved by Councillor Hill, Seconded by Councillor Donauer,

THAT Mr. Ron Styles be heard.

CARRIED.

Mr. Ron Styles, Sasktel President & CEO, spoke in support of the proposed consultation policy and thanked the Administration for its co-operation in the work of enhancing services in Saskatoon. Mr. Styles expressed his support in continuing to work with the City of Saskatoon to ensure this city is the most connected city in Saskatchewan.

Moved by Councillor Donauer, Seconded by Councillor Davies,

THAT Radiocommunication Towers Policy No. C01-020 be replaced by the proposed Antenna Systems Policy.

CARRIED.

**REPORT NO 2-2013 OF THE ADMINISTRATION AND FINANCE COMMITTEE -
CONTINUED**

**3. Preston Avenue Corridor Review (14th Street to Circle Drive South)
(Files CK. 6320-1 and IS. 6280-1)**

RECOMMENDATION: that the information be received.

Attached is a report of the General Manager, Infrastructure Services Department dated December 21, 2012, providing information regarding the results of a comprehensive review of the Preston Avenue Corridor (14th Street to Circle Drive South) and improvements that are required.

Your Committee has reviewed this report with the Administration, including the proposal for a roundabout at Preston Avenue and Main Street, the proposed closing of the median at the mid-block location, and further parking restrictions identified.

Your Committee has also received a presentation from Mr. Daniel Guenther, Derby Management Ltd., asking to be involved in further consultations regarding the matter. He reviewed the impact of the proposed median closing between Main and Eighth Streets on access to the Grosvenor Park Centre, particularly for those travelling northbound on Preston Avenue. Mr. Guenther has also suggested that there be increased enforcement of current parking restrictions along Preston Avenue, as noted by the Administration.

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Your Committee has been advised that further consultation and public notice would be required to proceed with this recommendation. In addition, the Administration has indicated that a funding strategy will have to be identified to support improvements at this location, which are planned for 2014. Your Committee has reviewed additional future improvements along Preston Avenue, as set out in the submitted report. Also discussed by your Committee were opportunities to improve safety and efficiency for pedestrians and cyclists, including further exploration of options to connect to the mixed use path along 14th Street.

Following consideration of this matter, your Committee is forwarding the report to City Council for information.

The City Clerk submitted a copy of the following letter:

- *Mr. Daniel Guenther, Derby Management Ltd., dated January 21, 2013, requesting to speak.*

Moved by Councillor Hill, Seconded by Councillor Donauer,

THAT Mr. Daniel Guenther be heard.

CARRIED.

Mr. Daniel Guenther, Derby Management Ltd., spoke regarding the issue of access to and from Grosvenor Centre on the Preston Avenue side. Mr. Guenther stated he believed that closing this access would significantly impact the opportunity to access the shopping centre, and it would make a significant difference, particularly to the anchor stores. Mr. Guenther asked that this concern be received together with the report and thanked the Administration and Finance Committee for the ability to participate in this process.

Moved by Councillor Paulsen, Seconded by Councillor Hill,

THAT the information be received.

CARRIED.

COMMUNICATIONS TO COUNCIL

The following communications were submitted and dealt with as stated:

B. ITEMS WHICH REQUIRE THE DIRECTION OF CITY COUNCIL

1) Sarah Marchildon, Executive Director, Broadway Business Improvement District, dated January 14

Requesting permission to be sole agents for allocation of vending and concession locations for Broadway Art Fest 2013, being held on Saturday, June 22, 2013.

RECOMMENDATION: that the request to be sole agents for allocation of vending and concession locations for Broadway Art Fest 2013, being held on Saturday, June 22, 2013 be granted.

Moved by Councillor Donauer, Seconded by Councillor Olauson,

THAT the request to be sole agents for allocation of vending and concession locations for Broadway Art Fest 2013, being held on Saturday, June 22, 2013 be granted.

CARRIED.

2) Sarah Marchildon, Executive Director, Broadway Business Improvement District, dated January 14

Requesting permission to be sole agents for allocation of vending and concession locations for Broadway Street Fair 2013, being held on Saturday, September 7, 2013.

RECOMMENDATION: that the request to be sole agents for allocation of vending and concession locations for Broadway Street Fair 2013, being held on Saturday, September 7, 2013 be granted.

Moved by Councillor Donauer, Seconded by Councillor Olauson,

THAT the request to be sole agents for allocation of vending and concession locations for Broadway Street Fair 2013, being held on Saturday, September 7, 2013 be granted.

CARRIED.

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3) Sarah Marchildon, Executive Director, Broadway Business Improvement District, dated January 14

Requesting permission to be sole agents for allocation of vending and concession locations for Broadway Spirit of Christmas 2013, being held on Saturday, December 7, 2013.

RECOMMENDATION: that the request to be sole agents for allocation of vending and concession locations for Broadway Spirit of Christmas 2013, being held on Saturday, December 7, 2013 be granted.

Moved by Councillor Donauer, Seconded by Councillor Olauson,

THAT the request to be sole agents for allocation of vending and concession locations for Broadway Spirit of Christmas 2013, being held on Saturday, December 7, 2013 be granted.

CARRIED.

4) Graham MacDonald, dated January 15

Commenting on keeping chickens in the city. (File No. CK. 151-1)

RECOMMENDATION: that the direction of Council issue.

Moved by Councillor Donauer, Seconded by Councillor Olauson,

THAT the information be received.

CARRIED.

5) Shellie Bryant, Secretary, Development Appeals Board, dated January 10

Advising of Notice of Appeal to the Development Appeals Board respecting the property located at 513 Empress Street. (File No. CK. 4352-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Donauer, Seconded by Councillor Olauson,

THAT the information be received.

CARRIED.

C. ITEMS WHICH HAVE BEEN REFERRED FOR APPROPRIATE ACTION

1) Alan Manson, dated January 2

Commenting on snow and ice control. (File No. CK. 6290-1) **(Referred to Administration to respond to the writer.)**

2) Hon. Jim Reiter, Minister of Government Relations and Minister Responsible for First Nations, Metis and Northern Affairs, dated December 20

Commenting on asbestos in municipal buildings. (File No. CK. 600-1) **(Referred to the Administration for appropriate action.)**

3) Robert Bone, dated January 6

Commenting on rapid transit on 8th Street. (File No. CK. 150-1) **(Referred to Administration to respond to the writer.)**

4) Byron Studer, dated January 8

Commenting on assessment values and property taxes. (File No. CK. 1616-1) **(Referred to Administration to respond to the writer.)**

5) Karalasingham Sadadcharam, dated January 8

Commenting on the bus shelter at 5th Avenue and 25th Street. (File No. CK. 7311-1) **(Referred to Administration to respond to the writer.)**

6) Bonnie Desjardins, dated January 9

Commenting on garbage collection bins in alley. (File No. CK. 7830-3) **(Referred to Administration to respond to the writer.)**

7) Shaun Unger, dated January 10

Commenting on intersections of Circle Drive and Idylwyld Drive and Circle Drive and Avenue C. (File No. CK. 6001-1) **(Referred to Administration to respond to the writer.)**

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8) Tyson Haines, dated January 10

Commenting on parking tickets. (File No. CK. 6120-1) **(Referred to Administration to respond to the writer.)**

9) Suzanne Richards, dated January 11

Commenting on fluoride. (File No. CK. 7920-1) **(Referred to Administration to respond to the writer.)**

10) Philip Dyck, dated January 14

Commenting on excess water. (File No. CK. 7820-1) **(Referred to Administration to respond to the writer.)**

11) Alvin Horyn, dated January 15

Commenting on snow removal on Gropper Crescent. (File No. CK. 6290-1) **(Referred to Administration to respond to the writer.)**

12) Yolanda Van Petten, dated January 15

Commenting on the transit system. (File No. CK. 7300-1) **(Referred to Administration to respond to the writer.)**

RECOMMENDATION: that the information be received.

Moved by Councillor Hill, Seconded by Councillor Paulsen,

THAT the information be received.

CARRIED.

D. PROCLAMATIONS

1) Amanda Titman, dated January 7th and 8th (two letters)

Requesting City Council proclaim February 2013 as Heart Month and requesting a flag raising at Civic Square. (File No. CK. 205-5)

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2) Tanya Dunn-Pierce and Carol Rodgers, *In Motion*, dated November 29

Requesting City Council proclaim February 18, 2013 as Family *in motion* Day. (File No. CK. 205-5)

- RECOMMENDATION:**
- 1) that City Council approve all proclamations as set out in Section D;
 - 2) that the City Clerk be authorized to sign the proclamations, in the standard form, on behalf of City Council; and
 - 3) that the request for a flag raising be approved subject to any administrative conditions.

Moved by Councillor Iwanchuk, Seconded by Councillor Lorje,

- 1) *that City Council approve all proclamations as set out in Section D;*
- 2) *that the City Clerk be authorized to sign the proclamations, in the standard form, on behalf of City Council; and*
- 3) *that the request for a flag raising be approved subject to any administrative conditions.*

CARRIED.

ENQUIRIES

**Enquiry – Councillor T. Davies
Installation of Traffic Light at Milton Street
and Confederation Drive
(File No. CK. 6250-1)**

I would like the City Traffic Facilities to investigate the possibility of installing a traffic light at Milton Street and Confederation Drive rather than a pedestrian light which was on the list for 2015. Currently there are no lights between 33rd St. and Laurier Drive, which means currently there are no traffic lights helping residents of Massey Place exit their community. It's my belief that a traffic light at this location will increase the safety of that crossing but also reduce traffic on 33rd West.

**Enquiry – Councillor A. Iwanchuk
Metered Parking
(File No. CK. 6120-3)**

Would the Administration please report to City Council on a plan for metered parking including:

- meters that allow for additional payment options;
- parking options for the disabled; and
- the possibility of converting meters that are not well-utilized and would not impede surrounding businesses into long-term meters to help address the shortage of parking in the downtown area.

**Enquiry – Councillor T. Paulsen
Amendment to Council Report Format –
Inclusion of Timeframe for Completion of
Project or Further Report
(File No. CK. 255-1)**

Could the Administration please consider amending their report format to Council to include a timeframe as to when Council and the public can expect a project, or a report, to be completed/brought forward.

A good example – this week – is the OLRA report. There is a plan to develop criteria for OLRA areas – but no indication as to when the report will be brought forward. It seems that all of the administration, Council and the public would benefit from knowing when a project or report is scheduled to be completed – and should form part of a standard reporting process.

**Enquiry – Councillor T. Paulsen
Review Clause – Zoning Bylaw –
Regulation of Care Homes
(File No. CK. 4350-62)**

Could the Administration please report on changing the bylaw that regulates care-homes to insert a review clause (and possibly a re-application period) if there is a change in ownership in a care home. This change would refer **only** to those care homes that have had zoning changes in council from residential to Care Home Type II. This change would not refer to those Care Homes Type II that have been zoned as Care Homes Type II at their time of construction.

COMMUNICATIONS TO COUNCIL – CONTINUED

A. REQUESTS TO SPEAK TO COUNCIL

1) Shane Olson, Shercom, dated January 7

Requesting permission to address City Council with respect to recycling tires. (File No. CK. 7830-5)

RECOMMENDATION: that Shane Olson be heard.

His Worship the Mayor noted that Mr. Olson had withdrawn his request to speak.

2) Frank Regier, dated January 14

Requesting permission to address City Council with respect to donating blood. (File No. CK. 150-1)

RECOMMENDATION: that Frank Regier be heard.

His Worship the Mayor noted that Mr. Regier had withdrawn his request to speak.

Moved by Councillor Donauer,

THAT the meeting stand adjourned.

CARRIED.

The meeting adjourned at 8:05 p.m.

Mayor

City Clerk