



**PUBLIC MINUTES
STANDING POLICY COMMITTEE ON FINANCE**

**Monday, February 9, 2015, 2:00 p.m.
Council Chamber, City Hall**

PRESENT: Councillor A. Iwanchuk, A/Chair
Councillor C. Clark
Councillor R. Donauer
Councillor E. Olauson
His Worship Mayor D. Atchison (Ex-Officio)

ABSENT: Councillor T. Paulsen, Chair

ALSO PRESENT: CFO/General Manager, Asset & Financial Management
K. Tarasoff
Solicitor B. Bleakney
Councillor P. Lorje
Deputy City Clerk D. Kanak
Committee Assistant D. Sackmann

1. CALL TO ORDER

Councillor Iwanchuk called the meeting to order.

2. CONFIRMATION OF AGENDA

Moved By: Councillor Olauson

That the agenda be confirmed as presented.

CARRIED

3. ADOPTION OF MINUTES

**3.1. Minutes of Regular Meeting of the Standing Policy Committee on
Finance held on January 5, 2015.**

Moved By: Councillor Olauson

That the minutes of Regular Meeting of the Standing Policy Committee on
Finance held on January 5, 2015 be adopted.

CARRIED

4. UNFINISHED BUSINESS

There was no unfinished business.

5. COMMUNICATIONS (requiring the direction of the Committee)

5.1. Delegated Authority Matters

There were no delegated authority matters.

5.2. Matters Requiring Direction

There were no matters requiring direction.

5.3. Requests to Speak (new matters)

There were no requests to speak on new matters.

6. REPORTS FROM ADMINISTRATION

6.1. Delegated Authority Matters

6.1.1. Request to Sell City-Owned Property - Evergreen Neighbourhood (File CK. 4215-1, AF. 4214-1 and LA. 4131-28)

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report. The Committee was advised that although the Administration is asking for approval to sell nine multi-family parcels in the Evergreen neighbourhood, the plan is to release six sites in the upcoming tender. The timing of tendering of the other sites will be dependent on the multi-family land absorption this spring.

Moved By: His Worship the Mayor

1. That the Director of Saskatoon Land be authorized to sell nine multi-family parcels (Parcels II, JJ, KK, LL, MM, NN, OO, PP, Plan 102137633 on Baltzan Boulevard, and Akhtar Bend; and Parcel QQ, Plan 102145159 on Marlatte Crescent) in the Evergreen neighbourhood through a public tender process with reserve bid prices;
2. That if the parcels are not sold through the tender process, they be placed for sale over-the-counter on a first-come, first-served basis;

3. That the Director of Saskatoon Land be authorized to make minor adjustments to the approved pricing that may be necessary to account for changes in servicing costs and lots being returned after purchase; and
4. That the City Solicitor be requested to prepare the appropriate agreement and that His Worship the Mayor and the City Clerk be authorized to execute the agreement under the Corporate Seal.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor

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CARRIED

6.1.2. Cost Sharing Agreement - Rosewood Neighbourhood (File No. AF. 4131-1, LA. 4131-27 and CK. 4110-40)

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report. Director of Saskatoon Land Long addressed questions of the Committee, including how operational costs for elements such as entrance neighbourhood signs are addressed.

Moved By: His Worship the Mayor

1. That the City of Saskatoon enter into the final agreement required to implement cost sharing among developers in the Rosewood neighbourhood as outlined in the February 9, 2015 report of the CFO/General Manager, Asset & Financial Management Department; and
2. That the City Solicitor be requested to review and approve the appropriate agreement and that His Worship the Mayor and the City Clerk be authorized to execute the agreement under the Corporate Seal.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor

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CARRIED UNANIMOUSLY

6.1.3. Proposed Official Community Plan Amendment and Proposed Rezoning from M3 to B5 - 410 5th Avenue North (File No. CK. 4351-014-013 and PL. 4350-Z18/14)

The Deputy City Clerk advised that the report of the General Manager, Community Services was considered by the Standing Policy on Planning, Development & Community Services at its meeting held on January 5, 2015. The Committee resolved, in part, that a copy of this report be referred to the Standing Policy Committee on Finance for information.

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report with the Committee.

Moved By: His Worship the Mayor

That the information be received.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor

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CARRIED UNANIMOUSLY

6.1.4. Quarterly Report - 2014 Year-end Builder and Developer Lot Supply (File No. CK. 4110-1, AF. 4131-1, 4125-1 and LA. 4110-1)

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report with the Committee. Director of Saskatoon Land Long addressed questions of the Committee regarding inventory levels and responding to changes in the market.

Moved By: His Worship the Mayor

That the information be received

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor

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CARRIED UNANIMOUSLY

**6.1.5. Renewal of Lease Agreement at 88 King Street -
Transportation & Utilities Department - Construction & Design
and Public Works (File No. CK. 520-1, LA. 4235-012-1 and TS.
500-1)**

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report with the Committee.

Moved By: His Worship the Mayor

1. That the Lease Agreement renewal between the City of Saskatoon and the Saskatchewan Transportation Company for a portion of the building located at 88 King Street for a term of two years (March 1, 2015 to February 28, 2017), based on the terms as set out in the report of the General Manager, Transportation & Utilities Department, dated February 9, 2015, be approved; and
2. That the City Solicitor be requested to prepare the appropriate agreement and that His Worship the Mayor and the City Clerk be authorized to execute the agreement under the Corporate Seal.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor

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CARRIED UNANIMOUSLY

6.2. Matters Requiring Direction

**6.2.1. Property Realized Reserve Withdrawal (File No. CK. 1815-1 and
AF. 1815-3)**

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report with the Committee and addressed questions regarding the status of the reserve.

Moved By: His Worship the Mayor

That the Standing Policy Committee on Finance recommend to City Council that \$885,992.32 be withdrawn from the Property Realized Reserve to fund miscellaneous land development and related sales costs incurred during the period December 1, 2013, to November 30, 2014, be approved.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor 5

CARRIED UNANIMOUSLY

6.2.2. Property Tax Liens 2014 (File No. CK. 1920-3 and AF. 1920-3)

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report with the Committee.

Moved By: Councillor Olauson

That the Standing Policy Committee on Finance recommend that City Council instruct the City Solicitor to take the necessary action under provisions of *The Tax Enforcement Act* with respect to properties with 2014 tax liens.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor 5

CARRIED UNANIMOUSLY

6.2.3. 2015 Budget Approval - Business Improvement Districts (File No. CK. 1905-5, AF. 1680-2, 1680-3, 1680-4 and 1680-5)

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report with the Committee.

Moved By: His Worship the Mayor

That the Standing Policy Committee on Finance recommend to City Council:

1. That the 2015 budget submissions from the Partnership, Broadway Business Improvement District, Riversdale Business Improvement District, the Sutherland Business Improvement District, and the 33rd Street Business Improvement District be approved; and
2. That the City Solicitor be requested to prepare the 2015 Business Improvement District Levy Bylaws for submission to City Council for consideration at the same meeting that the Mill Rate Bylaws are presented.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor 5

CARRIED UNANIMOUSLY

**6.2.4. Contract Award Report - August 1 to December 31, 2014
Contracts between \$50,000 and \$75,000 (File No. CK. 1000-1
and AF. 1000-1)**

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report with the Committee. He confirmed that future reports would include the rationale for any sole source purchases, noting this is scrutinized closely by the Administration.

Moved By: His Worship the Mayor

That the report of the CFO/General Manager, Asset and Financial Management Department, dated February 9, 2015, be forwarded to City Council for information.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor 5

CARRIED UNANIMOUSLY

**6.2.5. Annual Status Report - Non-Policy Tax Incentive Agreements
(File No. CK. 1965-1, AF. 1964-1 and 1600-1)**

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report with the Committee.

Moved By: Councillor Olauson

That the report of the CFO/General Manager, Asset and Financial Management Department, dated February 9, 2015, be forwarded to City Council for information

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor 5

CARRIED UNANIMOUSLY

6.2.6. 2015 Annexation (Boundary Alteration) - Tax Implications and Options (File No. AF. 4020-1 and CK. 4060-1)

CFO/General Manager, Asset and Financial Management Tarasoff introduced the matter. City Assessor Smith reviewed the report with the Committee and along with General Manager, Community Services Grauer addressed questions of the Committee regarding communications with property owners during the annexation process.

Moved By: Councillor Olauson

1. That the Standing Policy on Finance recommend to City Council that no new mitigation or transitional tax measures be taken except for those used in past practice; and
2. That the Administration be requested to provide a report regarding the provision of services when properties are annexed into the City.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor

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CARRIED UNANIMOUSLY

6.2.7. Purchasing Review Request for Proposal - Award of Contract (File No. CK. 1000-5 and SO. 197.3549)

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report with the Committee. The Committee discussed the timing of the review and suggested a deferral in light of the Priority Saskatchewan review of procurement matters and until that report has been made public in that there may be the potential to impact the City's review. Mr Tarasoff and Solicitor Bleakney outlined the intent of the City's review to provide a foundation for a more consistent procurement process across the corporation, including standardized templates, to increase efficiencies, reduce risks, and provide more standardized documents for potential vendors. It could go forward and the foundation would be in place for updates and revisions as required and as laws change. They reviewed the impact of delay on the current Request for Proposal.

Moved By: Councillor Olauson

That further consideration of the matter be deferred until the Committee's meeting in May.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor

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CARRIED UNANIMOUSLY

6.2.8. Baydo Development Corporation - 412 Willowgrove Square Boulevard Streetscaping (File No. CK. 4131-26, AF. 4214-1 and LA. 4125-10)

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report with the Committee.

Moved By: His Worship the Mayor

That the Standing Policy Committee on Finance recommend to City Council:

1. That the Administration be authorized to proceed with payment of \$123,247.18 plus GST to Baydo Development Corporation for the City of Saskatoon's share of expenses incurred to construct the sidewalk and other landscaping amenities in the boulevard adjacent to 412 Willowgrove Square; and
2. That the City Solicitor be directed to prepare a Maintenance Service Agreement delineating maintenance responsibilities for this development between Baydo Development Corporation, City of Saskatoon and the 412 Willowgrove Square Condominium Association.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor

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CARRIED UNANIMOUSLY

6.2.9. Standards & Poor's Canadian Ratings - City of Saskatoon (File No. CK. 1500-4 and AF. 1500-4)

CFO/General Manager, Asset and Financial Management Tarasoff reviewed the submitted report with the Committee.

Moved By: His Worship the Mayor

That the report of the CFO/General Manager, Asset and Financial Management Department, dated February 9, 2015, be forwarded to City Council for information.

For: Councillor Iwanchuk, Councillor Clark, Councillor Donauer,
Councillor Olauson and His Worship the Mayor

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CARRIED UNANIMOUSLY

7. URGENT BUSINESS

There was no urgent business.

8. MOTIONS (notice previously given)

There was no notice of motions previously given.

9. GIVING NOTICE

There was no notice given.

10. ADJOURNMENT

Moved By: Councillor Donauer

That the meeting be adjourned.

CARRIED

The meeting adjourned at 2:53 p.m.

Councillor T. Paulsen, Chair