



PUBLIC MINUTES

STANDING POLICY COMMITTEE ON FINANCE

Monday, May 30, 2016, 2:00 p.m.
Council Chamber, City Hall

PRESENT: Councillor T. Paulsen, Chair
Councillor A. Iwanchuk, Vice-Chair
Councillor C. Clark
Councillor R. Donauer
His Worship Mayor D. Atchison (Ex-Officio)

ALSO PRESENT: CFO/General Manager, Asset & Financial Management
K. Tarasoff
Solicitor D. Kowalski
Deputy City Clerk D. Kanak
Committee Assistant K. Kuspira

1. CALL TO ORDER

The Chair called the meeting to order.

2. CONFIRMATION OF AGENDA

Moved By: His Worship the Mayor

1. That Item 7.2.5 Amendments to Council Policy No. C09-001, Residential Lot Sales - Contractor Allocations, Attachment 7 be replaced with a revised version of the attachment;
2. That the letters from the following be added to Item 7.2.5:
Request to Speak
 - Blake Schneider, dated May 24, 2016
 - Chris Guerette, dated May 26, 2016; and
3. That the agenda be confirmed as amended.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

3. DECLARATION OF CONFLICT OF INTEREST

4. ADOPTION OF MINUTES

Moved By: His Worship the Mayor

That the minutes of the Regular Meeting of the Standing Policy Committee on Finance held on May 2, 2016 be adopted.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

5. UNFINISHED BUSINESS

6. COMMUNICATIONS (requiring the direction of the Committee)

6.1 Delegated Authority Matters

6.1.1 Letter dated April 28, 2016 from Chief Felix Thomas and Wayne Brownlee, Wanuskewin Campaign Co-Chairs - Appreciation Letter (File CK. 4225-1)

A letter dated April 28, 2016 from Chief Felix Thomas, Tribal Chief, Saskatoon Tribal Council, Wanuskewin Campaign Co-Chair and Wayne Brownlee, Executive Vice President and Chief Financial Officer, PotashCorp, Wanuskewin Campaign Co Chair, expressing appreciation of support for reinstatement of long-term lease with Wanuskewin Heritage Park was provided.

Moved By: His Worship the Mayor

That the information be received.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

6.2 Matters Requiring Direction

6.2.1 2015 Centennial Auditorium & Convention Centre Corporation Audited Financial Statements (File CK. 1895-8)

Moved By: His Worship the Mayor

That the information be received and forwarded to City Council for information.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

6.3 Requests to Speak (new matters)

7. REPORTS FROM ADMINISTRATION

7.1 Delegated Authority Matters

7.1.1 Retendering of 333 Avenue S South, 343 Avenue R South, 826 Avenue H North, 802A and 802B Avenue P North (Files CK. 4215-1, AF. 4131-1 and LA. 4002-015-001, 014-002, 013-001, and 4217-013-005)

Moved By: His Worship the Mayor

1. That the Director of Saskatoon Land be authorized to re-offer by public tender tax title lots 826 Avenue H North, 343 Avenue R South and 333 Avenue S South;
2. That the Director of Saskatoon Land be authorized to re-offer by public tender infill lot 802A and 802B Avenue P North;
3. That if the properties are not sold through the tender process, they be offered for sale over-the-counter at the reserve bid price on a first-come, first-served basis;
4. That if the properties have not sold after being offered over-the-counter for two months, that the Director of Saskatoon Land be authorized to make minor adjustments to the approved pricing and consider market value offers to facilitate sales of the properties; and
5. That the City Solicitor be requested to prepare the appropriate agreements and that His Worship the Mayor and the City Clerk be authorized to execute the agreements under the Corporate Seal.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

7.1.2 Request to Sell City-Owned Property - Evergreen District Village (Files CK. 4215-1 x 4110-41, AF. 4131-1 and LA. 4131-28)

Moved By: His Worship the Mayor

1. That the Director of Saskatoon Land be authorized to sell Parcels TT and UU (Plan No. 102209307) as a pair in the Evergreen District Village to the highest bidder through a public tender process with a reserve bid price;
2. That the Director of Saskatoon Land be authorized to sell Parcels HI, IJ, and JK (Plan No. 102209307) in the Evergreen District Village through an open market (standard terms) approach in compliance with the terms and conditions outlined in the May 30, 2016 report of the CFO/General Manager, Asset and Financial Management Department;
3. That if Parcels TT and UU are not sold through the tender process, they be placed for sale over-the-counter on a first-come, first-served basis;
4. That if no offers are received for Parcels HI, IJ, and JK over a 30-day offer acceptance period, they remain for sale over-the-counter until an acceptable market price offer is received;
5. 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 the servicing costs and for returned parcels;
6. That the City Solicitor be requested to prepare the appropriate agreements and that His Worship the Mayor and the City Clerk be authorized to execute the agreements under the Corporate Seal; and
7. That the Administration report back to Committee in one year on the results of implementing the design guidelines for commercial and institutional development in Evergreen.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

7.1.3 Contract Award Report - January 1 to April 30, 2016 Contracts between \$50,000 and \$75,000 (Files CK. 1000-1 and AF. 1000-1)

Moved By: His Worship the Mayor

That the information be received.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

7.1.4 2015 Annual Report - Saskatoon Land (Files CK. 430-61, AF. 430-1 x 4110-1 and LA. 430-4)

Moved By: His Worship the Mayor

That the information be received.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

7.1.5 First Quarter Results - City of Saskatoon's Corporate Business Plan and Budget - Shaping Our Financial Future (Files CK. 430-72 and CP. 0115-3)

CFO/General Manager, Asset and Financial Management Tarasoff noted a correction to Attachment 3, noting the projections are in thousands not millions.

Moved By: His Worship the Mayor

That the report of the General Manager, Corporate Performance Department, dated May 30, 2016, be received as information.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

7.1.6 Update on Key Strategic Risks (Files CK. 1600-37 and AF. 1600-1)

Moved By: His Worship the Mayor

That the information be received.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

7.2 Matters Requiring Direction

7.2.1 Acquisition of Land Owned by Akzo Nobel Chemicals Ltd. for North Commuter Parkway Project (Files CK. 4020-1 x 6050-10, AF. 4020-1 x 6050-1 and LA. 4024-012-001)

Moved By: His Worship the Mayor

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

1. That the Real Estate Manager be authorized to acquire a portion of Parcel A, Plan 63S09313, Extension 0, comprising approximately 0.459 acres from Akzo Nobel Chemicals Ltd.;
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; and
3. That all costs associated with the land acquisition be charged to the Capital Project Land Acquisition account for the North Commuter Parkway project.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

7.2.2 Renewal of Property Tax Exemption Agreement - 602 (Lynx) Wing Saskatoon R.C.A.F. Association (Files CK. 1965-11 and AF. 1965-1)

Moved By: His Worship the Mayor

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

1. That the 602 (Lynx) Wing Saskatoon R.C.A.F. Association be granted a further five-year property tax exemption; and

2. That the City Solicitor be requested to prepare the necessary bylaw and agreement.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

7.2.3 Finning Canada - Heavy Equipment Repairs and Repair Parts - Blanket Purchase Order (Files CK. 1390-1 and AF. 1390-1)

Moved By: His Worship the Mayor

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

1. That the Administration prepare a blanket purchase order with Finning Canada for the repair of heavy equipment and repair parts exclusive to Caterpillar (CAT) brand equipment for up to the next five years for an estimated cost of \$500,000 (plus applicable taxes) per year; and
2. That Purchasing Services, Asset and Financial Management Department, issue the appropriate blanket purchase order.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

7.2.4 Inquiry - Councillor P. Lorje (January 25, 2016) Controlled Corporations - Reporting Revenues and Expenditures at Budget (Files CK. 1711-1 x 1700-1 and AF. 1711-4 and 1711-5)

Moved By: His Worship the Mayor

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

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

7.2.5 Amendments to Council Policy No. C09-001, Residential Lot Sales - Contractor Allocations (Files CK. 4110-36, AF. 4110-1 and LA. 0215-015)

Requests to speak from Blake Schneider, dated May 24, 2016, and Chris Guerette, dated May 26, 2016, were provided.

CEO, Saskatoon & Region Home Builders' Association, Chris Guerette and Director of Operations, Saskatchewan Construction Safety Association (SCSA), Blake Schneider, addressed the Committee in support of the proposal.

Moved By: His Worship the Mayor

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

1. That the revisions to Council Policy No. C09-001, Residential Lot Sales – Contractor Allocations, be adopted; and
2. That the City Clerk be requested to update the policy as reflected in the May 30, 2016 report of the CFO/General Manager, Asset and Financial Management Department.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

7.2.6 25th Street Parking Lot Improvements and Leases along 1st Avenue between 24th and 33rd Street (Files CK. 4130-13 x 4225-1 and AF. 4110-1)

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 the enhancement/creation of interim use surface parking lots at 85 and 88 25th Street E at an approximate cost of \$320,000;
2. That the Administration be authorized to issue a Request for Proposals (RFP) for the lease and management of pay-and-display parking lots at 85 and 88 25th Street E;

3. That the Administration be authorized (within the City Manager's authority) to enter into land lease agreements with interested adjacent landowners on the west side of 1st Avenue N between 25th Street E and 33rd Street E at market rent with a five-year term and a five-year renewal option;
4. That public space improvements be made to the vacant remnant parcel at 375 1st Avenue N at an approximate cost of \$150,000; and
5. That the Property Realized Reserve (PRR) be used as the interim funding source for the enhancement work of the parking lots at 85 and 88 25th Street E as well as the public space improvements to 375 1st Avenue N, and that the lease revenues be used to pay back the PRR for such improvements.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Donauer and His Worship the Mayor

Against: Councillor Clark

CARRIED

7.2.7 Acquisition of Land for Future Fire Station (Files CK. 4020-1, AF. 4020-1 and LA. 4020-015-007)

Moved By: His Worship the Mayor

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

1. That the Real Estate Manager be authorized to purchase Lots 6 and 7, Block 300, Plan G921 from St. Martin's United Church at a purchase price of \$500,000 plus related disturbance and site improvement compensation;
2. That Capital Project No. 2373 be used as the funding source for this purchase, including legal, administrative costs and disbursements; and
3. That the City Solicitor be requested to prepare the appropriate agreement and that His Worship the Mayor and the City Clerk be authorized to execute the agreement under the Corporate Seal.

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

8. URGENT BUSINESS

9. MOTIONS (notice previously given)

10. GIVING NOTICE

11. IN CAMERA AGENDA ITEMS

Moved By: Councillor Iwanchuk

That the Committee move *In Camera* to consider Items 11.1 to 11.4.

11.1 Internal Audit Report (File CK. 1600-3)

[In Camera - Third Party Information]

11.2 Internal Audit - Statement of Work (File CK. 1600-18)

[In Camera - Audits and Tests/Economic, Financial and Other Interests]

11.3 Internal Audit Update (Files CK. 1600-3 and AF. 1600-1)

[In Camera - Audits and Tests]

11.4 Land Matter (File CK. 4225-1)

[In Camera - Economic/Financial - Land]

11.5 Audit Matter (File CK. 1610-9)

[In Camera - Audits and Tests/Economic, Financial and Other Interests]

11.6 Land Matter (File CK. 110-1 x 4110-1 and AF. 4110-1)

[In Camera - Economic, Financial and Other Interests]

In Favour: Councillor Paulsen, Councillor Iwanchuk, Councillor Clark, Councillor Donauer and His Worship the Mayor

CARRIED UNANIMOUSLY

12. ADJOURNMENT

The meeting was adjourned at 3:00 p.m.

Councillor T. Paulsen, Chair

Deputy City Clerk, D. Kanak