

Council Chamber
City Hall, Saskatoon, Sask.
Tuesday, May 22, 2001
at 7:00 p.m.

MINUTES OF THE REGULAR MEETING OF CITY COUNCIL

PRESENT: His Worship the Mayor, in the Chair;
Councillors Atchison, Heidt, McCann, Paulsen, Penner,
Roe, Steernberg, Swystun and Waygood;
Councillor Fortosky at 7:05 p.m.;
A/City Manager Veltkamp;
General Manager, Community Services Gauthier;
General Manager, Infrastructure Services Uzelman;
General Manager, Utility Services Munch;
General Manager, Fire and Protective Services Hewitt;
City Solicitor Dust;
A/City Clerk Hall;
A/City Councillors' Assistant Long.

Moved by Councillor Penner, Seconded by Councillor McCann,

THAT the minutes of the regular meeting of City Council held on May 7, 2001 be approved.

CARRIED.

HEARINGS

- 2a) **Proposed Street Closing
Portion of Kenderdine Road
Bylaw No. 8038
(File No. CK. 6295-1)**

REPORT OF THE A/CITY CLERK:

“Attached is a copy of Clause D2, Administrative Report No. 3-2001 which was adopted by City Council at its meeting held on February 5, 2001.

Council, at its meeting held on February 5, 2001, gave notice of its intention to consider the proposed street closing and instructed the City Solicitor to take further necessary steps in respect of the matter.

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

Accordingly, Council, at this meeting, is to consider and determine any submissions and objections to the proposed street closing prior to consideration of Bylaw No. 8038, a copy of which is attached.”

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

Moved by Councillor Heidt, Seconded by Councillor McCann,

THAT the hearing be closed.

CARRIED.

Moved by Councillor Atchison, Seconded by Councillor Swystun,

THAT Council consider Bylaw No. 8038.

CARRIED.

Council Fortosky entered the meeting at 7:05 p.m.

2b) Hearings

Proposed Street Closing

Right-of-Way at Avenue C North and Cynthia Street

Bylaw No. 8039

(File No. CK. 6295-1)

REPORT OF THE A/CITY CLERK:

“Attached is a copy of Clause D6, Administrative Report No. 15-2000 which was adopted by City Council at its meeting held on August 14, 2000.

Council, at its meeting held on August 14, 2000, gave notice of its intention to consider the proposed street closing and instructed the City Solicitor to take further necessary steps in respect of the matter.

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

Accordingly, Council, at this meeting, is to consider and determine any submissions and objections to the proposed street closing prior to consideration of Bylaw No. 8039, a copy of which is attached.”

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

Moved by Councillor Swystun, Seconded by Councillor McCann,

THAT the hearing be closed.

CARRIED.

Moved by Councillor Paulsen, Seconded by Councillor Roe,

THAT Council consider Bylaw No. 8039.

CARRIED.

COMMUNICATIONS TO COUNCIL

The following communications were submitted and dealt with as stated:

A. REQUESTS TO SPEAK TO COUNCIL

**1) Dennis Neudorf, Chair
Cameco Victoria Park Summer Festival, dated May 15**

Requesting permission to address Council with respect to the Cameco Victoria Park Summer Festival. (File No. CK. 205-1)

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RECOMMENDATION: that Dennis Neudorf be heard.

Moved by Councillor Atchison, Seconded by Councillor Heidt,

THAT Dennis Neudorf be heard.

CARRIED.

Mr. Dennis Neudorf, Chair, Cameco Victoria Park Summer Festival, outlined the plans for the festival to be held June 15 to 17, 2001, and challenged the Mayor and Councillors to enter teams in the dragon boat races and participate in the festival. Mr. Neudorf provided copies of the Dragon Boat Registration Form.

Moved by Councillor McCann, Seconded by Councillor Atchison,

THAT the information be received.

CARRIED.

**2) Carol Dalton
Tamara's House Board of Directors, dated May 15**

Requesting permission to address Council with respect to their proposal for funding from the City of Saskatoon for the new building at 1605 Victoria Avenue. (File No. CK. 1870-1)

RECOMMENDATION: that Carol Dalton be heard.

Moved by Councillor Atchison, Seconded by Councillor Paulsen,

THAT Carol Dalton be heard.

CARRIED.

Ms. Carol Dalton, Tamara's House Board of Directors, requested Council's support of 5% funding for the new building at 1605 Victoria Avenue which will provide 5000 square feet of needed space.

Moved by Councillor Waygood, Seconded by Councillor Roe,

THAT the information be received and referred to the Social Housing Advisory Committee.

CARRIED.

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- 3) **Douglas B. Richardson,**
McKercher McKercher & Whitmore, Barristers and Solicitors, dated May 22

Requesting permission to address Council with respect to signs for accessory uses in the Auto Mall District. (File No. CK. 4215-20)

RECOMMENDATION: that Clause 1, Report No. 6-2001 of the Planning and Operations Committee and Item A4) of Communications be brought forward and considered, and that Douglas Richardson and Chris Boychuk be heard.

Moved by Councillor Paulsen, Seconded by Councillor Atchison,

THAT Clause 1, Report No. 6-2001 of the Planning and Operations Committee and Item A4) of Communications be brought forward and considered, and that Douglas Richardson and Chris Boychuk be heard.

CARRIED.

“REPORT NO. 6-2001 OF THE PLANNING AND OPERATIONS COMMITTEE

1. **Signs for Accessory Uses in the Auto Mall District**
(File No. CK. 4350-1)

RECOMMENDATION: that City Council direct the Administration to prepare and advertise amendments to the Auto Mall District Regulations of The Zoning Bylaw to:

- a) provide that there be no free standing signs within the Auto Mall District for accessory uses, as per Sub-sections 3 through 8 as outlined within Section 12.8.5 - Accessory Buildings and Uses of The Zoning Bylaw (Attachment 1A), and for the associated servicing of vehicles in accessory buildings; and

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- b) provide that wall signs for accessory uses in the Auto Mall District, as per Sub-sections 3 through 8 as outlined within Section 12.8.5 - Accessory Buildings and Uses of The Zoning Bylaw, and for the associated servicing of vehicles in accessory buildings be restricted to the wall sign regulations contained within Signage Group 2 of the Sign Regulations (Attachment 1B).

City Council, at its meeting held on May 7, 2001, defeated proposed Bylaw No. 8027 - Restaurants in the Auto Mall District. Council subsequently resolved that the matter of restaurants in accessory buildings in the Auto Mall District be referred to the Planning and Operations Committee for further consideration and a report to Council.

During consideration of this matter, your Committee identified that one of the main issues resulting from the above referral had to do with the number and types of signs that might result from the primary and accessory uses within the Auto Mall District. It was noted that, while accessory uses and buildings had been envisioned for complementary businesses within the Auto Mall District, the possibility of an unrestricted number of signs could result in dense signing similar to that within a retail district. It was the view of your Committee that signing to this degree was not desired.

Your Committee considered various options to address the matter respecting signs for accessory uses in the Auto Mall District prior to arriving at the above recommendation. Your Committee notes the importance of ensuring that one dealership not be provided an opportunity to proceed with unlimited signage while other dealerships might face restrictions in the future.

A4) Chris C. Boychuk
McDougall Gauley Barristers & Solicitors, dated May 22

Requesting permission to address Council with respect to signs for accessory uses in the Auto Mall District.

RECOMMENDATION: that the matter be considered with Clause 1, Report No. 6-2001 of the Planning and Operations Committee and Item A3 of Communications.”

Mr. Douglas Richardson, McKercher McKercher & Whitmore, Barristers and Solicitors, counsel for Vaughn Wyant, Vaughn Wyant Investments Ltd. and Jubilee Ford Sales (1983) Ltd., expressed concerns with respect to the recommendations of the Planning and Operations Committee. No notice was given to Vaughn Wyant of the Planning and Operations Committee meeting, and Mr. Richardson asked that they meet again with all the parties present.

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Mr. Chris Boychuk, McDougall Gauley, Barristers & Solicitors, representing Sherwood Chevrolet Oldsmobile Inc., Dodge City Auto (1984) Ltd. and Mainway Motors Ltd., expressed support for the recommendations of the Planning and Operations Committee.

Moved by Councillor Atchison, Seconded by Councillor Roe,

that City Council direct the Administration to prepare and advertise amendments to the Auto Mall District Regulations of The Zoning Bylaw to:

- a) provide that there be no free standing signs within the Auto Mall District for accessory uses, as per Sub-sections 3 through 8 as outlined within Section 12.8.5 - Accessory Buildings and Uses of The Zoning Bylaw (Attachment 1A), and for the associated servicing of vehicles in accessory buildings; and*
- b) provide that wall signs for accessory uses in the Auto Mall District, as per Sub-sections 3 through 8 as outlined within Section 12.8.5 - Accessory Buildings and Uses of The Zoning Bylaw, and for the associated servicing of vehicles in accessory buildings be restricted to the wall sign regulations contained within Signage Group 2 of the Sign Regulations (Attachment 1B).*

THE MOTION WAS PUT AND LOST.

Moved By Councillor Penner, Seconded by Councillor Roe,

THAT the matter of signage be referred back to the Planning and Operations Committee.

CARRIED.

- 4) Chris C. Boychuk**
McDougall Gauley Barristers & Solicitors, dated May 22

DEALT WITH EARLIER. SEE PAGE NO. 5.

- 5) Nanette McKay, Chairperson**
Quint Development Corporation, dated May 1, 2001

Requesting permission to address Council with respect to Quint Development Corporation's Strategic Planning Process. (File No. CK. 710-1)

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RECOMMENDATION: that a representative from Quint Development Corporation be heard.

Moved by Councillor Atchison, Seconded by Councillor Penner,

THAT a representative from Quint Development Corporation be heard.

CARRIED.

Ms. Nanette McKay, Chairperson and Mr. Glen Usiskin, Manager, Quint Development Corporation, outlined the Core Neighbourhood's Community Economic Development Strategy. It was explained that there will be public meetings with communities, as well as a series of newsletters which will be sent out to the communities. They asked that Council appoint someone to oversee and guide the Strategic Planning Team.

Councillor Swystun volunteered to attend the first meeting of the Strategic Planning Team on May 30, 2001 on an interim basis.

Moved by Councillor Roe, Seconded by Councillor Waygood

THAT the information be received and referred to the Executive Committee.

CARRIED.

AA. ITEMS WHICH REQUIRE THE DIRECTION OF CITY COUNCIL

**1) Pat Lorje, MLA
16 - 1945 McKercher Drive, dated May 2**

Submitting a copy of a letter addressed to the Chair of the Saskatoon Library Board expressing support for the renaming of Mayfair Public Library to Anne Szumigalski Library. (File No. CK. 650-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Atchison, Seconded by Councillor McCann,

THAT the information be received.

CARRIED.

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**2) Dale Kohlenberg, Board Chair
Saskatoon Public Library, dated May 11**

Submitting a copy of a letter addressed to Pat Lorje with respect to the proposal to rename Mayfair Public Library to Anne Szumigalski Library. (File No. CK. 650-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Atchison, Seconded by Councillor McCann,

THAT the information be received.

CARRIED.

**3) Sherrie Allison
1748 East Heights, dated May 4**

Submitting a petition with 48 signatures, and a letter dated April 11, 2001 from Melinda Bulin-Anderson, President, Lakeview Parent Association, with respect to a pedestrian/bicycle bridge for Circle Drive South. (File No. CK. 6050-2)

RECOMMENDATION: that the direction of Council issue.

Moved by Councillor Roe, Seconded by Councillor Atchison,

THAT the information be received and referred to the Planning and Operations Committee and that the interested parties be advised of the meeting date.

CARRIED.

**4) Lyle Mallett
43 Tucker Crescent, dated May 2**

Submitting comments with respect to approval of rate increases for electricity sales. (File No. CK. 1905-3)

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RECOMMENDATION: that the direction of Council issue.

Moved by Councillor McCann, Seconded by Councillor Heidt,

THAT the information be received.

CARRIED.

**5) Vaughn Teasdale, Past President
Sandalwood Village Condominium Association, dated May 10**

Requesting that Council consider an amendment to the Zoning Bylaw to allow a 2.0 metre high fence immediately inside the property line on Berini Drive. (File No. CK. 4350-1)

RECOMMENDATION: that the matter be referred to the Administration to explain the zoning amendment process to the writer, and initiate the process if requested.

Moved by Councillor Penner, Seconded by Councillor Atchison,

THAT the matter be referred to the Administration to explain the zoning amendment process to the writer, and initiate the process if requested.

CARRIED.

**6) Elizabeth McRobbie, Director of Publicity and Marketing
Shakespeare on the Saskatchewan, dated May 10**

Extending an invitation to attend a media conference, Thursday, May 24, 2001 at 10:30 a.m. at the riverbank site of the Shakespeare on the Saskatchewan Festival. (File No. CK. 205-19)

RECOMMENDATION: that the information be received.

Moved by Councillor Roe, Seconded by Councillor Paulsen,

THAT the information be received.

CARRIED.

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- 7) **Joanne Sproule, Secretary**
Saskatoon Development Appeals Board, dated May 3

Submitting Notice of Development Appeals Board Hearing regarding property at 702 Trent Crescent. (File No. CK. 4352-1)

- 8) **Joanne Sproule, Secretary**
Saskatoon Development Appeals Board, dated May 3

Submitting Notice of Development Appeals Board Hearing regarding property at 145 Rita Crescent. (File No. CK. 4352-1)

- 9) **Joanne Sproule, Secretary**
Saskatoon Development Appeals Board, dated May 10

Submitting Notice of Development Appeals Board Hearing regarding property at 708 - 2nd Avenue North. (File No. CK. 4352-1)

- 10) **Joanne Sproule, Secretary**
Saskatoon Development Appeals Board, dated May 10

Submitting Notice of Development Appeals Board Hearing regarding property at 2137 York Avenue. (File No. CK. 4352-1)

- 11) **Joanne Sproule, Secretary**
Saskatoon Development Appeals Board, dated May 10

Submitting Notice of Development Appeals Board Hearing regarding property at 22 Young Crescent. (File No. CK. 4352-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Steernberg, Seconded by Councillor McCann,

THAT the information be received.

CARRIED.

12) **Marilynn Georgas, Race Director**
Moe's Triathlon, dated May 16

Requesting permission to hold a sprint distance fun triathlon event on Sunday June 10, 2001 from 9:00 a.m. to 1:00 p.m.

RECOMMENDATION: that the request be approved subject to Administrative conditions.

Moved by Councillor Penner, Seconded by Councillor Heidt,

THAT the request be approved subject to Administrative conditions.

CARRIED.

B. ITEMS WHICH HAVE BEEN REFERRED FOR APPROPRIATE ACTION

1) **Linda Jean Gubbe, President**
Street Cat Rescue (SCAT) Program Inc., dated May 1

Submitting information with respect to the Street Cat Rescue Program and requesting that Council consider changes to the Animal Control Bylaw to allow the SPCA and Street Cat Rescue organizations to work together. (File No. CK. 151-5) **(Referred to the Advisory Committee on Animal Control for a report.)**

RECOMMENDATION: that the information be received.

Moved by Councillor McCann, Seconded by Councillor Atchison,

THAT the information be received.

CARRIED.

C. PROCLAMATIONS

1) **Phil Miller, Saskatoon Co-ordinator**
Municipal Workers Appreciation Week, dated May 11

Requesting that Council proclaim the week of June 9 to 16, 2001 as Municipal Workers' Appreciation Week in Saskatoon. (File CK. 205-5)

**2) Lynn Davis, Chair
Emergency Cardiac Care Committee, dated May 14**

Requesting that Council proclaim June 4, 2001 as Saskatoon a Heart Safe City. (File CK. 205-5)

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

Moved by Councillor Roe, Seconded by Councillor Swystun,

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

CARRIED.

REPORTS

General Manager, Community Services Gauthier presented Section A, Administrative Report No. 10-2001;

General Manager, Corporate Services Veltkamp presented Section B, Administrative Report No. 10-2001;

A/City Manager Veltkamp presented Section F, Administrative Report No. 10-2001;

Councillor Atchison, Member, presented Report No. 6-2001 of the Planning and Operations Committee;

Councillor Penner, Member, presented Report No. 7-2001 of the Administration and Finance Committee; and

Councillor Penner, Member, presented Report No. 6-2001 of the Executive Committee.

Moved by Heidt, Seconded by Councillor Penner,

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

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- a) *Administrative Report No. 10-2001;*
- b) *Report No. 6-2001 of the Planning and Operations Committee;*
- c) *Report No. 7-2001 of the Administration and Finance Committee;*
- d) *Report No. 6-2001 of the Executive Committee.*

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

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

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

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

ADMINISTRATIVE REPORT NO. 10-2001

Section A - COMMUNITY SERVICES

**A1) Enquiry - Councillor M. Heidt (March 19, 2001)
Fire at BMX Building
(File No. CK. 5500-2)**

RECOMMENDATION: that the information be received.

ADOPTED.

Councillor Heidt made the following enquiry at the meeting of City Council held on March 19, 2001:

“Due to the unforeseen fire at the BMX building on the Exhibition site and the service they provide to our young people and participation, would the Administration please start communications regarding a temporary home and what other help they may need to get started for the upcoming season.”

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Leisure Services has been working with the Bridge City BMX Club since December, 2000, when a representative of the Club approached our staff requesting a park location to which the sport could be relocated when their lease expired in March, 2001, at the Prairieland Exhibition Grounds. The process for seeking a suitable location was underway when the fire occurred damaging their storage facility.

The BMX Club was requesting approximately three acres of land; two acres for the track, concession, moto shack, and bleachers and one acre for parking. In addition, their program requires access to electricity, water, and sewer. The Club was requesting to enter into a leasing arrangement with the City for the use of land and would construct and maintain their own facilities.

In a preliminary review with the Parks Branch, there is currently no space available in existing parks to meet the requirements of Bridge City BMX. Potential locations to be considered are on undeveloped park space designated as Industrial Park in the Airport Industrial Area (Larkhaven Park) and a smaller parcel with the same designation in the South West Industrial. The Park Development Guidelines, approved in 1995, do not specify the type of programming for Industrial park space. The guidelines are currently under review and programming requirements for Industrial Parks will be identified during this process.

Of the two locations, Larkhaven provided more space for BMX and was preferred by the Club. However, the Airport Industrial Area is undergoing the Local Area Planning process. BMX is viewed by this representative group (business owners in the area and representatives from the Kelsey Community Association) as a park component not compatible with their vision for how Larkhaven might be used as a park. The Local Area Planning group identified that they wish to see Larkhaven Park developed with program components (play apparatus, benches, and plantings) which are typical of those amenities currently found in parks designated as Neighbourhood in the City's park hierarchy.

Because there would be no conflict with any other program use, Community Services supported pursuing the location on the parcel in the South West Industrial. Bridge City BMX considered this location but at the same time they were also offered an opportunity to move to Martensville. The Club has decided in favour of relocating their track to that community.

Although the immediate goal for Bridge City BMX will be focused on establishing training facilities in Martensville, Leisure Services will continue communications with representatives of the sport should the need arise to examine opportunities for BMX in Saskatoon.

**A2) Alterations to the Saskatoon Planning District Boundary
File No. CK. 4240-1)**

RECOMMENDATION:

- 1) that City Council agree to amend the District Planning Agreement to delete the following lands from the Saskatoon Planning District:

“Section 18 and the north half of Section 7, Township 37, Range 4; the north half and southwest quarter of Section 13 and all that portion of Section 14 lying to the right of the left bank of the South Saskatchewan River, Township 37, Range 5; all West of the Third Meridian.”

- 2) that a copy of this report be sent to the Rural Municipality of Corman Park Council to obtain a complementary resolution to alter the Saskatoon Planning District boundary;
- 3) that upon receipt of the complementary resolution from the RM of Corman Park Council, the City Clerk write to the Minister of Municipal Affairs, Culture and Housing requesting a Ministerial Order to amend the District Planning Agreement to remove the lands noted in Recommendation 1) above from the Saskatoon Planning District; and
- 4) that the Minister be requested to amend the Planning District Agreement concurrently with the City of Saskatoon Development Plan amendment affecting these lands.

ADOPTED.

BACKGROUND

On June 20, 2000, the Minister of Municipal Affairs, Culture and Housing approved the annexation request by the City of Saskatoon for lands contained in the Northeast (University Heights Suburban Development Area - please refer to Attachment 1). The annexation was approved by Provincial Order in Council No. 287/2000, and took effect on May 30, 2000. While the Order in Council altered the Corporate limits of the City of Saskatoon and removed the noted lands from the Rural Municipality of Corman Park, the Order did not delete the subject lands from the Saskatoon Planning District. As a result, the annexed lands remain under the control of the Saskatoon Planning District Development Plan and Zoning Bylaw.

REPORT

According to Section 119 of *The Planning and Development Act, 1984*, a Provincial Minister's Order is now required to amend the boundaries of the Saskatoon Planning District. The action is required so that the properties recently annexed by the City are no longer subject to the provisions of the Saskatoon Planning District Development Plan and Zoning Bylaw.

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The Council of the Rural Municipality of Corman Park agreed to the annexation in 2000, and will receive a copy of this report to request a complementary resolution agreeing to changes to the Planning District boundaries.

Coinciding with the Minister's Order removing the land from the control of the Saskatoon Planning District, City Council will receive a report from the Administration containing recommended amendments to the City's Development Plan and Zoning Bylaw to bring the use of the annexed lands under the control of the City's Development Plan and Zoning Bylaw. This will be the subject of a further report to the Municipal Planning Commission and City Council in the weeks ahead.

It should be noted that this request is only directed towards the land annexed in the North East. The lands recently annexed in the Northwest will be the subject of a future report once the City receives a request to amend the City's Development Plan and Zoning Bylaw from the developers of the new Hampton Village neighbourhood. The request is expected to arrive sometime in May of 2001.

ATTACHMENT

1. Removal of Lands from Planning District in Northeast Saskatoon.

**A3) Land-Use Applications Received by the Community Services Department
For the Period Between April 27 and May 10, 2001
(For Information Only)
(File Nos. CK. 4000-5)**

RECOMMENDATION: that the following report be received as information.

ADOPTED.

The following applications have been received and are being processed:

Discretionary Use

- Application No. D14/01: 738 6th Street East
Applicant: Ron and Marilyn Lindsay
Legal Description: Lots 18 to 20, Block 32, Plan G103
Current Zoning: R2
Proposed Use: Care Home (10 beds)
Neighbourhood: Haultain
Date Received: April 27, 2001

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ATTACHMENT

1. Plan of Discretionary Use No. D14/01

**A4) Sale of City-Owned B4 Commercial Land
Parcel X, Plan 00SA23484
403 Ludlow Street – University Heights Suburban Centre
(File No. LA. 4217)**

- RECOMMENDATION:**
- 1) that City Council accept the letter dated May 10, 2001, as a request from Saskatoon Cooperative Association Limited as a default in its purchase of Parcel X, Plan 00SA23484 pursuant to its bid of \$7,909,520.00,
 - 2) that the Saskatoon Cooperative Association Limited forfeit its 10% bid deposit in the amount of \$790,952.00,
 - 3) that City Council accept the bid from Saskatoon Cooperative Association Limited, in the amount of \$6,720,870.00,
 - 4) that His Worship the Mayor and the City Clerk be authorized to execute the necessary documentation as prepared by the City Solicitor, and,
 - 5) that future Instructions to Bidders specify that multiple bids will not be allowed with respect to tenders for the sale of City-owned land.

At its meeting held on March 19, 2001, City Council authorized the Land Manager to offer the above-noted land for sale by public tender with a reserve bid of \$4,000,000.00. Refer to attached plan showing Parcel X. (Attachment No. 1)

The land was advertised for sale by public tender in The Star Phoenix and The Globe and Mail starting April 21, 2001. Refer to attached Instructions to Bidders (Attachment No. 2)

Tenders closed at 2:00 p.m. on May 8, 2001 and were opened publicly at that time. The four bids received were as follows:

1	Saskatoon Cooperative Association Limited	\$7,909,520.00
2	Saskatoon Cooperative Association Limited	\$6,720,870.00
3	Concorde Group Corp.	\$4,353,642.00
4	Pinnacle Developments Inc.	\$4,102,000.00

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All bids were proper and unconditional.

The Saskatoon Cooperative Association Limited was advised by letter on May 9, 2001, that the Land Branch would be recommending that City Council award the tender to Saskatoon Cooperative Association Limited in the amount of \$7,909,520.00, being the high bid received.

By letter dated May 10, 2001, a copy of which is attached, Saskatoon Cooperative Association Limited has requested to withdraw their high bid of \$7,909,520.00 and thereby, forfeit their 10% bid deposit of \$790,952.00. In submitting this letter, Mr. Larry Rupert, General Manager, Saskatoon Cooperative Association Limited verbally indicated that Saskatoon Cooperative Association Ltd. acknowledges that the bid deposit on the higher bid would be forfeited. While the stated request is to withdraw its higher bid, this request is understood to mean that Saskatoon Co-op is giving advance notice of its intent to default on its higher bid. By defaulting on their higher bid and forfeiting the bid deposit, Saskatoon Cooperative will stand to purchase the property for \$397,698.00 less, if their second highest bid of \$6,720,870.00 is accepted by City Council.

It should also be noted that Saskatoon Cooperative Association Limited wishes to proceed with the development of this site as quickly as possible. In order to expedite this matter, Mr. Rupert has decided to give notice of intent to default on the higher bid now rather than going through the process of the City preparing a Sale Agreement, presenting it to Saskatoon Cooperative Association Limited, demanding execution of the agreement and payment and then declaring the Co-op in default.

Since Saskatoon Co-op has indicated its intention of defaulting on the higher bid, your staff recommends that City Council accept the letter received from Saskatoon Cooperatives Association Limited as a default in its purchase of Parcel X pursuant to its bid of \$7,909,520.00, and that the bid deposit of \$790,952.00 be retained by the City as provided for in the terms and conditions of the tender documents. Furthermore, your staff recommends that the tender be awarded to Saskatoon Cooperative Association Limited for the amount of \$6,720,870.00. Although unusual, there is nothing in the tender process to prevent the same company from submitting more than one bid. While the City stands to receive a lesser amount for the land because of the intent to default on the high bid, it must be noted that the recommended bid is \$2,367,228.00 greater than the next highest bid. Including the forfeited deposit, the City stands to realize a sale in the amount of \$7,511,822.00 for this land.

ATTACHMENTS

1. Plan showing Parcel X, Plan 00SA23484
2. Instructions to Bidders
3. Letter from Saskatoon Cooperative Association Limited dated May 10, 2001

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IT WAS RESOLVED: 1) that City Council accept the letter dated May 10, 2001, as a request from Saskatoon Cooperative Association Limited as a default in its purchase of Parcel X, Plan 00SA23484 pursuant to its bid of \$7,909,520.00,

2) that the Saskatoon Cooperative Association Limited forfeit its 10% bid deposit in the amount of \$790,952.00,

3) that City Council accept the bid from Saskatoon Cooperative Association Limited, in the amount of \$6,720,870.00,

4) that His Worship the Mayor and the City Clerk be authorized to execute the necessary documentation as prepared by the City Solicitor, and,

5) that Recommendation No. 5) be referred to the Land Bank Committee, as follows:

that future Instructions to Bidders to specify that multiple bids will not be allowed with respect to tenders for the sale of City-owned Land

Section B - CORPORATE SERVICES

**B1) 2001 City of Saskatoon Operating Budget
(File No. CK. 1704-1)**

RECOMMENDATION: that the information be received.

ADOPTED.

Attached, for City Council's information, is a copy of the 2001 City of Saskatoon Operating Budget. This budget reflects all changes made by the Budget Committee and approved by City Council at its meeting of April 23, 2001.

ATTACHMENTS

1. 2001 City of Saskatoon Operating Budget.

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**B2) 2000 Financial Reports
(File No. CK. 1895-3)**

RECOMMENDATION: that the information be received.

ADOPTED.

Attached, for City Council's information, are copies of the following reports:

2000 City of Saskatoon Financial Report
2000 City of Saskatoon Public Accounts
2000 Capital Status Report
2000 Saskatoon Public Library Financial Statements
2000 Financial Reports – Superannuation Plans

Where required, the above reports have been subject to an external audit examination, and copies of the Audit Reports have been included. Council has previously received interim financial results for the City of Saskatoon 2000 year-end, which are incorporated in these statements.

ATTACHMENTS

1. 2000 City of Saskatoon Financial Report.
2. 2000 City of Saskatoon Public Accounts.
3. 2000 Capital Status Report.
4. 2000 Saskatoon Public Library Financial Statements.
5. 2000 Financial Reports – Superannuation Plans.

**B3) Write Downs of Surplus Inventory – 2000
(File No. CK. 1000-1)**

RECOMMENDATION: that the information be received.

ADOPTED.

During its March 23, 1998 meeting, the Audit Committee received the Supply Management Audit Report in which Recommendation 5.7 states, in part:

“That for all stores operations, the Asset Management Department submit an annual report to the City Commissioner and City Council on the amount of inactive stock that is written off...”

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In response to the amount of inactive stock that is written off, the following is a list of write downs of surplus/obsolete inventory for 2000:

	Amount of Write Down	% of Inventory
Central Stores	\$262.10	0.01
Utility Services, Electrical Stores	\$33,129.78	0.06
Infrastructure Services, Electronic Stores	\$17,322.14	7.80

ATTACHMENTS

1. Central Stores write downs of surplus/obsolete inventory.
2. Electronic Stores write downs of surplus/obsolete inventory.
3. Electrical Stores write down of surplus/obsolete inventory.

Section F - CITY MANAGER

**F1) Assessment – Income Approach
(File No. CC 1615-1)**

RECOMMENDATION: that City Council endorse “in principle” the consensus of the Saskatchewan City Mayors respecting the income approach.

Previously, City Council had received a report on the merits of the income approach for assessment of commercial buildings. City Council directed its administration to poll the business community on its attitude to this method of assessment.

In Saskatoon, not unlike the other Saskatchewan cities, there was a mixed reaction to the benefits of this approach. However, at the meeting of Saskatchewan City Mayors and City Managers in Estevan on May 9 to 11, 2001, it was agreed that more work needs to be done.

As a result, the Mayors drafted a letter to the Minister of Municipal Government which was presented to him. This letter, although supporting the income approach in general, outlined the specific concerns of the Mayors with respect to implementing the approach (see attached letter dated May 10, 2001).

Your administration will continue to work with SAMA, the Provincial Government, and the Combined Business Group to explore the income approach.

ATTACHMENT

1. Letter dated May 10, 2001, to Mr. Ron Osika, Minister of Municipal Government, from all Saskatchewan City Mayors.”

IT WAS RESOLVED: that City Council endorse the continued research of the income approach.

REPORT NO. 6-2001 OF THE PLANNING AND OPERATIONS COMMITTEE

Composition of Committee

Councillor P. McCann, Chair
Councillor D. Atchison
Councillor T. Paulsen
Councillor P. Roe
Councillor R. Steernberg

1. **Signs for Accessory Uses in the Auto Mall District
(File No. CK. 4350-1)**

DEALT WITH EARLIER. SEE PAGE NO. 5.

2. **2000 Annual Report - Special Needs Transportation Advisory Committee
(File No. CK. 225-1)**

RECOMMENDATION: that the information be received.

ADOPTED.

Attached is a copy of a report of the Chair, Special Needs Transportation Advisory Committee, dated April 30, 2001, submitting the Committee’s 2000 Annual Report.

Your Committee has reviewed the report and commends the Special Needs Transportation Advisory Committee on the quality of the report and the work of that Committee.

**3. 2000 Annual Report - Leisure Services Advisory Board
(File No. CK. 430-40)**

RECOMMENDATION: that the information be received.

ADOPTED.

Your Committee has considered the attached report of the Chair, Leisure Services Advisory Board, dated April 27, 2001, submitting the Board's 2000 Annual Report.

Following its review, your Committee forwards the report to City Council as information.

**4. Acquisition of a Small Low Floor Bus
Post Budget Adjustment Project #584
(File No. CK. 1402-1)**

RECOMMENDATION:

- 1) that City Council revise the scope of Project #584 - Additional Buses to purchase a low floor bus to support innovative service initiatives at Saskatoon Transit Services; and
- 2) that Project #584 be increased by \$80,000, for a total of \$250,000, to be funded from the Transit Capital Projects Reserve as a post budget adjustment.

ADOPTED.

Attached is a copy of a report of the General Manager, Utility Services Department, dated April 26, 2001, respecting the above.

Following review of this matter with members of the Administration, your Committee supports the recommendations outlined above.

**5. Saskatoon Zoo 2000 Annual Report
(File No. CK. 430-1)**

RECOMMENDATION: that the information be received.

ADOPTED.

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Attached is a copy of a report of the General Manager, Community Services Department, dated April 23, 2001, submitting the Saskatoon Zoo 2000 Annual Report. As copies of the Annual Report were previously made available to members of City Council, the City Manager and the City Solicitor, additional copies are not provided at this time. A copy of the 2000 Annual Report is available for review in the City Clerk's Office.

Your Committee has reviewed the Saskatoon Zoo 2000 Annual Report, and forwards this document to City Council as information.

REPORT NO. 7-2001 OF THE ADMINISTRATION AND FINANCE COMMITTEE

Composition of Committee

Councillor M. Heidt, Chair
Councillor O. Fortosky
Councillor G. Penner
Councillor L. Swystun
Councillor K. Waygood

1. Communications to Council

From: Jack Layton, Co-Chair
National Housing Policy Options Team
Date: April 19, 2000
Subject: Requesting a voluntary 1.5 cent per capita contribution
(File No. CK. 155-2)

RECOMMENDATION: that approval be granted for a contribution of 1.5 cents per capita in support of the work of the FCM National Housing Policy Options Team for the upcoming year.

ADOPTED.

Attached is a copy of the above-noted communication from Jack Layton, Co-Chair, National Housing Policy Options Team requesting a voluntary contribution of 1.5 cents per capita in support of their work for the coming year. This Communication was submitted to City Council under Section B of Communications, in the agenda for the May 7, 2000 meeting, and therefore the *National Affordable Housing Strategy* dated October 11, 2000 which formed part of this submission, is not being recopied at this time. Your Committee has reviewed this matter and has determined that City Council has supported this request in the past as follows:

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- 1) 3 cents per capita - adopted by City Council at its meeting held on September 7, 1999; and
- 2) 2 cents per capita - adopted by City Council at its meeting held on June 12, 2000.

Attached are excerpts from the minutes of the meetings of City Council referenced in 1) and 2) above.

**2. Lease Agreement - Rugby Facility
North Saskatchewan Rugby Union Inc.
(File No. CK. 610-1)**

- RECOMMENDATION:**
- 1) that the request to extend the current Lease Agreement between the City and the North Saskatchewan Rugby Union Inc., for an additional five years (from May 31, 2001 - April 30, 2005), be approved under the same terms and conditions as the current lease; 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.

ADOPTED.

Attached is a copy of the report of the General Manager, Community Services Department dated May 3, 2001 forwarding information regarding renewal of the lease for the Rugby Facility, with the North Saskatchewan Rugby Union Inc. Your Committee has reviewed this proposal, and supports the extension of the Lease Agreement.

**3. Local Election Financing Legislation
(File No. CK. 265-1)**

RECOMMENDATION: that the direction of Council issue.

The Committee, upon consideration of a letter dated January 9, 2001 from the former Minister of Municipal Affairs, Culture and Housing requesting a response as to whether the City is interested in a change in legislation to provide for local election financing regarding disclosure of sources and amount of candidates' campaign financing, referred the matter to the City Solicitor and the City Clerk for a report.

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Attached is a copy of the report of the City Clerk dated May 7, 2001 providing additional information in response to the Committee's referral.

Your Committee has held discussions on this matter, with some members being in support of this legislation, and some members indicating that there has never been any concern raised on this issue and therefore there seems to be no need for such legislation. The consensus was to allow for debate on this issue by all members of City Council.

IT WAS RESOLVED: that the information be received.

REPORT NO. 6-2001 OF THE EXECUTIVE COMMITTEE

Composition of Committee

His Worship the Mayor, Chair
Councillor D. Atchison
Councillor O. Fortosky
Councillor M. Heidt
Councillor P. McCann
Councillor T. Paulsen
Councillor G. Penner
Councillor P. Roe
Councillor R. Steernberg
Councillor L. Swystun
Councillor K. Waygood

**1. Electric System Negotiating Agreements with Third Parties
re Utilizing Electric System's Power Poles and Underground Conduits
(File No. CK. 291-1)**

RECOMMENDATION:

- 1) that City Council approve in principle the concept of allowing third parties to utilize the Electric System underground conduit system for a proposed access fee of \$1.00 per meter/per year of installed facilities;
- 2) that City Council approve in principle the concept of allowing third parties to attach communication or other approved facilities on Electric System power poles for a proposed attachment fee of \$9.60 per pole utilized per year; and

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- 3) that City Council authorize the Electric System, together with the City Solicitor, to negotiate appropriate installation and maintenance agreements with third parties interested in utilizing the Electric System underground conduits and/or power poles.

ADOPTED.

Your Committee has considered and supports the following report of the General Manager, Utility Services Department dated May 8, 2001:

“BACKGROUND

The Electric System has installed a network of underground conduits that are concentrated in the downtown area. Generally, more conduits are installed than needed at the time of installation in order to minimize overall costs, disruption to traffic, and road repairs. There have been several requests recently from third parties to utilize some of our conduit capacity for communication facilities. These requests are specifically for the downtown area.

The Electric System has been in the process of negotiating with Shaw Cable for the installation and maintenance agreement to install fibre optic cable in the downtown area. It would appear to be in everyone's best interest to reduce the number of new underground facilities in public right-of-ways as much as is practical, in order to minimize future maintenance and construction costs. Allowing third parties to utilize a portion of our underground facilities will also permit us to reduce our overall operating cost by receiving additional revenue for these facilities.

It is intended that any third party approved to utilize our conduit system would pay for our staff to install the facility, and would pay for standby personnel whenever they needed access to the facility in our conduit. To ensure their safety, third party staff would not be allowed in our conduit system (manholes and vaults) without Electric System staff present.

The Electric System has an extensive system of poles installed in City lanes and streets for providing electrical service to customers, providing street lighting, and for transmitting electricity from one area to another. In the past, the City had an Agreement with SaskTel to share space on the poles for their communication facilities including the facilities of the cable television provider (Shaw Cable Systems). It is our intention to have separate agreements with each user of the poles as there are more requests for access and we want to treat all users the same. Allowing third parties to utilize space on our poles reduces the number of poles on our streets and lanes, and allows us to reduce our overall operating costs by receiving revenue for our facilities. The practice of sharing poles with communication facilities is common with electric utilities throughout Canada.

JUSTIFICATION

The City has been advised that the Canadian Radio & Telecommunication Commission (CRTC) has authorized telephone companies to charge an access fee to third party users of underground conduit that would be approximately \$0.90 per metre per year of installed facilities such as fibre optic cable. As the Electric System conduits contain energized high voltage equipment and since the installation of third party facilities would reduce the flexibility of utilizing all the space in the conduit, the recommended access fee is approximately 10% higher than a telephone company would charge for access to their conduit system. Preliminary indications from Shaw Cable Systems are that they would find the recommended conduit access fee acceptable.

In 1999, the CRTC also approved rates in Ontario in the order of \$9.50 per pole per year for communication companies utilizing space on electric utility power poles. There are in excess of 10,000 poles in the Electric System that are presently utilized by SaskTel, and many of the same poles are utilized by Shaw Cable System. In 2000, based on previous negotiations with SaskTel, we were receiving \$16.09 per pole per year (which also included Shaw Cable Systems utilizing space on the poles under their agreement with SaskTel). Our agreement with SaskTel has been terminated and we are presently negotiating separate agreements with SaskTel and Shaw Cable Systems. We have also had enquiries from other third parties, such as a financial institution, a commercial customer, the Federal Government, and a television station, requesting utilization of space on our power poles and/or conduits. Preliminary indications from SaskTel and Shaw Cable Systems are that they would find the recommended pole attachment fee acceptable.

OPTIONS

There are two possible options on which the Electric System could proceed. The first would be to restrict joint-use with other parties. This option may force third parties to construct their own facilities. The second option is for the Electric System to act proactively and pursue joint-use agreements with third parties as described above.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPACT

Third party use of the Electric System infrastructure will increase revenue at no additional cost to the City.

Estimated annual revenue from conduits: \$4,000. We expect there will be annual growth in the utilization of our ducts by third parties.

Estimated annual revenue from poles: \$200,000. There may be some growth in utilization of our poles as growth occurs in the communication field.”

Moved by Councillor McCann, Seconded by Councillor Steernberg,

THAT the Committee of the Whole be adopted.

CARRIED.

ENQUIRIES

**Councillor T. Paulsen
Costs Associated With Operating Larger Buses Vs.
Smaller Buses On Transit Routes
(File No. CK. 225-14)**

There have been consistent inquiries as to why the City doesn't use smaller buses on their transit routes. The City often states that the cost of the small buses is essentially the same as the larger buses.

Would the Administration please report on the actual differences between smaller buses and larger buses with respect to:

- a) capital costs;
- b) operating costs;
- c) maintenance costs;
- d) fueling costs;
- e) impact on infrastructure and roadways;
- f) impact on the environment; and

any other differences between the two types of vehicles.

**Councillor D. Atchison
Proposed Increase to Maximum Fence Height in Residential Areas
(File No. CK. 4350-1)**

Would the Administration please look into the increasing of fence heights in residential neighbourhoods from the current two metres to the possibility of going to a maximum of three metres.

NOTICE OF MOTION

Councillor Fortosky gave the following Notice of Motion:

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

‘THAT Council transfer the \$790,952.00 bid deposit forfeited by the Saskatoon Cooperative Association Limited into the Social Housing Capital Reserve.’”

Moved by Councillor Steernberg, Seconded by Councillor Waygood,

THAT the Notice of Motion be waived.

NOT CARRIED UNANIMOUSLY.

INTRODUCTION AND CONSIDERATION OF BYLAWS

Bylaw No. 8038

Moved by Councillor McCann, Seconded by Councillor Heidt,

THAT permission be granted to introduce Bylaw No. 8038, being “A bylaw of The City of Saskatoon to close a Portion of Kenderdine Road, in the City of Saskatoon.” and to give same its first reading.

CARRIED.

The bylaw was then read a first time.

Moved by Councillor McCann, Seconded by Councillor Swystun,

THAT Bylaw No. 8038 be now read a second time.

CARRIED.

The bylaw was then read a second time.

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Moved by Councillor McCann, Seconded by Councillor Waygood,

THAT Council go into Committee of the Whole to consider Bylaw No. 8038.

CARRIED.

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

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

That while in Committee of the Whole, Bylaw No. 8038 was considered clause by clause and approved.

Moved by Councillor McCann, Seconded by Councillor Waygood,

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

CARRIED.

Moved by Councillor McCann, Seconded by Councillor Penner,

THAT permission be granted to have Bylaw No. 8038 read a third time at this meeting.

CARRIED UNANIMOUSLY.

Moved by Councillor McCann, Seconded by Councillor Paulsen,

THAT Bylaw No. 8038 be now read a third time, that the bylaw be passed and the Mayor and the A/City Clerk be authorized to sign same and attach the corporate seal thereto.

CARRIED.

The bylaw was then read a third time and passed.

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Bylaw No. 8039

Moved by Councillor McCann, Seconded by Councillor Heidt,

THAT permission be granted to introduce Bylaw No. 8039, being “A bylaw of The City of Saskatoon to close the Right-of-Way at Avenue C North and Cynthia Street, in the City of Saskatoon.” and to give same its first reading.

CARRIED.

The bylaw was then read a first time.

Moved by Councillor McCann, Seconded by Councillor Swystun,

THAT Bylaw No. 8039 be now read a second time.

CARRIED.

The bylaw was then read a second time.

Moved by Councillor McCann, Seconded by Councillor Waygood,

THAT Council go into Committee of the Whole to consider Bylaw No. 8039.

CARRIED.

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

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

That while in Committee of the Whole, Bylaw No. 8039 was considered clause by clause and approved.

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Moved by Councillor McCann, Seconded by Councillor Waygood,

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

CARRIED.

Moved by Councillor McCann, Seconded by Councillor Penner,

THAT permission be granted to have Bylaw No. 8039 read a third time at this meeting.

CARRIED UNANIMOUSLY.

Moved by Councillor McCann, Seconded by Councillor Paulsen,

THAT Bylaw No. 8039 be now read a third time, that the bylaw be passed and the Mayor and the A/City Clerk be authorized to sign same and attach the corporate seal thereto.

CARRIED.

The bylaw was then read a third time and passed.

Moved by Councillor McCann,

THAT the meeting stand adjourned.

CARRIED.

The meeting adjourned at 9:15 p.m.

Mayor

A/City Clerk