

Council Chambers
City Hall, Saskatoon, Sask.
Monday, February 7, 2011
at 6:00 p.m.

MINUTES OF THE REGULAR MEETING OF CITY COUNCIL

PRESENT: His Worship the Mayor, in the Chair;
Councillors Clark, Donauer, Dubois, Hill, Lorje,
Paulsen, and Penner
City Manager Totland;
City Solicitor Dust;
A/General Manager, Corporate Services Tarasoff;
General Manager, Community Services Gauthier;
General Manager, Fire and Protective Services Bentley;
General Manager, Infrastructure Services Gutek;
General Manager, Utility Services Jorgenson;
City Clerk Mann; and
Council Assistant Mitchener

Moved by Councillor Dubois, Seconded by Councillor Paulsen,

THAT the minutes of meeting of City Council held on January 17, 2011, be approved.

CARRIED.

HEARINGS

- 3a) **Proposed Rezoning from R1A to R2 and from FUD to R1A
Lots 1 – 14, Block 25, Plan No. 102037799 and Part of Parcel BB
Plan No. 101875394 and Parcel DD, Plan No. 102028586
as shown on Plan of Proposed Subdivision
Rosewood Neighbourhood
Applicant: Boychuk Investments Ltd.
Proposed Bylaw No. 8910
(File No. CK. 4351-010-15)**
-

REPORT OF THE CITY CLERK:

“The purpose of this hearing is to consider proposed Bylaw No. 8910.

Attached are copies of the following:

- Proposed Bylaw No. 8910;

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- Report of the General Manager, Community Services Department dated November 16, 2010, recommending that City Council approve rezoning of the following properties:
 - 1) Lots 1 - 14, Block 25, Plan No. 102037799 from an R1A District to an R2 District;
 - 2) Part of Parcel BB, Plan No. 101875394 from an FUD District to an R1A District;
and
 - 3) Parcel DD, Plan 102028586 from an FUD District to an R1A District, as shown on the Plan of Proposed Subdivision.
- Letter dated December 13, 2010, from the Secretary of the Municipal Planning Commission advising that the Commission supports the above-noted recommendation;
and
- Notice that appeared in the local press under dates of January 22 and 29, 2011.”

His Worship the Mayor opened the hearing.

Mr. Tim Steuart, Development Review Section Manager, Community Services Department, reviewed the proposed Zoning Bylaw Amendment and expressed the Department's support.

Mr. Kurt Soucy, Chair, Municipal Planning Commission, expressed the Commission's support of the proposed Zoning Bylaw Amendment.

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 Donauer, Seconded by Councillor Penner,

THAT the submitted report and correspondence be received.

CARRIED.

Moved by Councillor Lorje, Seconded by Councillor Hill,

THAT the hearing be closed.

CARRIED.

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Moved by Councillor Dubois, Seconded by Councillor Paulsen,

THAT Council consider Bylaw No. 8910.

CARRIED.

- 3b) Proposed Official Community Plan – Land Use Policy Map Amendment from ‘Low Density Residential – No Conversions’ and ‘Medium Density Residential’ to ‘Mixed Use’ and 313 and 321 Avenue D South – Riversdale Neighbourhood
Applicant: Shift Developments Inc.
Proposed Bylaw No. 8915
(File No. CK. 4351-011-01)**
-

REPORT OF THE CITY CLERK:

“The purpose of this hearing is to consider proposed Bylaw No. 8915.

Attached are copies of the following:

- Proposed Bylaw No. 8915;
- Report of the General Manager, Community Services Department dated January 4, 2011, recommending that the proposed amendment to the Official Community Plan, Riversdale Land Use Policy Map, to redesignate Lot 14, Block 20, Plan No. E5618 and Lot 42, Block 20, Plan No. 101379854 (313 Avenue D South) from ‘Low Density Residential – No Conversions’ to ‘Mixed Use’ and Lots 10-12, Block 20, Plan No. E5618 and Lot 43, Block 20, Plan No. 101379843 (321 Avenue D South) from ‘Medium Density Residential’ to ‘Mixed Use’ be approved;
- Letter dated January 21, 2011, from the Secretary of the Municipal Planning Commission advising that the Commission supports the above-noted recommendation;
- Notice that appeared in the local press under dates of January 22 and 29, 2011; and
- Letter undated from Greg McKee, Owner of the Bike Doctor, submitting comments.”

The City Clerk distributed copies of a letter from Len Usiskin, dated February 2, 2011, requesting to speak to Council regarding the above matter.

His Worship the Mayor opened the hearing.

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Mr. Tim Steuart, Development Review Section Manager, Community Services Department, reviewed the proposed Official Community Plan Amendment and expressed the Department's support.

Mr. Kurt Soucy, Chair, Municipal Planning Commission, expressed the Commission's support of the proposed Official Community Plan Amendment.

Mr. Len Usiskin, Manager, Quint Development Corporation, provided a brief overview of the proposed affordable housing development in Riversdale. He advised that Shift Development and Quint Development have formed a new innovative for-profit/not-for-profit partnership to carry out an infill development of 12 condominiums on Avenue D South and asked for Council's support. He also indicated that he would be willing to provide suggestions to the Administration for further infill and neighbourhood renewal projects in the city. He provided Council with a project information sheet.

Mr. Curtis Olsen, Owner, Shift Developments Inc., spoke regarding the proposed project, indicating that it is sustainable and affordable housing that is needed in the city.

Mr. Randy Pshebylo, Executive Director, Riversdale Business Improvement District, spoke in support of the project, indicating that this is a positive step forward for better affordable housing stock in the Riversdale area.

Moved by Councillor Dubois, Seconded by Councillor Donauer,

THAT the submitted report and correspondence be received.

CARRIED.

Moved by Councillor Hill, Seconded by Councillor Clark,

THAT the hearing be closed.

CARRIED.

Moved by Councillor Lorje, Seconded by Councillor Penner,

THAT Council consider Bylaw No. 8915.

CARRIED.

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- 3c) Proposed Rezoning from R2 and RM4 to MX1 by Agreement
313 and 321 Avenue D South – Riversdale Neighbourhood
Applicant: Shift Developments Inc.
Proposed Bylaw No. 8916
(File No. CK. 4351-011-01)**
-

REPORT OF THE CITY CLERK:

“The purpose of this hearing is to consider proposed Bylaw No. 8916.

Attached are copies of the following:

- Proposed Bylaw No. 8916;
- Report of the General Manager, Community Services Department dated January 4, 2011, recommending that the proposal to rezone Lot 14, Block 20, Plan No. E5618 and Lot 42, Block 20, Plan No. 101379854 (313 Avenue D South) from an R2 District to an MX1 District and Lots 10 to 12, Block 20, Plan No. E5618 and Lot 43, Block 20, Plan No. 101379843 (321 Avenue D South) from an RM4 District to an MX1 District, subject to a Zoning Agreement, be approved; (See Attachment 3b)
- Letter dated January 21, 2011, from the Secretary of the Municipal Planning Commission advising that the Commission supports the above-noted recommendation (See Attachment 3b);
- Notice that appeared in the local press under dates of January 22 and 29, 2011; and
- Letter undated from Greg McKee, Owner of the Bike Doctor, submitting comments (See Attachment 3b).”

His Worship the Mayor opened the hearing.

Mr. Tim Steuart, Development Review Section Manager, Community Services Department, reviewed the proposed Zoning Bylaw Amendment and expressed the Department’s support.

Mr. Kurt Soucy, Chair, Municipal Planning Commission, expressed the Commission’s support of the proposed Zoning Bylaw Amendment.

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

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*Moved by Councillor Donauer, Seconded by Councillor Dubois,
THAT the submitted report and correspondence be received.*

CARRIED.

*Moved by Councillor Paulsen, Seconded by Councillor Penner,
THAT the hearing be closed.*

CARRIED.

*Moved by Councillor Lorje, Seconded by Councillor Hill,
THAT Council consider Bylaw No. 8916.*

CARRIED.

*Moved by Councillor Lorje, Seconded by Councillor Penner,
THAT the general matter of infill development suggestions from Quint Developments and
Shift Developments be referred to the Planning and Operations Committee.*

CARRIED.

*Moved by Councillor Penner, Seconded by Councillor Paulsen,
THAT Council go into Committee of the Whole to consider the reports of the Administration
and Committees.*

CARRIED.

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

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

Committee arose.

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

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

“ADMINISTRATIVE REPORT NO. 2-2011

Section A – COMMUNITY SERVICES

**A1) Land Use Applications Received by the Community Services Department
For the Period Between January 6, 2011 to January 26, 2011
(For Information Only)
(Files CK. 4000-5 and PL. 4300)**

RECOMMENDATION: that the information be received.

ADOPTED.

The following applications have been received and are being processed:

Subdivision

- Application No. 2/11: 416 - 22nd Street West
Applicant: George, Nicholson, Franko & Associates Ltd.
for Brian Stephenson
Legal Description: Lots 22, 23, and 24, Block 4, Plan G582
Current Zoning: B3
Neighbourhood: Caswell Hill
Date Received: January 6, 2011

- Application No. 3/11: 525 Hunter Road
Applicant: Larson Surveys Ltd. for D & S Developments Ltd.
Legal Description: Parcel LL, Plan 101961851
Current Zoning: RM2
Neighbourhood: Stonebridge
Date Received: January 17, 2011

ENVIRONMENTAL IMPLICATIONS

There are no environmental and/or greenhouse gas implications.

PUBLIC NOTICE

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

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ATTACHMENTS

1. Plan of Proposed Subdivision No. 2/11
2. Plan of Proposed Subdivision No. 3/11

**A2) Equity Building Program
(Files CK. 750-4, CK. 1815-1 and PL. 750-11)**

- RECOMMENDATION:**
- 1) that City Council instruct the Administration to proceed with the implementation of the Equity Building Program as outlined in this report;
 - 2) that implementation of the Equity Building Program be conditional upon City Council's approval of amendments to the City's Investment Policy to specifically permit investment of internal funds into the Equity Building Program in an amount of \$3,000,000;
 - 3) that Policy C03-003 (Reserves for Future Expenditures) be amended to allow application of funds from the Affordable Housing Reserve to recover any experienced losses associated with the Equity Building Program; and
 - 4) that the Administration prepare a partnership agreement with the Affinity Credit Union based on the contents and context of this report for execution by His Worship the Mayor and the City Clerk at the appropriate time.

ADOPTED.

EXECUTIVE SUMMARY

For moderate income households above the maximum income levels for housing assistance programs, there are no financial supports whatsoever. Recent statistics indicate that many of these households are now dedicating 40 percent of their pre-tax household income towards shelter costs. The guideline used by financial institutions is 32 percent.

Your Administration is proposing an innovative housing program that will provide a foothold for these individuals and families to enter the marketplace on their terms and in an affordable manner.

The overarching principles of this proposed program are as follows:

- 1) target moderate income (household income of between \$45,000 and \$70,000) working individuals/families to purchase a dwelling unit for homeownership;
- 2) leverage existing investment funds within our corporation (no new dollars);

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- 3) continue to earn a comparable rate of return on funds invested in the program;
- 4) allow eligible applicants to access market financing; and
- 5) operate the program in a self-financing fashion to avoid placing additional stress on existing social programs and property taxpayers.

BACKGROUND

The Saskatoon Housing Business Plan acknowledges the need for housing across a broad housing continuum (see Attachment 1).

At one end of this continuum, individuals and families are in need of social housing, such as shelters, crisis/intervention housing, subsidized housing, and supported-living accommodations. These needs are currently being served by the Province of Saskatchewan through the Ministry of Social Services.

At the other end, there are those individuals and families whose financial means allow them to secure a broad range of dwelling accommodation. Land developers and the housing industry are providing a variety of housing choices and price points for those individuals and families with medium to high household income levels.

In the middle is a range of moderate income households, many which are living paycheque to paycheque and finding it difficult to make ends meet. Again, the Province of Saskatchewan takes a lead role in providing supported home ownership and low-income rental housing for individuals and families who are below the prescribed maximum income levels for these programs. The current maximum income levels are \$52,000 for families and \$44,500 for individuals and seniors. Many of these programs are delivered through not-for-profit and faith-based community organizations. The City of Saskatoon plays a support role in fulfilling this area of housing need by providing ten percent of the capital cost for any new construction or renovation of dwelling units to support individuals and families who qualify under these programs. In addition, the City of Saskatoon will also provide a five-year property tax rebate for new rental unit construction or to support renovation of existing properties targeted to serve this segment of our population.

However, for moderate income households above the maximum income levels described above, there are no financial supports whatsoever. Recent statistics indicate that many of these households are now dedicating 40 percent of their pre-tax household income towards shelter costs. The guideline used by financial institutions is 32 percent. The alternative to dedicating a larger percentage of their pre-tax household income to shelter costs is to accept accommodation that is not adequate to meet their needs. This, in turn, can lead to a variety of other social issues.

It is all too easy for households spending greater than 32 percent of their pre-tax income on shelter costs to slide the wrong way on the housing continuum. Events such as job loss, illness, severe accident, or addictions can significantly reduce a household income and make these individuals or families vulnerable to becoming dependent on some form of social assistance program in order to remain appropriately housed.

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Over the past two years, your Administration has explored a number of innovative ideas to introduce a housing program that will provide a foothold for these individuals and families to enter the marketplace on their terms and in an affordable manner.

The overarching guidelines in developing such a program were to:

- 1) target moderate income (household income of between \$45,000 and \$70,000) working individuals/families to purchase a dwelling unit for homeownership;
- 2) leverage existing investment funds within our corporation (no new dollars);
- 3) continue to earn a comparable rate of return on funds invested in the program;
- 4) allow eligible applicants to access market financing; and
- 5) operate the program in a self-financing fashion to avoid placing additional stress on existing social programs and property taxpayers.

REPORT

Proposal – Equity Building Program

Eligible applicants are moderate income households (earning between \$45,000 and \$70,000) wishing to transition from a rental situation to homeownership. The most significant hurdle these households face at the onset of entering the housing market is sufficient cash on hand to fund a 5% down payment.

The key elements of the proposed Equity Building Program are as follows:

1. The City of Saskatoon will invest funds with a financial institution to be applied in accordance with the terms and conditions of the Equity Building Program.
2. The financial institution undertakes to enter into an agreement with eligible applicants that will provide for the return of these funds plus interest within a period of five years.
3. The marketing and application process for this program, the development and monitoring of the required financial plan, and all mortgage arrangements associated with the property would be channelled through a financial institution.
4. The financial institution would have exclusive rights to implementing our program.
5. Any form of housing in any part of the City of Saskatoon would be eligible.

We are pleased to announce that the Affinity Credit Union has agreed to be our partner financial institution for this program.

The program is proposed to operate as follows:

- A. The City of Saskatoon will place on deposit with the Affinity Credit Union, an amount of \$3,000,000.

This amount represents the amount required to support 50 eligible applicants per year over a period of five years with an average down payment of \$12,000. Thereafter, the repayment aspect of the program will cause the fund to revolve in perpetuity.

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Unapplied funds on deposit will be invested by the Affinity Credit Union to achieve the highest short term interest possible.

Applied funds will earn a rate of return of 1.75% less than the mortgage qualifying rate. Assuming a mortgage qualifying rate of 5.39%, this translates into a 3.64% return on invested City funds. The investment rate will be reviewed and reset on the anniversary date of the launch of the program.

- B. The Affinity Credit Union will market the program and undertake all administrative responsibilities related to the program.
- C. Potential candidates will apply to the Affinity Credit Union for mortgage financing in the usual manner.

Candidates who do not qualify for a traditional mortgage but who meet the eligibility requirements of the Equity Building Program will be further screened by Affinity Credit Union for consideration under this alternate financing program.

- D. If the candidate is successfully screened to qualify for the Equity Building Program assistance, the Affinity Credit Union will apply the funds on deposit for this program towards a 5% down payment on their mortgage. Concurrent with this process, the owner will enter into an agreement with Affinity Credit Union to place sufficient funds into a monthly equity building plan that will allow for the return of the down payment funds plus the established rate of return at the end of the five-year support period.
- E. The program funds applied to the down payment are not secured by the mortgage insurer. However, the financial institution will secure potential sale proceeds from the sale of the property prior to the five year support period, but other than that, these funds are at the risk of the City and the financial institution.

This risk is mitigated and managed in three ways:

1. A risk share agreement has been negotiated whereby 1/3 of any loss will be funded by Affinity Credit Union and 2/3 of any loss will be funded by City of Saskatoon.
2. Ongoing monthly payments towards the equity building plans will reduce exposure to risk right from the onset.
3. The equity building plans will reduce exposure to risk by an amount in the order of magnitude of \$200 per month.
4. The Affordable Housing Reserve Policy will be amended to permit the funding of any experienced losses. The original investment funds are to remain intact at all times.

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Default situations are expected to be rare for this program. The Affinity Credit Union will apply standard practices and principles of lending to all applications to increase the likelihood of success.

- F. Upon approval of the mortgage, the real estate transaction occurs as per normal and the new owner commences their mortgage payments, and in this case, contributions to the equity building plan.
- G. After a period of five years, the funds in the equity building plan (for this property) are distributed as follows: principal to equity building program deposit account with Affinity Credit Union (revolving fund); and interest component to the City of Saskatoon.

We have also undertaken direct conversations with Genworth Financial Canada and Canada Housing and Mortgage Corporation (CMHC). They are the companies who will provide mortgage insurance under this program via Affinity Credit Union. They fully understand the program and are in full support (see Attachments 2 and 3). Consequently, they will extend the mortgage flexibilities options (e.g. extended amortization period, waive premiums) to any unit purchased under this program. In our conversations with them, they noted that new homeowners sometimes borrow their down payment from other sources (credit card or from a bank at posted rates) but usually at much higher rate of interest than is being offered by the City. We have received a formal letter of support from them and they are committed to working with Affinity Credit Union to complete implementation logistics.

Eligibility Requirements

Eligibility requirements of the program are as follows:

- i. Purchase of a dwelling unit for homeownership such that it will cause a rental property unit within the City of Saskatoon boundaries to be released into the marketplace.
- ii. Household income range of \$45,000 to \$70,000:
 - a. \$45,000 income threshold for households with no children,
 - b. \$52,000 income threshold for households with children,
 - c. Household income to be from active employment in the marketplace.
- iii. Applicants must qualify at a pre-designated mortgage rate set by the National Bank of Canada.
- iv. Debt load capacity (per Affinity Credit Union)
 - a. Gross Debt Service (GDS) at no more than 32% of pre-tax household income:
 - i. GDS is the sum of mortgage payment plus a reasonable provision for payment of property taxes and heating (a figure of 1.72% of purchase price was used as the annual provision for this in our feasibility review).
 - b. Total Debt Services (TDS) at no more than 40% of pre-tax household income:
 - i. TDS is the sum of GDS plus other loan payments or commitments. The equity building plan payments would be accounted for in this

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calculation.

- v. Acceptable credit history (per Affinity Credit Union).
- vi. Property purchase within the boundaries of the City of Saskatoon.

The above-noted eligibility criteria will permit a household to purchase a dwelling unit in the price “entry-level” range of \$180,000 to \$280,000.

This program can potentially support 250 households over a five-year period with an investment of \$3,000,000 and average down payment assistance of \$12,000 per dwelling unit.

OPTIONS

There are no options presented.

POLICY IMPLICATIONS

City Council is being requested to make the following policy decisions:

- 1) Authorize implementation of the proposed Equity Building Program as outlined in this report.
- 2) Amend the Application of Funds section of our Affordable Housing Reserve to provide for the funding of any experienced losses under the Equity Building Program.
- 3) Update the corporate investment policy/bylaw to allow investment of internal funds into the Equity Investment Program (a report will be prepared for a public hearing on March 7, 2011 if the recommendations in this report are approved).

FINANCIAL IMPACT

As noted above, funds applied to fund down payments for eligible candidates, although recoverable from the equity building plans, are not secured against the property title. Consequently, there is a risk that those funds will not be fully recoverable should the homeowners default for any number of reasons. The Affinity Credit Union has agreed to share 1/3 of this risk with the City of Saskatoon. Consequently, there is a risk of loss of principle related to the recovery plan for the down payment that was originally provided at the time of purchase.

It is understood that the City’s Investment Policy would not allow an investment into this program unless the principle of that investment is fully guaranteed. This is also consistent with the intentions of the Equity Building Program. In order to address this matter of risk, your Administration is requesting that the Applications Section of the Affordable Housing Reserve be amended to provide for payments to the Equity Building Program to fund any non-recoverable principle and accrued interest related to a transaction with an eligible candidate.

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CONCLUSION

In summary, your Administration also sees a broad scope of social benefits associated with the successful implementation of this program. In many ways, this program is akin to similar types of investment funds such as “green funds” or “ethical funds”. In this case, the City is investing in a fund that promotes entry level homeownership.

The benefits include, but are not necessarily limited to the following:

- it meets a housing need in our community;
- it does not require, or rely on, any additional source of funding;
- it is a revolving program;
- it grows revenue for the City’s investment funds;
- it can be adopted by other municipalities across Canada;
- it can be supplemented by private investment funds; and,
- it is implemented in partnership with a financial institution operating in the marketplace.

ENVIRONMENTAL IMPLICATIONS

There are no environmental implications.

PUBLIC NOTICE

Public Notice will be required for amendments to the City’s Investment Policy (Policy C12-009 - Portfolio Management) as required in Recommendation 2) of this report.

ATTACHMENTS

1. The Housing Continuum
2. Letter of Support from Genworth Financial
3. Letter of Support from CMHC

Section B – CORPORATE SERVICES

**B1) Saskatoon Airport Authority
(Files CK.1965-1 and CS. 1965-1)**

- RECOMMENDATION:**
- 1) that the Saskatoon Airport Authority (SAA) be granted a partial property tax abatement, based on the terms agreed upon in 2004, for three years (2011-2014), or until such time as the Province makes the appropriate changes to legislation to exempt the Saskatoon Airport Authority terminal building from ad valorem property tax and requires the SAA to pay annual grants-in-lieu of taxes; and

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- 2) that the City Solicitor's Office be instructed to prepare the necessary agreement and that His Worship the Mayor and the City Clerk be authorized to execute the agreement on behalf of the City of Saskatoon.

ADOPTED.

BACKGROUND

At the City Council meeting held on September 20, 2004, after consideration of a report from the Administration (Administrative Report No. 15-2004) outlining a joint proposal from the Administration and the Saskatoon Airport Authority (SAA) with respect to the concepts and provisions of moving the airport terminal building from a taxable property to an exempt property required to pay an annual grant-in-lieu, City Council resolved:

“that the Province of Saskatchewan make the appropriate amendments to legislation and/or regulations to exempt the Saskatoon Airport Authority terminal building from ad valorem property tax and to require the Authority to pay annual grants-in-lieu of tax to the local taxing authorities, based on the concepts and provisions outlined in this report.”

Subsequent to the meeting, a request from City Administration was sent to the Province to initiate the above request. In recognition that such a request would take some time to be fully addressed, City Council, at its April 4, 2005, meeting, approved a recommendation from the Administration (Administrative Report No. 7-2005) to grant a three-year partial abatement of taxes based on the formula agreed to by the City and the SAA at the beginning of 2005. The abatement was based on the greater of:

- a) Previous year passenger count x \$0.73 (capped at a maximum change of 5% per year);
- b) 1999 taxes incremented annually by the percentage change in the uniform mill rate (and automatically adjusted to recognize the restatement of the mill rate as the result of periodic reassessments); and
- c) \$693,755 (actual taxes levied in 2004).

As noted in part c) of the formula, the annual levy will not be lower than actual taxes for 2004.

On January 14, 2008, City Council approved a request from the Saskatoon Airport Authority to extend the abatement for an additional three years (from 2008-2010) while negotiations with the Province continued.

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REPORT

The Saskatoon Airport Authority continues to meet and communicate with the Province in pursuit of the legislation and regulations to incorporate the concept and the grant-in-lieu of taxes formulas as supported by the City, the Library Board and the Saskatoon School Boards.

The Saskatoon Airport Authority has been, and is currently, paying taxes based on the above-noted formula. The total amount of taxes paid in 2010 for all taxing authorities was \$803,108. Based on past history (due to the increased volume of passengers), this amount should increase by 5% per year for the next three years, unless there is a reduction in the volume of passengers flying in or out of the Saskatoon Airport. However, the minimum amount the Airport will pay would be \$693,755.

The Saskatoon Airport Authority is currently working with the Regina Airport Authority on a position paper and presentation material for the Province. The plan is to have the material ready for the Province to consider this spring.

As the legislation will not be in place for the 2011 taxation year, and may take more than one year to be completed, the SAA is requesting a renewal of the current partial tax abatement. Your Administration is supporting the request from the Saskatoon Airport Authority to extend the existing tax abatement agreement for three years (2011-2014), or until such time as necessary for Provincial legislation and regulations to change.

OPTIONS

City Council has the option of denying the partial abatement requested by the Saskatoon Airport Authority. However, as stated above, the City initiated the request to the Province to change legislation such that the SAA would be required to pay a grant-in-lieu of taxes instead of the ad valorem tax. Your Administration feels that it is in the best interest of the City and the Airport to approve this partial abatement to allow the Saskatoon Airport Authority and the Province the time required to complete the process.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPLICATIONS

There is no financial impact.

ENVIRONMENTAL IMPLICATIONS

There are no environmental and/or greenhouse gas implications.

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PUBLIC NOTICE

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

ATTACHMENT

1. Letter from Saskatoon Airport Authority

**B2) Contract Award Report
September 1, 2010 to December 31, 2010
(Files CK. 1000-1 and CS. 1000-1)**

RECOMMENDATION: that the information be received.

ADOPTED.

REPORT

In accordance with Policy C02-030, Purchase of Goods, Services and Work, your Administration is required to report three times a year on the award of contracts and requests for proposals between \$50,000 and \$100,000. The attached report has been prepared detailing the contract awards for the period September 1, 2010 to December 31, 2010.

ENVIRONMENTAL IMPLICATIONS

There are no environmental implications.

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, 2010 to December 31, 2010

**B3) Property Tax Liens – 2010
(Files CK. 1920-3 and CS. 1920-3)**

RECOMMENDATION: that City Council instruct the City Solicitor to take the necessary action under the provisions of *The Tax Enforcement Act* with respect to properties with 2010 tax liens.

ADOPTED.

The Tax Enforcement Act

The purpose of *The Tax Enforcement Act* is to secure payment of tax arrears under the threat of the loss of title to the property. The statute is not intended to provide a vehicle for the acquisition of property by the City. Each property owner (taxpayer) has certain fundamental rights concerning his/her land. The taxpayer must be kept fully aware of the proceedings being taken, and be given a reasonable timeframe during which arrangements can be made for payment of the outstanding amount.

The proceedings under *The Tax Enforcement Act* are scheduled as follows:

1. **Section 10:** Allows the City to register a tax lien against a property where taxes have been due and unpaid after the 31st day of December of the year in which the taxes were originally levied.
2. **Section 22 (1):** Where the taxes remain unpaid and the lien has not been withdrawn, the City may apply to Council to commence proceedings to take title after the expiration of six months following the registration of the tax lien at Information Services Corporation of Saskatchewan (ISC) – Land Registry.
3. **Section 24:** Final application for transfer of title to the City may commence six months after the first application. The City must, at this point in the proceedings, obtain consent of the Provincial Mediation Board to obtain the title. The Board may, subject to certain conditions being met by the taxpayer, put the proceedings on hold, even after this consent is granted.

Your Administration now requests authorization to proceed regarding those properties which became subject to tax liens in 2010.

2010 Tax Liens (Attachment 1)

With respect to the properties listed in Attachment 1, proceedings under *The Act* commenced on February 27, 2010. At that time, the City of Saskatoon, in accordance with *The Act*, published in The StarPhoenix, the legal descriptions of all properties in arrears of property taxes subject to tax liens. The assessed owners were notified of the action being taken and were advised that if the taxes remained unpaid after 60 days following the date of the advertisement, a tax lien would be registered against the property on the official title held in ISC – Land Registry.

The City has made considerable effort to contact the assessed owners of the various properties identified in Attachment 1 to obtain payment or to negotiate reasonable payment schedules. However, as of the date of this report, the City has not received payment from the respective owners and the property tax arrears are still outstanding.

These properties are now subject to first proceedings pursuant to Section 22(1) of *The Act*. This action involves notification by registered mail to each registered owner; each assessed owner; and

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all others with an interest set out on the title to the property, that they have 60 days to contest the City's claim.

Pursuant to Section 24, the next stage of *The Act*, six months following service of notices, the City will be in a position to make final application for title for any properties for which the arrears have not been cleared.

ENVIRONMENTAL IMPLICATIONS

There are no environmental implications associated with the recommendation in this report.

PUBLIC NOTICE

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

ATTACHMENT

1. 2010 Property Tax Liens

Section E – INFRASTRUCTURE SERVICES

**E1) Capital Project 787 – Traffic Bridge
Award of Owner's Engineer
(Files CK. 6050-8 and IS. 6005-104-02)**

- RECOMMENDATION:**
- 1) that the proposal submitted by Stantec Consulting Ltd. for the provision of services of an Owner's Engineer for the design build replacement of the Traffic Bridge, at a total estimated cost of \$1,534,516 (plus G.S.T. and applicable P.S.T.) be approved;
 - 2) that Stantec Consulting Ltd. be given notice to proceed with the project to a maximum of \$400,000, with subsequent notice to be given upon Council approval of the balance of the project budget; and
 - 3) that the City Solicitor be instructed to prepare the necessary Engineering Services Agreement for execution by the Mayor and the City Clerk under the corporate seal.

ADOPTED.

BACKGROUND

At its meeting held December 6, 2010, City Council considered a report of the General Manager, Infrastructure Services Department, dated November 17, 2010, regarding the Traffic Bridge Needs Assessment and Functional Planning Study Final Report and resolved, in part:

- “1) that the existing Traffic Bridge be replaced with a modern steel truss bridge as outlined in the report of the General Manager, Infrastructure Services Department dated November 17, 2010; and
- 2) that the replacement structure be completed through a design-build process.”

REPORT

On December 22, 2010, Infrastructure Services issued a request for proposals for an Owner's Engineer to provide the following services for the replacement of the Traffic Bridge:

- Report to the City of Saskatoon's Project Director or his designate;
- Be the Project Director's primary source of sound professional engineering judgement;
- Review all previous studies and reports as identified by the Project Director;
- Assist the City of Saskatoon in negotiations with stakeholders, including environmental and senior government agencies, utility companies and others as required, and to prepare financial and costing components to meet requirements for senior government agreements;
- Assist with identification, analysis, coordination and implementation of the engineering tasks and components of the project including, but not limited to those related to design and construction, in a manner which will support the completion of the project in a timely and cost-effective manner;
- Prepare drafts of the Request for Qualifications (RFQ) and Request for Proposals (RFP) for the Design Build Agreement (DBA);
- Provide input into the DBA, and prepare the technical specifications that will form part of this agreement;
- Coordinate value analysis and value engineering reviews of designs as required;
- Develop and manage a quality management system for the project;
- Undertake public information sessions regarding the project; and
- Ensure that there are exceptional communications between the project team and the public, as well as our financial partners and all appropriate agencies.

One proposal was received from a qualified consulting engineering firm. The proposal, submitted by Stantec Consulting Ltd., was reviewed by a selection committee and was found to meet the project requirements.

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FINANCIAL IMPACT

The work is being done on a time and expense basis, in line with the Association of Professional Engineers and Geoscientists of Saskatchewan, and is projected to have a total upset limit of approximately \$1,534,516 (plus G.S.T. and applicable P.S.T.). This estimate is for all phases of the RFP/RFQ/DBA processes included in the design build procurement method.

The approved 2011 Capital Budget includes approximately \$400,000 within Project 787 – Traffic Bridge, which will partially fund this commission and bring the project to the RFP stage. The Administration is recommending that Stantec Consulting Ltd. be given notice to proceed with the project to a maximum of \$400,000, with subsequent notice to be given upon Council approval of the balance of the project budget.

ENVIRONMENTAL IMPLICATIONS

There are no environmental implications.

PUBLIC NOTICE

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

Section F – UTILITY SERVICES

**F1) 2009 Capital Budget
Capital Project #1245 – WWT - Grit & Screen Facility
Engineering Services - Contract Approval
(Files CK. 7830-1, CK. 7800-1 and WT. 7970-44)**

- RECOMMENDATION:**
- 1) that the proposal for providing engineering services for the detailed design, tender, and construction management of the Landfill Heavy Grit Facility from Stantec Consulting Ltd. for a total upset fee of \$300,406.56 (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.

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BACKGROUND

Capital Project #1245 – WWT – Grit & Screen Facility includes funding for a Landfill Heavy Grit Facility where heavy grit loads, including the City's sewer flushing trucks, hydrovac spoil, and car wash sump removals, are dewatered and dried allowing the material to be used as landfill cover. The Ministry of Environment has identified that the current practice of dumping the material in areas adjoining the Wastewater Treatment Plant (WWTP), allowing it to dry naturally, and then hauling material to the landfill is no longer acceptable.

In February 2007, Stantec Consulting Ltd. (Stantec) was authorized to provide engineering services for a total upset fee of \$79,200 for preliminary engineering services. In July 2009, the Stantec contract was increased by approximately \$29,000 to cover additional work requested by the City. These fees covered engineering services to provide a lifecycle evaluation and pre-design for various solutions. Their work included evaluation of geothermal and a variety of boiler types, fuel sources and insulation levels for building heat. The contract with Stantec concluded with the delivery of a pre-design report. The next step is to proceed with full design of the project.

REPORT

The original concept involved constructing the facility at the WWTP. During the preliminary design phase, it was decided that this element of the Grit & Screen Facility would be better situated at the Waste Management Centre (landfill) for logistical reasons, including reducing truck traffic in the residential areas adjacent to the WWTP. The new facility is to be a sloped concrete pad where solid and fluid combined loads, which would otherwise plug facilities at the WWTP, can be deposited. Fluids will drain to the sanitary sewer and flow to the WWTP while the solids remain on the slab. After drying, solids are collected and deposited on the landfill, typically as cover material. The facility will utilize in-slab heating to allow operation through the winter months, and the slab will be covered to improve heating efficiency. The feasibility review of alternative heating methods resulted in a conclusion that the facility will be heated by a natural gas boiler.

A Terms of Reference was drafted outlining the requirements for the Landfill Heavy Grit Facility based on the findings of the pre-design report. Consulting engineering firms were invited to submit proposals regarding the provision of engineering services including a review of the pre-design report, facility detailed design, tendering, and construction management. Responses were received from the following firms:

- Stantec Consulting Ltd. (Saskatoon, SK)
- EBA Engineering Consultants Ltd. (Calgary, AB)

Following a rated criteria evaluation by Environmental Services Branch project management engineers, the proposal submitted by Stantec Consulting Ltd. was rated as most favourable for the project.

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OPTIONS

Administration could cancel the RFP and re-issue. However, the Stantec proposal meets the requirements of the City and was deemed most favourable.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPLICATIONS

The upset fee for engineering services for the project, and the net cost to the City would be as follows:

Basic Upset Fee	\$221,802.00
Disbursements	17,750.00
Other Expenses	7,550.00
Contingency	<u>37,065.00</u>
Subtotal	\$284,167.00
P.S.T. (on 30% of design (\$135,414.00))	2,031.21
G.S.T. @ 5%	<u>14,208.35</u>
Total Upset Fee	\$300,406.56
G.S.T. Rebate @ 5%	<u>(14,208.35)</u>
Net Cost to the City	<u>\$286,198.21</u>

Capital Project #1245 – WWT – Grit & Screen Facility has sufficient funding to cover the costs for the engineering services for the pre-design review, detailed design, tender, and construction management of the Landfill Heavy Grit Facility.

ENVIRONMENTAL IMPLICATIONS

This facility is intended to replace the current practice of dumping the material in areas adjoining the WWTP, thus protecting the river and groundwater from contamination due to runoff and soil infiltration.

The facility is to incorporate construction and sustainable design practices that seek to reduce the energy and resource consumption of the building. Environmentally conscious green building and sustainable design practices that reduced demand on infrastructure and provide long term cost savings will be pursued.

SAFETY [Crime Prevention Through Environmental Design (CPTED)]

The facility is to be designed to incorporate Crime Prevention Through Environmental Design (CPTED) philosophy and methodology. The consultant's fees include costs associated with preparing required documentation and participating in a formal review of the design by the CPTED Review Committee.

PUBLIC NOTICE

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

**F2) 2011 Capital Budget
Capital Project #2209 - W/WT – O&M Manuals Documentation
Professional Services – AECOM Canada Ltd.
(Files CK. 7920-1, CK. 7800-1 and WT. 7960-94)**

- RECOMMENDATION:**
- 1) that the proposal for professional services for Standard Operating Procedures/Operator-in-Training Documentation for a total upset fee of \$471,972.90 (including G.S.T.), be awarded to AECOM Canada Ltd.; and
 - 2) that the City Solicitor be instructed to prepare the necessary Professional Services Agreement for the execution by His Worship the Mayor and City Clerk under the Corporate Seal.

ADOPTED.

BACKGROUND

Capital Project #2209 – W/WT – O&M Manuals Documentation provides funding to develop the various technical, training, safety, and operating documentation required at the City's Water Treatment Plant and Wastewater Treatment Plant. Treatment plants are complex facilities consisting of unique combinations of mechanical, control, and electrical systems which interconnect to form the comprehensive treatment system. It is necessary to have detailed technical manuals that are custom-built to enable ongoing successful operation and maintenance of the plants. The project scope includes Operations Manuals, Standard Operating Procedures (SOPs), and Operator-In-Training (OIT) manuals.

The project was first funded in the 2008, 2009, and 2010 Capital Budgets for a total of \$850,000. The 2011 Capital Budget provides an additional \$210,000 of funding. Previous work under this project resulted in the development of the Water Treatment Plant Operations Manual, major SOPs, and the initial two modules of the OIT program for the Water Treatment Plant. Remaining funding from the 2008 to 2010 Capital Budgets and the 2011 Capital Budget is sufficient to complete this work.

REPORT

In December 2010, a Terms of Reference for Standard Operating Procedures/Operator-in-Training Documentation was sent to four local firms to provide professional services to complete the Water and Wastewater Treatment Branch SOPs and OIT program materials. Two firms declined the

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invitation to submit a proposal citing current workloads. Proposals were received from the following two firms:

- AECOM Canada Ltd., (Saskatoon, SK)
- Ron C. Johnson Communications, (Saskatoon, SK)

The proposals were evaluated based on similar completed work, work plan, and personnel. The Proposal from AECOM Canada Ltd. (AECOM) was responsive to the Terms of Reference and was considered most favorable for the project. AECOM is familiar with the Water and Wastewater Treatment Plants and has provided professional services for similar projects in Western Canada.

OPTIONS

Administration could cancel the RFP and re-issue. However, the AECOM proposal meets the requirements of the City and was deemed most favourable.

POLICY IMPLICATIONS

There are no policy implications.

FINANCIAL IMPLICATIONS

The upset fee for professional services for the project and the net cost to the City would be as follows:

Completion of WWTP OIT and SOPs	\$164,723.00
Completion of RHF OIT and SOPs	63,459.00
Revisions of WTP OIT and SOPs	61,259.00
Publish Contingency SOPs	63,632.00
Final Deliverables	<u>96,425.00</u>
Subtotal	\$449,498.00
G.S.T.	<u>22,474.90</u>
Total Upset Fee	471,972.90
G.S.T. Rebate	<u>(22,474.90)</u>
Net Cost to the City	<u>\$449,498.00</u>

Capital Project #2209 – W/WT – O&M Manuals Documentation has sufficient remaining funding to allow this proposal to be accepted.

ENVIRONMENTAL IMPLICATIONS

There are no environmental and/or greenhouse gas implications.

PUBLIC NOTICE

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

Section G – CITY MANAGER

**G1) 2010 Civic Services Survey
(Files CK. 365-1 and CC. 365-5)**

RECOMMENDATION: that the information be received.

ADOPTED.

BACKGROUND

The City of Saskatoon annually conducts a civic services satisfaction survey. The objectives of the survey are to obtain citizen feedback on a variety of civic issues including:

- Perceptions of the quality of life in Saskatoon
- Understanding what citizens believe are the most important issues facing Saskatoon
- Perceptions of what services are most important, and how satisfied they are with the services provided by the City of Saskatoon
- Perceived value for property tax dollars contributed to the City
- Tracking perceptions and satisfaction with the above areas over the past several years
- Address a topical issue for the year (for 2010, the topic was to understand interest in receiving information about City programs and services via social media tools)

The City of Saskatoon then utilizes this information to make program or service changes and budget decisions in an attempt to meet the program and service needs of the citizens of Saskatoon.

REPORT

In November 2010, the City of Saskatoon contracted Insightrix Research Inc. (Insightrix) to conduct the City of Saskatoon Annual Civic Survey (Attachment 1). In order to get a better demographic representation and to account for the increasing use of cellular phones, the City of Saskatoon requested that Insightrix conduct both a telephone and an online survey for 2010.

In previous years, the sample size for the survey consisted of 500 randomly selected participants who were contacted via landline telephone. For the 2010 survey, by contrast, 500 randomly selected citizens were contacted via telephone, and an additional 804 citizens were selected to participate via online panels.

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As noted above, in an effort to obtain a better demographic representation for the survey results, the 2010 research has been conducted with Inshgtrix's online panel, SaskWatch Research. Briefly, SaskWatch Research is a minimum double opt-in panel. This means that each panelist goes through at least two rounds of acceptance to help ensure that he or she truly intends to be an active member of the panel. To join the panel, a potential panelist must engage in a relatively extensive process that involves completing a detailed membership profile survey and then clicking on an activation email.

Because the age and gender of panel members is known, Inshgtrix is able to set precise quotas, by both demographic factors, to ensure a close match to the general population is achieved (for more details on the panel, see Appendix B of the survey).

Both the telephone and the online survey were conducted during the same timeframe (between October 18 and October 29, 2010). The margin of error for the telephone survey is equal to ± 4.4 percentage points at a 95% confidence interval. SaskWatch Research currently represents more than 9,500 Saskatchewan residents, with more than 3,000 residing in Saskatoon. Margins of error are not applicable in online studies, although this does not discount the quality of the findings from the online research.

Online respondents tend to offer slightly lower ratings on scale questions such as satisfaction or likelihood of usage. This trend has been noted in several tandem studies conducted by Inshgtrix where the same set of questions is polled to a sample of telephone and online respondents.

Key Findings of the Survey

- The telephone data is not weighted to account for a match to the population by age and gender. Therefore, these numbers will shift a little.
- Perceived quality of life remains strong (presently 91.4% of telephone respondents rated their quality of life as good or very good). Assessments are slightly lower among online respondents (88.3%).
- Crime and policing remain the most frequently mentioned priority issue facing the city today (20% among online respondents and 16.2% among telephone respondents).
- Traffic flow and congestion has risen sharply compared to 2009 (18% of telephone respondents list it as the most important issue, up from 8% in 2009; 16% among online respondents). Closely related to this, infrastructure is listed as a key priority to 20.3% of online respondents and 7.8% of telephone respondents. This increase can be attributed to the closure of the Traffic Bridge and the rehabilitation work being done on the Idylwyld Freeway and 8th Street (for a detailed breakdown, see page 15 of the Survey).
- In terms of overall satisfaction with civic services, 92.2% of telephone respondents are "very satisfied" or "satisfied" and 82.6% of online respondents are "very satisfied" or "satisfied" (for a detailed breakdown, see page 19 of the Survey).
- Ratings among telephone respondents are in line with 2009 (92.2% very satisfied or satisfied in 2010, versus 90.4% in 2009).

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- Among both telephone and online respondents, the services rated the highest in terms of importance include quality of drinking water, fire protection services, and police services (for a detailed breakdown, see page 22 of the Survey).
- In terms of the City's performance in delivering key services, the top services that received the average highest ratings include the quality of drinking water, fire protection services, electrical services reliability, treatment of sewage, accessibility of City parks, and police services. As anticipated, ratings from online respondents are generally somewhat lower than assessments provided by telephone respondents (see page 24 of the Survey).
- Golf courses, front-street garbage collection, back-lane garbage collection, and parking enforcement represent areas where the level of satisfaction with the service is higher than the level of importance.
- Service delivery performance ratings have increased in areas including: landfill services, sewage treatment, and quality of drinking water; however, in areas such as maintenance of major roadways and freeways, ice and snow management, and mosquito control, the survey shows a decline in the City's performance rating in 2010.

Other Areas of Interest

Perceptions of Property Tax Spending

- The largest proportion of 2010 telephone respondents (35.2%) admits they do not know what percentage of property taxes go to the municipal government. Only 13.4% correctly identify that between 41% and 50% of property taxes go to the City of Saskatoon.
- Results from online respondents demonstrate a similar proportion who correctly identify the percentile range (12.9%); however, significantly more residents indicate that they do not know (61.3%) how much of their property taxes go to the City of Saskatoon.

Perception of Value for Property Taxes

- A majority of both telephone (86.6%) and online (64.9%) respondents feel they receive good or very good value from their property taxes. However, online respondents are more likely to report that they receive poor value for the property taxes paid.

Method of Receiving Information

- A majority of online respondents say they prefer to receive information about City of Saskatoon programs and services through the website (51.6%) or the media (49.4%). Other commonly preferred sources among this respondent base include: utility bill stuffers (39.8%), radio ads (37.2%), flyers (35.7%), and TV ads (33.8%).
- Conversely, the most popular option among telephone respondents is flyers (33%), followed by the website (27.4%), utility bill stuffers (23.6%), and print ads (22%).

Likelihood to Use Social Media Tools to Receive Civic Information

- Online respondents are notably more likely than telephone respondents to say they would use social media to access civic information. In particular, over one third (36.9%) of online respondents are either very likely (8.5%) or somewhat likely (28.4%) to access such information sources.
- In comparison, about one quarter (28.2%) of telephone respondents indicate a similar likelihood. Nearly one half of telephone (48.6%) and four in ten online (38.9%) respondents are not at all likely to access civic information through social media sites. This finding suggests that we must continue improving our current methods of sharing information in order to serve those who do not use social media.
- Comparatively, younger respondents are significantly more likely than older respondents to be very or somewhat likely to access social media content from the City of Saskatoon. This finding suggests that if the City desires to reach out and communicate to younger city residents, social media may prove to be an effective medium.
- The most prevalent reason among both telephone (33.4%) and online (40.9%) respondents for being unlikely to access City of Saskatoon social media content is that respondents do not use social media.
- However, given the growth in the City's social media statistics, it appears that Saskatonians are utilizing social media for information.

FINANCIAL IMPACT

The cost to perform the 2010 survey was as follows:

- \$13,257 to conduct the phone survey (500 respondents)
- \$11,560 to conduct the online survey (804 respondents)
- \$24,817 total cost

The Administration is recommending that the 2011 Annual Civic Services Survey be conducted in May and that the survey again utilize both telephone and online formats.

ENVIRONMENTAL IMPACT

There is no environmental impact.

PUBLIC NOTICE

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

ATTACHMENT

1. City of Saskatoon Annual Civic Services Survey, November 2010, prepared by Insightrix Research Inc.

LEGISLATIVE REPORT NO. 2-2011

Section B – OFFICE OF THE CITY SOLICITOR

**B1) The Art Gallery of Saskatchewan Inc.
(File No. CK. 175-27)**

RECOMMENDATION: that City Council, as the sole Member of The Art Gallery of Saskatchewan Inc.,

- 1) pass a Special Resolution amending the Articles of Incorporation to allow a maximum of 14 Directors; and
- 2) pass a Special Resolution appointing Ms. Herta Barron as a Director to the end of the 2012 Annual General Meeting and appointing Mr. Jack Hillson as a Director to the end of the 2011 Annual General Meeting.

ADOPTED.

BACKGROUND

The Art Gallery of Saskatchewan Inc. (“AGS”) was incorporated in 2009. The Articles of Incorporation provided a minimum of six and a maximum of 12 Directors.

At its meeting of June 28, 2010, City Council instructed its representative to appoint all the current Directors of The Saskatoon Gallery and Conservatory Corporation (the “Mendel”) as Directors of AGS, which then occurred.

REPORT

Subsequently it was noticed that the Mendel has 14 Directors, not 12. In order to comply with the Articles of Incorporation of AGS, which sets the maximum number as 12, two putative Directors stepped down.

At the request of AGS’s Board, the City, as the sole Member, is requested to pass the attached Special Resolution amending AGS’s Articles of Incorporation to allow a maximum of 14 Directors, and then appoint the two putative Directors who stepped down.

PUBLIC NOTICE

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

ATTACHMENT

1. Two Special Resolutions of AGS.

His Worship the Mayor assumed the Chair.

Moved by Councillor Penner, Seconded by Councillor Lorje,

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

CARRIED.

REPORT NO. 2-2011 OF THE ADMINISTRATION AND FINANCE COMMITTEE

Composition of Committee

Councillor G. Penner, Chair
Councillor M. Neault
Councillor D. Hill
Councillor M. Heidt
Councillor T. Paulsen

1. **Proposal to Amend Animal Control Bylaw No. 7860
Location of Pigeon Lofts or Flight Pens
(File No. CK. 151-2)**

RECOMMENDATION: that City Council consider Bylaw No. 8917

At its meeting held on August 18, 2010, City Council adopted Clause 5, Report No. 11-2010 of the Administration and Finance Committee, which recommended, in part:

- 1) that Section 20(1) of the Animal Control Bylaw No. 7860 regarding the location of a pigeon loft or flight pen on a property in the City, be referred to the City Solicitor to report back with a proposal for an amendment to this Section to remove the word “built” and to provide an appropriate distance from the property line on the site where the loft or flight pen is located, rather than “twenty (20) feet from any school, church, dwelling or premises used for human habitation or occupancy”;

In this regard, your Committee considered the attached report of the City Solicitor dated October 20, 2010, at its meeting held on November 1, 2010, and resolved, in part:

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- 2) that a report be forwarded to City Council recommending that City Council approve an amendment to Section 20 of The Animal Control Bylaw, as described in the report of the City Solicitor dated October 20, 2010; and
- 3) that the referenced report be forwarded to City Council in conjunction with any further amendments which may be recommended by the Advisory Committee on Animal Control following its review of the Animal Control Bylaw, but in any event, no later than the City Council meeting scheduled for February 7, 2011.

Your Committee notes that at the time of preparing this report, it has not received any further recommendations for proposed amendments to the Animal Control Bylaw, as contemplated, from the Advisory Committee on Animal Control.

Bylaw No. 8917 is attached for City Council's consideration. The following communications considered by your Committee on November 1, 2010 are attached.

- Letter dated October 28, 2010 from D.W. Mario, M. Mario, Owners, Frill Crest Lofts
- Letter dated November 1, 2010 from Ken King, Saskatoon Racing Pigeon Club"

The City Clerk distributed copies of a letter from Ken King, dated February 6, 2011, submitting comments and requesting to speak to Council regarding the above matter.

Moved by Councillor Hill, Seconded by Councillor Penner,

THAT Ken King be heard.

CARRIED.

Mr. Ken King indicated that he has raised, shown, and flown pigeons and belongs to various pigeon groups. He asked Council to maintain its current bylaw with respect to pigeons, indicating that it is adequate as is.

Moved by Councillor Penner, Seconded by Councillor Donauer,

THAT consideration of the matter be deferred until March 7.

CARRIED.

COMMUNICATIONS TO COUNCIL

The following communications were submitted and dealt with as stated:

B. ITEMS WHICH REQUIRE THE DIRECTION OF CITY COUNCIL

1) Donald Lloyd, Greater Saskatoon Catholic Schools, dated January 12

Requesting that Mr. Laurier Langlois, Manager of Corporate Services be appointed to the Municipal Planning Commission as the Greater Catholic School Board representative, to the end of 2012, to replace Mr. Art Evoy. (File No. CK. 175-16)

RECOMMENDATION: that Mr. Laurier Langlois be appointed to the Municipal Planning Commission as the Greater Catholic Schools representative, to the end of 2012, replacing Mr. Art Evoy.

Moved by Councillor Dubois, Seconded by Councillor Donauer,

THAT Mr. Laurier Langlois be appointed to the Municipal Planning Commission as the Greater Catholic Schools representative, to the end of 2012, replacing Mr. Art Evoy.

CARRIED.

2) Bob Forward, President, Saskatchewan British Car Club, dated January 10

Requesting to close the 400 block of 21st Street East from 6:00 a.m. to 6:00 p.m. on July 24, 2011, for the 12th Annual Brits by the Bus car show. (File No. CK. 6295-1)

RECOMMENDATION: that the request to close the 400 block of 21st Street East from 6:00 a.m. to 6:00 p.m. on July 24, 2011, for the 12th Annual Brits by the Bus car show be approved subject to administrative conditions.

Moved by Councillor Penner, Seconded by Councillor Dubois,

THAT the request to close the 400 block of 21st Street East from 6:00 a.m. to 6:00 p.m. on July 24, 2011, for the 12th Annual Brits by the Bus car show be approved subject to administrative conditions.

CARRIED.

3) Rob Meyers, dated January 18

Commenting on recycling issue. (File No. CK. 7830-5)

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RECOMMENDATION: that the information be received.

Moved by Councillor Hill, Seconded by Councillor Clark,

THAT the information be received.

CARRIED.

4) Brett Magneson, dated January 18

Commenting on snow removal. (File No. CK. 6290-1)

RECOMMENDATION: that the information be received and forwarded to the Administration.

Moved by Councillor Lorje, Seconded by Councillor Donauer,

THAT the information be received and forwarded to the Administration.

CARRIED.

5) Donald Johnson, dated January 12

Commenting on private sector funding for charities. (File No. CK. 277-1)

RECOMMENDATION: that the direction of Council issue.

Moved by Councillor Penner, Seconded by Councillor Lorje,

THAT the matter be referred to the Administration.

CARRIED.

6) Angela Wallman, Finance and Personnel Officer, Tourism Saskatoon, January 21

Submitting 2010 un-audited financial statements. (File No. CK. 1610-1)

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RECOMMENDATION: that the information be received.

Moved by Councillor Hill, Seconded by Councillor Paulsen,

THAT the information be received.

CARRIED.

7) Brock Carlton, Chief Executive Officer, FCM, dated January 17

Advising of payment from FCM to City of Saskatoon in the amount of \$16,500 representing first contribution to Green Municipal Fund Study Grant Agreement. (File No. CK. 1860-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Dubois, Seconded by Councillor Paulsen,

THAT the information be received.

CARRIED.

8) Len Boser, January 28

Submitting concern about price system for wheelchair accessible taxicab fares. (File No. CK. 307-2)

RECOMMENDATION: that the direction of Council issue.

Moved by Councillor Lorje, Seconded by Councillor Paulsen,

THAT the matter be referred to the Administration for a report.

CARRIED.

9) Bernie Taman, Saskatoon Region Association of Realtors, dated January 31

Requesting City Council appoint Mr. Jim Bridgeman to the Municipal Heritage Advisory Committee as representative of the Saskatoon Regional Association of Realtors to the end of 2011, replacing Ms. Barbara Anderson. (File No. CK. 225-40)

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RECOMMENDATION: that Mr. Jim Bridgeman be appointed to the Municipal Heritage Advisory Committee as representative of the Saskatoon Regional Association of Realtors to the end of 2011, replacing Ms. Barbara Anderson.

Moved by Councillor Hill, Seconded by Councillor Dubois,

THAT Mr. Jim Bridgeman be appointed to the Municipal Heritage Advisory Committee as representative of the Saskatoon Regional Association of Realtors to the end of 2011, replacing Ms. Barbara Anderson.

CARRIED.

10) Joanne Sproule, Deputy City Clerk, dated January 19

Submitting notice of hearing of the Development Appeals Board respecting the property located at 150 Langlois Way. (File No. CK. 4352-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Penner, Seconded by Councillor Hill,

THAT the information be received.

CARRIED.

11) Joanne Sproule, Deputy City Clerk, dated January 24

Submitting notice of hearing of the Development Appeals Board respecting the property located at 736 Avenue N South. (File No. CK. 4352-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Penner, Seconded by Councillor Hill,

THAT the information be received.

CARRIED.

C. **ITEMS WHICH HAVE BEEN REFERRED FOR APPROPRIATE ACTION**

1) **Anita Hrytsak, dated January 12**

Commenting on damaged garbage bin. (File No. CK. 7830-3) **(Referred to Administration to respond to the writer.)**

2) **Tom Bridge, dated January 13**

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

3) **Mike Sainsbury, dated January 15**

Commenting on property taxes. (File No. CK. 1920-1) **(Referred to Administration to respond to the writer.)**

4) **Devon Plett, dated January 17**

Requesting information on street art. (File No. CK. 150-1) **(Referred to Administration to respond to the writer.)**

5) **Janet Bond, dated January 17**

Commenting on impounded vehicle. (File No. CK. 5301-1) **(Referred to Administration to respond to the writer.)**

6) **Kyle Cuthbert, dated January 18**

Commenting on the condition of some roads in Saskatoon. (File No. CK. 6290-1) **(Referred to Administration to respond to the writer.)**

7) **Glenn Caleval, dated January 18**

Requesting information on the ecological benefits of recycling. (File No. CK. 7830-5) **(Referred to Administration to respond to the writer.)**

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8) Richard Waterman, dated January 18

Commenting on vandalism concerns with respect to recycling. (File No. CK. 7830-5) **(Referred to Administration to respond to the writer.)**

9) Tim Fehr, dated January 13

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

10) Dustin Letkeman, dated January 15

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

11) Dustin Halvorson, dated January 12

Commenting on traffic near South Circle Drive bridge construction. (File No. CK. 6320-1) **(Referred to Administration to respond to the writer.)**

12) Norm Lalonde, dated January 17

Commenting on the intersection of Idylwyld and Circle Drives. (File No. CK. 6001-1) **(Referred to Administration to respond to the writer.)**

13) David Niedzielski, dated January 20

Commenting on pay-by-cell parking meters. (File No. CK. 6120-3) **(Referred to Administration to respond to the writer.)**

14) Pamela Duncombe, dated January 20

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

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15) Qassim Abid, dated January 22

Commenting on health care in Saskatoon. (File No. CK. 3000-1) **(Referred to Saskatoon Health Region to respond to the writer.)**

16) Marlow Dallin, dated January 23

Commenting on intersection of Lorne Avenue and Taylor Street. (File No. CK. 6150-1) **(Referred to Administration to respond to the writer.)**

17) Alyssa Sutton, dated January 22

Commenting on ruts on 9th Street East. (File No. CK. 6290-1) **(Referred to Administration to respond to the writer.)**

18) Joanne Sproule, Secretary, Board of Police Commissioners, dated January 20

Advising of reduced 2011 Operating Budget for Saskatoon Police Service. (File No. CK. 1704-1) **(Referred to Administration for a report.)**

19) Blair Shumlich, dated January 25

Commenting on proposed whitewater/hydroelectric project. (File No. CK. 2300-1) **(Referred to Administration to join to the file.)**

20) D.L. Campbell, dated January 24

Commenting on property tax prepayment and Traffic Bridge. (File No. CK. 1920-1) **(Referred to Administration to respond to the writer.)**

21) John Rooney, dated January 26

Commenting on traffic safety on Circle Drive. (File No. CK. 6000-1) **(Referred to Administration to respond to the writer.)**

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22) Samar Das, dated January 28

Commenting on McOrmond Drive between 8th Street and Highway 5. (File No. CK. 6000-1)
(Referred to Administration to respond to the writer.)

23) Stephanie Trost, dated January 30

Commenting on Isabella Street between Cumberland and Louise Avenues. (File No. CK. 6290-1)
(Referred to Administration to respond to the writer.)

24) Len Boser, dated January 28

Commenting on curb ramps on 8th Street. (File No. CK. 6220-1) **(Referred to Administration to respond to the writer.)**

25) April Townsend, Secretary, Holiday Park Community Association, dated January 25

Suggesting the name of Christopher Yorath be put forward as a name from the new bridge. (File No. CK. 6050-1) **(Referred to Administration to respond to the writer.)**

RECOMMENDATION: that the information be received.

Moved by Councillor Dubois, Seconded by Councillor Donauer,

THAT the information be received.

CARRIED.

D. PROCLAMATIONS

1) James Gilchrist, Saskatchewan Woodworkers' Guild, dated January 15

Requesting City Council proclaim May 29 to June 5, 2011 as Wood Workers Week. (File No. CK. 205-5)

2) Colleen Gnyp, Cultural Diversity and Race Relations Month 2011 Programmer dated January 19

Requesting City Council proclaim March 2011 as Cultural Diversity and Race Relations Month and requesting a flag raising. (File No. CK. 205-5)

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The City Clerk distributed copies of the following letter:

**3) Karen Danttouze, District Director
John Howard Society of Saskatoon, dated February 4, 2011**

Requesting Council proclaim February 13–19, 2011, as John Howard Society Week in Saskatoon.
(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 Penner, Seconded by Councillor Dubois,

- 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.

INTRODUCTION AND CONSIDERATION OF BYLAWS

Bylaw 8910

Moved by Councillor Penner, Seconded by Councillor Lorje,

THAT permission be granted to introduce Bylaw No. 8910, being “The Zoning Amendment Bylaw, 2011” and to give same its first reading.

CARRIED.

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The bylaw was then read a first time.

Moved by Councillor Penner, Seconded by Councillor Hill,

THAT Bylaw No. 8910 be now read a second time.

CARRIED.

The bylaw was then read a second time.

Moved by Councillor Penner, Seconded by Councillor Clark,

THAT Council go into Committee of the Whole to consider Bylaw No. 8910.

CARRIED.

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

Committee arose.

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

That while in Committee of the Whole, Bylaw No. 8910 was considered clause by clause and approved.

Moved by Councillor Penner, Seconded by Councillor Dubois,

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

CARRIED.

Moved by Councillor Penner, Seconded by Councillor Donauer,

THAT permission be granted to have Bylaw No. 8910 read a third time at this meeting.

CARRIED UNANIMOUSLY.

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Moved by Councillor Penner, Seconded by Councillor Paulsen,

THAT Bylaw No. 8910 now be read a third time, that the bylaw be passed and the Mayor and the City Clerk be authorized to sign same and attach the corporate seal thereto.

CARRIED.

Bylaw 8915

Moved by Councillor Penner, Seconded by Councillor Lorje,

THAT permission be granted to introduce Bylaw No. 8915, being "The Official Community Plan Amendment Bylaw, 2011" and to give same its first reading.

CARRIED.

The bylaw was then read a first time.

Moved by Councillor Penner, Seconded by Councillor Hill,

THAT Bylaw No. 8915 be now read a second time.

CARRIED.

The bylaw was then read a second time.

Moved by Councillor Penner, Seconded by Councillor Clark,

THAT Council go into Committee of the Whole to consider Bylaw No. 8915.

CARRIED.

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

Committee arose.

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

That while in Committee of the Whole, Bylaw No. 8915 was considered clause by clause and approved.

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Moved by Councillor Penner, Seconded by Councillor Dubois,

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

CARRIED.

Moved by Councillor Penner, Seconded by Councillor Donauer,

THAT permission be granted to have Bylaw No. 8915 read a third time at this meeting.

CARRIED UNANIMOUSLY.

Moved by Councillor Penner, Seconded by Councillor Paulsen,

THAT Bylaw No. 8915 now be read a third time, that the bylaw be passed and the Mayor and the City Clerk be authorized to sign same and attach the corporate seal thereto.

CARRIED.

Bylaw 8916

Moved by Councillor Penner, Seconded by Councillor Lorje,

THAT permission be granted to introduce Bylaw No. 8916, being "The Zoning Amendment Bylaw, 2011 (No. 3)" and to give same its first reading.

CARRIED.

The bylaw was then read a first time.

Moved by Councillor Penner, Seconded by Councillor Hill,

THAT Bylaw No. 8916 be now read a second time.

CARRIED.

The bylaw was then read a second time.

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Moved by Councillor Penner, Seconded by Councillor Clark,

THAT Council go into Committee of the Whole to consider Bylaw No. 8916.

CARRIED.

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

Committee arose.

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

That while in Committee of the Whole, Bylaw No. 8916 was considered clause by clause and approved.

Moved by Councillor Penner, Seconded by Councillor Dubois,

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

CARRIED.

Moved by Councillor Penner, Seconded by Councillor Donauer,

THAT permission be granted to have Bylaw No. 8916 read a third time at this meeting.

CARRIED UNANIMOUSLY.

Moved by Councillor Penner, Seconded by Councillor Paulsen,

THAT Bylaw No. 8916 now be read a third time, that the bylaw be passed and the Mayor and the City Clerk be authorized to sign same and attach the corporate seal thereto.

CARRIED.

COMMUNICATIONS TO COUNCIL – CONTINUED

A. REQUESTS TO SPEAK TO COUNCIL

1) Karen Archibald, Child Hunger and Education Program (CHEP), dated January 11

Asking permission to address City Council with respect to updating on activities and issues and to present Council with CHEP Champion Award for 2010 for changes to land use policy that supports gardens. (File No. CK. 4110-45)

RECOMMENDATION: that Karen Archibald be heard.

The City Clerk distributed copies of a letter dated February 3, 2010, from Karen Archibald, submitting additional information and advising that Dr. Susan Whiting will be speaking to this item and will provide a powerpoint presentation.

Moved by Councillor Hill, Seconded by Councillor Penner,

THAT Dr. Susan Whiting be heard.

CARRIED.

Dr. Susan Whiting, updated Council on CHEP's current activities and provided a slide show presentation. She presented City Council with the CHEP Champion Award for 2010 for the City's involvement to support community gardens and indicated the need for further funding in order to keep the gardens operational.

Moved by Councillor Lorje, Seconded by Councillor Penner,

THAT the matter of funding of infrastructure for community gardens be referred to the Planning and Operations Committee.

CARRIED.

2) Marwan Bardouh, dated January 16

Requesting permission to address City Council with respect to taxi stands. (File No. CK. 307-1)

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RECOMMENDATION: that Marwan Bardouh be heard.

Moved by Councillor Hill, Seconded by Councillor Penner,

THAT Marwan Bardouh be heard.

CARRIED.

His Worship the Mayor noted that Mr. Bardouh was not present in the gallery.

Moved by Councillor Dubois, Seconded by Councillor Donauer,

THAT the information be received.

CARRIED.

3) Dave Denny, General Manager, Pelican Properties, dated January 27

Requesting permission to address City Council to present a fundraising Perekudoff print in recognition of the City's support for the project to save the Perekudoff Murals. (File No. CK. 710-1)

RECOMMENDATION: that Dave Denny be heard.

Moved by Councillor Hill, Seconded by Councillor Penner,

THAT Dave Denny be heard.

CARRIED.

Mr. Dave Denny and Mr. Henry Van Seters, on behalf of Mendel's Murals, presented a Perekudoff print to City Council in recognition of the City's support for the project to save the Perekudoff Murals. Messrs. Denny and Van Seters also advised Council of their fundraising efforts which raised \$45,102 to help pay for the project, and requested that the surplus of funds, approximately \$12,500, go towards restoring the Filipino murals on 20th Street and Avenue D.

Moved by Councillor Penner, Seconded by Councillor Lorje,

THAT the issue of the surplus funds be referred to the Administration to work with the presenters on applying it to the restoration of the Filipino murals.

CARRIED.

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4) Bob Challis, dated January 28

Requesting permission to address City Council with respect to bullying and requesting Council proclaim April 10 to 16, 2011 as Anti-Bullying Week and April 13th, 2011 as Day of Pink and also requesting a flag raising. (File No. CK. 205-5)

- RECOMMENDATION:**
- 1) that Bob Challis be heard;
 - 2) that Council proclaim April 10 to 16th as Anti-Bullying Week and April 13 as Day of Pink; and
 - 3) that the request for a flag raising be granted subject to any administrative conditions.

Moved by Councillor Hill, Seconded by Councillor Penner,

THAT Bob Challis be heard.

CARRIED.

Mr. Bob Challis, Co-Director, The Avenue Community Centre, provided a brief overview of the organization and its work with anti-bullying in the community. He asked that Council proclaim April 10-16, 2011, with a flag raising on April 10th, and Anti-Bullying Week, April 13, 2011 as Day of Pink in Saskatoon.

Moved by Councillor Hill, Seconded by Councillor Dubois,

- 1) *that Council proclaim April 10-16, 2011, as Anti-Bullying Week and April 13, 2011, as Day of Pink in Saskatoon;*
- 2) *that the City Clerk be authorized to sign the proclamations, in standard form, on behalf of City Council; and*
- 3) *that the request for a flag raising be granted, subject to any administrative conditions.*

CARRIED.

5) Clinton Ekdahl, dated January 31

Requesting permission to address City Council and submitting other requests with respect to honey bees. (File No. CK. 151-1)

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- RECOMMENDATION:**
- 1) that Clinton Ekdahl be heard;
 - 2) that Council proclaim May 29, 2011 as Day of the Honey Bee; and
 - 3) that the direction of Council issue with respect to remaining requests by the writer.

Moved by Councillor Hill, Seconded by Councillor Penner,

THAT Clinton Ekdahl be heard.

CARRIED.

Mr. Clinton Ekdahl, founder of "Day of the Honey Bee", spoke regarding the 2nd Annual Day of the Honey Bees and asked that Council proclaim May 29, 2011, as Day of the Honey Bee in Saskatoon. He also asked that the City initiate placing honey bee hives on municipal grounds and possibly prohibit pesticide use city wide, including on private property.

Moved by Councillor Hill, Seconded by Councillor Penner,

- 1) *that Council proclaim May 29, 2011 as Day of the Honey Bee in Saskatoon; and*
- 2) *that the City Clerk be authorized to sign the proclamation, in standard form, on behalf of City Council.*

CARRIED.

6) David Edwards, Edwards Edwards McEwen Architects, dated February 1

Requesting permission to address City Council with respect to clarification of land-use policy regarding use of R1 and R2 zoned land for the purpose of conducting public funeral and memorial services. (File No. CK. 4350-1)

RECOMMENDATION: that David Edwards be heard.

Moved by Councillor Hill, Seconded by Councillor Penner,

THAT David Edwards be heard.

CARRIED.

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Mr. David Edwards, Edwards Edwards McEwen Architects, representing his client in the funeral service industry, spoke regarding R1 and R2 Zoning use regarding funeral homes. He provided Council with an information package.

Moved by Councillor Hill, Seconded by Councillor Penner,

THAT the matter be referred to the Administration for a report back to Council.

CARRIED.

Moved by Councillor Penner,

THAT the meeting stand adjourned.

CARRIED.

The meeting adjourned at 8:15 p.m.

Mayor

City Clerk