

## Notice to Owner

The City of Saskatoon is aware that slope failures have occurred in the past, most notably slopes on or near the banks of the South Saskatchewan River, particularly along the east bank of the South Saskatchewan River.

The City of Saskatoon is making available for your information a general study of parts of the east riverbank area conducted in 1985 by the Meewasin Valley Authority and the City of Saskatoon, as well as studies conducted for the City of Saskatoon in 2012 and 2013 for parts of the area between 11<sup>th</sup> Street East and Saskatchewan Crescent. These studies may be viewed online at [saskatoon.ca/riverbankoverlay](http://saskatoon.ca/riverbankoverlay).

These reports are provided as a courtesy only. There have been significant changes in ground water levels as well as actual slope failures in recent years; therefore, the information contained in all studies must be regarded with caution and with the assistance of external experts. The City makes no representation that these reports reflect the current condition of the area.

In addition, The City of Saskatoon is aware that some property owners may have conducted their own soil studies in the past for their own specific purposes, particularly in the east riverbank area, but does not have a list of the same, or they are not publicly available.

*The Zoning Bylaw* provides for development standards and regulations for major and minor development in the Riverbank Slope Overlay District. Development may require a geotechnical report or letter. Conditions for approval may be imposed on the Owner. Specifics of the conditions applicable to this property may be obtained by requesting a Property Information Disclosure Report from Building Standards of the City of Saskatoon. These conditions may require specified action by the Owner.

These conditions will bind future owners of the Property and run with the land. The Owner agrees to allow the City to register an interest against the Property to provide notice of this requirement to future owners.

The Owner acknowledges and agrees that the Riverbank Slope Overlay District is an area of slope instability and site conditions may lead to further slope failures which may result in property damage and/or personal injury. The Owner hereby agrees to indemnify and hold harmless the City of Saskatoon from and against any and all liability, costs, damages and expenses (including legal, expert and consultant fees), causes of action, actions, claims, demands, lawsuits or other proceedings, by whomever made, sustained, incurred, brought or prosecuted, including for personal injury and property damage, in any way based upon, occasioned by or attributable to slope instability and subsidence, including the claims of third parties who experience property damage and/or personal injury attributable to slope instability and subsidence as a result of actions on the Property.

The Owner acknowledges and agrees that actions taken on their Property may impact other surrounding properties. The Owner agrees to take steps to minimize those impacts including taking the necessary steps to ensure insurance is in place which covers the owner of the site with respect to the scope of development identified in the application in

an amount of not less than \$5 Million dollars, with the City and any applicable adjacent or affected site owners named as additional insureds.

I acknowledge receipt and review of this Notice in relation to construction, repair or renovations planned for \_\_\_\_\_.  
(address) (the "Property")

Dated the \_\_\_\_\_ day \_\_\_\_\_, 20\_\_.

\_\_\_\_\_  
Owner or Owner's Authorized Agent

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Printed Name