



## PUBLIC MINUTES

### STANDING POLICY COMMITTEE ON FINANCE

Monday, January 9, 2017, 2:00 p.m.  
Council Chamber, City Hall

- PRESENT: Councillor A. Iwanchuk (Chair)  
Councillor R. Donauer (Vice Chair)  
Councillor C. Block  
Councillor B. Dubois  
Councillor M. Loewen
- ABSENT: His Worship Mayor C. Clark (Ex-Officio)
- ALSO PRESENT: CFO/General Manager, Asset & Financial Management K. Tarasoff  
Solicitor B. Bleakney  
Deputy City Clerk D. Kanak  
Committee Assistant H. Thompson

#### 1. CALL TO ORDER

Deputy City Clerk Kanak called the meeting to order at 2:00 p.m.

#### 2. APPOINTMENTS TO STANDING POLICY COMMITTEE ON FINANCE

Deputy City Clerk Kanak reported that City Council, at its Regular Business Meeting on December 12, 2016, confirmed the following appointments for 2017:

##### Standing Policy Committee on Finance

- Councillor C. Block
- Councillor R. Donauer
- Councillor B. Dubois
- Councillor A. Iwanchuk
- Councillor M. Loewen

**3. APPOINTMENT OF CHAIR AND VICE-CHAIR**

The Committee was requested to appoint a Chair and Vice-Chair for 2017.

Councillor Iwanchuk was nominated as Chair. No other nominations were received.

Councillor Donauer was nominated as Vice-Chair. No other nominations were received.

**Moved By:** Councillor Donauer

That the Standing Policy Committee on Finance appoint Councillor Iwanchuk as Chair for 2017.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**Moved By:** Councillor Block

That the Standing Policy Committee on Finance appoint Councillor Donauer as Vice-Chair for 2017.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**4. CONFIRMATION OF AGENDA**

**Moved By:** Councillor Donauer

That the agenda be confirmed as presented.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**5. DECLARATION OF CONFLICT OF INTEREST**

There were no declarations of conflict of interest.

**6. ADOPTION OF MINUTES**

**Moved By:** Councillor Dubois

That the minutes of Regular Meeting of the Standing Policy Committee on Finance held on December 5, 2016 be adopted.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**7. UNFINISHED BUSINESS**

**8. COMMUNICATIONS (requiring the direction of the Committee)**

**8.1 Delegated Authority Matters**

**8.1.1 Tourism Saskatoon 2017 Operating Budget [File No. CK. 1870-10]**

**Moved By:** Councillor Dubois

That the information be received.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**8.1.2 Keith Moen, Executive Director, North Saskatoon Business District - Land Audit [File No. CK. 1600-24]**

A letter dated December 22, 2016 from Keith Moen, Executive Director, North Saskatoon Business District, was provided.

**Moved By:** Councillor Loewen

That the information be received and attached to the file.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**8.2 Matters Requiring Direction**

**8.2.1 Broadway Business Improvement District - Meeting Procedures Approval [File No. CK. 175-47]**

**Moved By:** Councillor Dubois

That the Standing Policy Committee on Finance forward the Broadway Business Improvement District written procedures to City Council for information.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**8.2.2 Saskatchewan Urban Municipalities Association (SUMA) 2017 Membership Fees [File No. CK. 155-3]**

The Committee requested information on the matter of advocacy fees when this matter is reported to City Council.

**Moved By:** Councillor Donauer

That the Standing Policy Committee on Finance recommend to City Council that the 2017 membership fee for the Saskatchewan Urban Municipal Association in the amount of \$104,267.67 be paid.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**8.2.3 Federation of Canadian Municipalities 2017-2018 Membership Fees [File No. CK. 155-2]**

**Moved By:** Councillor Block

That the Standing Policy Committee on Finance recommend to City Council that the Federation of Canadian Municipalities 2017-2018 membership fees, in the amount of \$34,289.09, be paid.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**8.2.4 Trans Canada Yellowhead Highway Association 2017  
Membership Fees [File No. CK. 155-5]**

**Moved By:** Councillor Dubois

That the Standing Policy Committee on Finance recommend to City Council that the 2017 membership in the Trans Canada Yellowhead Highway Association, in the amount of \$37,327.75, be paid.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**8.3 Requests to Speak (new matters)**

**9. REPORTS FROM ADMINISTRATION**

**9.1 Delegated Authority Matters**

**9.1.1 Internal Audit Budget Information Update – December 2016  
[File No. CK 1600-3 and AF 1600-1]**

CFO/General Manager, Asset and Financial Management Tarasoff addressed questions related to audit consulting projects.

**Moved By:** Councillor Dubois

That the information be received.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**9.1.2 Request to Sell City-Owned Property – Aspen Ridge  
Neighbourhood Phase 2 [File No. CK 4215-1, AF 4131-1 and LA  
4131-30]**

Saskatoon Land Director Long addressed questions of the Committee related to the monitoring and maintenance of the greenway adjacent to the Northeast Swale, as well as on the issue of land inventory levels.

**Moved By:** Councillor Loewen

1. That the Director of Saskatoon Land be authorized to sell 122 single-family lots with legal descriptions of Lots 1 to 22, Block 707; Lots 1 to 13, Block 708; Lots 1 to 22, Block 709; Lots 1 to 18, Block 710; Lots 1 to 12, Block 711; Lots 1 to 29, Block 712; and Lots 1 to 6, Block 713, all Plan No. 102207912, on Bolstad Link, Manor, Turn, and Way through a lot draw process;
2. That if the parcels are not sold through the lot draw process, they will be placed for sale over-the-counter on a first-come, first-served basis;
3. That the Director of Saskatoon Land be authorized to sell Lots 28 and 29, Block 712 to the highest bidder through a public tender process for the intended use of developing Type II Residential Care Homes, Child Care Centres, or Pre-Schools with tender conditions and reserve bid prices plus applicable taxes;
4. That any of the pre-designated Type II Residential Care Home, Child Care Centre, or Pre-School lots which are not sold through the public tender process be placed for sale over-the-counter on a first-come, first-served basis for the same intended purpose for a period of one year with conditions specified in the Agreement for Sale;
5. That the Director of Saskatoon Land be authorized to make minor adjustments to the approved pricing that may be necessary to account for changes in servicing costs and lots being returned;
6. That the Director of Saskatoon Land be authorized to administer architectural controls for the 122 single-family lots; and
7. That the City Solicitor be requested to prepare the Agreements for Sale and that His Worship the Mayor and the City Clerk be authorized to execute the agreements under the Corporate Seal.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**9.1.3 Request to Sell City-Owned Property – 2950 McClocklin Road  
[File No. CK 4215-1, AF 4110-1 and LA 4110-1]**

Saskatoon Land Director Long addressed questions of the Committee regarding the zoning and design guidelines and advised that this parcel of land would be for commercial development.

**Moved By:** Councillor Donauer

1. That the Director of Saskatoon Land be authorized to sell Lot 38, Block 1, Plan No. 102064025 located at 2950 McClocklin Road in the Hampton Village neighbourhood through an open market (standard terms) sales approach in compliance with the terms and conditions outlined in the January 9, 2017 report of the CFO/General Manager, Asset and Financial Management Department;
2. That if no offers are received for 2950 McClocklin Road over a 45-day offer acceptance period, the parcel remain for sale over-the-counter until an acceptable market price offer is received;
3. That proceeds from the sale be used to partially fund the construction and/or land costs associated with building the future fire hall in the proposed Elk Point neighbourhood; and
4. That the City Solicitor be requested to prepare the appropriate agreement and that His Worship the Mayor and the City Clerk be authorized to execute the agreement under the Corporate Seal.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**9.1.4 Request to Re-Offer and Sell City-Owned Property – Blairmore Suburban Centre, Evergreen and Kensington Multi-Family Sites [File No. CK 4215-1, AF 4131-1 and LA 4110-1]**

**Moved By:** Councillor Dubois

1. That the Director of Saskatoon Land be authorized to sell the following land through an open market (standard terms) sales

approach in compliance with the terms and conditions outlined in the January 9, 2017 report of the CFO/General Manager, Asset & Financial Management Department:

- a. Parcels AA and BB, Plan No. 102177862 in the Blairmore Suburban Centre;
  - b. Parcel D, Plan No. 102038150; Parcel E, Plan No. 102064294; Parcel N, Plan No. 102077894; and Parcel DD, Plan No. 102132447 in the Evergreen neighbourhood; and
  - c. Parcel Y, Plan No. 102171732; Parcel 225, Plan No. 102171732; and Parcel 226 (Plan No. to be registered) in the Kensington neighbourhood;
2. That if no offers are received for the subject sites over a 30-day offer acceptance period, the parcels remain for sale over-the-counter until acceptable market price offers are received;
  3. That the Director of Saskatoon Land be authorized to administer development controls for Parcel 226 (Plan No. to be registered);
  4. That the Director of Saskatoon Land be authorized to provide a 6-month offer to purchase to New Rock Developments (Sask) Inc. for Parcel KK, Plan No. 102137633 under the terms and conditions outlined in the January 9, 2017 report of the CFO/General Manager, Asset & Financial Management Department; and
  5. That the City Solicitor be requested to prepare the appropriate agreements and that His Worship the Mayor and the City Clerk be authorized to execute the agreements under the Corporate Seal.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

## **9.2 Matters Requiring Direction**

### **9.2.1 Property Realized Reserve Withdrawal [File No. CK 1815-1 and AF 1815-3]**

Director of Finance Hack addressed questions of the Committee with respect to details of the miscellaneous expenses. It was



suggested that future reporting include details of what is included under miscellaneous.

**Moved By:** Councillor Dubois

That the Standing Policy Committee on Finance recommend to City Council that a withdrawal of \$650,512.70 from the Property Realized Reserve be approved to fund miscellaneous land development and related sales costs incurred during the period December 1, 2015, to November 30, 2016.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**9.2.2 Extension of Single-Family Lot Sales Incentives and Amendments to Council Policy Nos. C09-006 and C09-033 [File No. CK 4110-36, AF 4131-1 and LA 4001-0]**

**Moved By:** Councillor Loewen

1. That the extension of front-driveway and landscaping rebate incentives for 2017 single-family lots sales be approved as outlined in the January 9, 2017 report of the CFO/General Manager, Asset & Financial Management Department; and
2. That the Standing Policy Committee on Finance recommend to City Council:
  - a. That the proposed amendments to Council Policy No. C09-006, Residential Lot Sales – General Policy, and Council Policy No. C09-033, Sale of Serviced City-Owned Lands, be adopted; and
  - b. That the City Clerk be requested to update the policies as reflected in the January 9, 2017 report of the CFO/General Manager, Asset & Financial Management Department.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**10. URGENT BUSINESS**

**11. MOTIONS (notice previously given)**

**12. GIVING NOTICE**

**13. IN CAMERA AGENDA ITEMS**

**Moved By:** Councillor Dubois

That item 13.1 be considered *In Camera*.

In Favour: Councillor Block, Councillor Donauer, Councillor Dubois, Councillor Iwanchuk and Councillor Loewen

**CARRIED UNANIMOUSLY**

**13.1 Land Matter [File No. 1600-24]**

*[In Camera - Economic/Financial - Land, Sections 17(1)(d) and (e)  
LAFOIPP]*

**14. ADJOURNMENT**

The meeting adjourned at 2:37 p.m.

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Councillor A. Iwanchuk, Chair

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D. Kanak, Deputy City Clerk