

Council Chamber
City Hall, Saskatoon, Sask.
Monday, March 19, 2001
at 7:00 p.m.

MINUTES OF THE REGULAR MEETING OF CITY COUNCIL

PRESENT: His Worship the Mayor, in the Chair;
Councillors Atchison, Fortosky, Heidt, McCann, Penner,
Roe, Steernberg, Swystun and Waygood;
City Manager Richards;
General Manager, Community Services Gauthier;
General Manager, Infrastructure Services Uzelman;
General Manager, Corporate Services Veltkamp;
General Manager, Utility Services Munch;
General Manager, Fire and Protective Services Hewitt;
City Solicitor Dust;
City Clerk Mann;
A/City Councillors' Assistant Long

Moved by Councillor Heidt , Seconded by Councillor Swystun,

THAT the minutes of the regular meeting of City Council held on March 5, 2001 and the special meeting of City Council held on February 12 and March 5, 2001 be approved.

CARRIED.

HEARINGS

2a) Discretionary Use Application

Applicant: Evadne Blake
Intended Use: Residential Care Home - Type II
Legal Description: Lot 12, Block 543, Plan 64S15314
Civic Address: 2513 Preston Avenue South
(File No. CK. 4355-1)

REPORT OF THE CITY CLERK:

“The above-noted Discretionary Use Hearing was originally scheduled to take place on February 19, 2001, but was cancelled due to an oversight in advertising and was rescheduled for the March 19, 2001 regular meeting of City Council.

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Attached is a copy of Clause 1, Report No. 4-2001 of the Municipal Planning Commission. The Development Services Branch, Community Services Department, has now advised that the necessary on-site notification poster has been placed on the site and letters have been sent to adjacent land owners within 60 metres of the site and the neighbourhood community association.

Council, at this meeting, is to consider granting its permission for the proposed use.

Attached are copies of the following communications:

- Letter dated February 6, 2001 from Harry and Pat Lewis, 2509 Preston Avenue;
- Letter dated February 5, 2001 from Alvin Ziolkoski and Bernice Long-Ziolkoski, 2505 Preston Avenue;
- Letter dated February 12, 2001 from Daisy Robb and Myrna Robb, 240 East Place;
- Letter dated February 9, 2001 from Marcel and Marie Ostafie, 2429 Preston Avenue; and
- Letter dated February 19, 2001 from Evadne Blake, 2513 Preston Avenue, requesting to speak.”

His Worship Mayor Maddin opened the hearing.

Mr. Randy Grauer, Community Services Department, reviewed the proposal and indicated that his Department supports the application.

Ms. Colleen Yates, Vice-Chair, Municipal Planning Commission, expressed the Municipal Planning Commission's support of the recommendation.

Ms. Evadne Blake, 2513 Preston Avenue, asked that Council support her application and indicated that if garbage becomes a problem she would be willing to rent an additional container.

Moved by Councillor Penner, Seconded by Councillor Heidt,

THAT the hearing be closed.

CARRIED.

Moved by Councillor Penner, Seconded by Councillor Roe,

THAT the application submitted by Evadne Blake requesting permission to use Lot 12, Block 543, Plan 64S15314 (2513 Preston Avenue) for the purpose of a Residential Care Home - Type II with a maximum of 8 residents under care be approved, subject to:

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- a) *the final plans submitted for the proposed Residential Care Home - Type II being substantially in accordance with those plans submitted in support of this discretionary use application;*
- b) *the owner/applicant being solely responsible for any work and expense associated with upgrades to water and sewer connections;*
- c) *the applicant obtaining a development permit and all other relevant permits (such as building and plumbing permits) prior to the use of this site for the purpose of a Residential Care Home - Type II; and*
- d) *the proposal being commenced within 12 months' of the date of Council's approval.*

CARRIED.

2b) Hearings

Discretionary Use Application

Applicant: Firstline Properties Ltd.

Intended Use: Sale and Servicing of R.V.s and Trucks over 10,000 Kg.

Legal Description: Proposed Lot 13, Block 428, to be created by the subdivision of Lots 6 and 8, Block 428, and Parcel A, Plan 00SA12065 Se ¼ Sec. 16-36-3-3, Saskatoon, SK

Civic Address: 715 Brand Road

(File No. CK. 4355-1)

REPORT OF THE CITY CLERK:

“The above matter is being reported on under Clause 3, Report No. 5-2001 of the Municipal Planning Commission.

The Development Services Branch, Community Services Department, has now advised that the necessary on-site notification poster has been placed on the site and letters have been sent to adjacent land owners within 60 metres of the site and the neighbourhood community association.

Council, at this meeting, is to consider granting its permission for the proposed use.

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Attached is a copy of a letter dated March 12, 2001 from Sherwood Sharfe, Owner and General Manager, Sherwood Chevrolet - Oldsmobile Inc.”

His Worship Mayor Maddin opened the hearing.

Moved by Councillor Penner, Seconded by Councillor Atchison,

THAT Clause 3, Report No. 5-2001 of the Municipal Planning Commission be brought forward and considered.

CARRIED.

“REPORT NO. 5-2001 OF THE MUNICIPAL PLANNING COMMISSION”

- 3. Discretionary Use Application - Recreational Vehicle Sales and Service,
Sales of Trucks over 10,000 kg
Proposed Lot 13, Block 428 to be created by the subdivision of Lots 6 and 8,
Block 428, and Parcel A, Plan 00SA12065 Se ¼ Sec. 16-36-3-3, Saskatoon, SK
715 Brand Road - C.N. Industrial
Applicant: First Line Properties Ltd.
(File No. CK. 4355-1)**
-

RECOMMENDATION: that the application submitted by First Line Properties requesting permission to use proposed Lot 13, Block 428 (715 Brand Road) for the purpose of selling and servicing recreational vehicles, and selling and servicing trucks having a gross vehicle weight (GVW) over 10,000 kg be approved, subject to:

- a) final landscaping and site development plans being provided to the satisfaction of the General Manager, Community Services Department;
- b) the owner being responsible for all site development costs, including any necessary re-location or re-construction of water and sewer connections; and
- c) the applicant obtaining a development permit and all other relevant permits (such as building and plumbing permits) and licenses prior to operating the dealership.

Your Commission has reviewed and supports the recommendations outlined in the attached report of the Community Services Department dated February 12, 2001 regarding the above-noted Discretionary Use Application.”

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Mr. Randy Grauer, Community Services Department, reviewed the proposal and indicated that his Department supports the application.

Ms. Colleen Yates, Vice-Chair, Municipal Planning Commission, expressed the Municipal Planning Commission's support of the recommendation. She also suggested that Council consider a maximum weight restriction.

Mr. Ron Gitlin, General Manager, Sherwood Chevrolet Oldsmobile Inc., explained that the types of trucks that would be included would be medium duty trucks and asked that Council approve the application.

Moved by Councillor Atchison, Seconded by Councillor Steernberg,

THAT the hearing be closed.

CARRIED.

Moved by Councillor Penner, Seconded by Councillor Atchison,

that the application submitted by First Line Properties requesting permission to use proposed Lot 13, Block 428 (715 Brand Road) for the purpose of selling and servicing recreational vehicles, and selling and servicing trucks having a gross vehicle weight (GVW) over 10,000 kg be approved, subject to:

- a) final landscaping and site development plans being provided to the satisfaction of the General Manager, Community Services Department;*
- b) the owner being responsible for all site development costs, including any necessary re-location or re-construction of water and sewer connections; and*
- c) the applicant obtaining a development permit and all other relevant permits (such as building and plumbing permits) and licenses prior to operating the dealership.*

CARRIED.

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2c) Hearings

Discretionary Use Application

Applicant: Firstline Properties Ltd.

Intended Use: Sale and Servicing of R.V.s and Trucks over 10,000 Kg.

Legal Description: Proposed Parcels F and G to be created by the subdivision of Lots 6 and 8, Block 428, and Parcel A, Plan 00SA12065 Se ¼ Sec. 16-36-3-3, Saskatoon, SK

Civic Address: 510 and 522 Brand Road

(File No. CK. 4355-1)

REPORT OF THE CITY CLERK:

“The above matter is being reported on under Clause 2, Report No.5-2001 of the Municipal Planning Commission.

The Development Services Branch, Community Services Department, has now advised that the necessary on-site notification poster has been placed on the site and letters have been sent to adjacent land owners within 60 metres of the site and the neighbourhood community association.

Council, at this meeting, is to consider granting its permission for the proposed use.

Attached is a copy of a letter dated March 12, 2001 from Sherwood Sharfe, Owner and General Manager, Sherwood Chevrolet - Oldsmobile Inc.”

His Worship Mayor Maddin opened the hearing.

Moved by Councillor Atchison, Seconded by Councillor Heidt,

THAT Clause 2, Report No. 5-2001 of the Municipal Planning Commission be brought forward and considered.

CARRIED.

“REPORT NO. 5-2001 OF THE MUNICIPAL PLANNING COMMISSION”

2. **Discretionary Use Application - Sales and Service of Trucks having a Gross Vehicle Weight (GVW) over 10,000 kg
Proposed Parcels F and G to be created by the subdivision of Lots 6 and 8, Block 428, and Parcel A, Plan 00SA12065 Se ¼ Sec. 16-36-3-3, Saskatoon, SK
510 and 522 Brand Road - C.N. Industrial
Applicant: First Line Properties Ltd.
(File No. CK. 4355-1)**
-

RECOMMENDATION: that the application submitted by First Line Properties requesting permission to use Proposed Parcels F and G to be created by the subdivision of Lots 6 and 8, Block 428, and Parcel A, Plan 00SA12065 Se ¼ Sec. 16-36-3-3, Saskatoon, SK for the purpose of selling and servicing trucks having a gross vehicle weight (GVW) over 10,000 kg be approved, subject to:

- a) final landscaping and site development plans being provided to the satisfaction of the General Manager, Community Services Department;
- b) the owner being responsible for all site development costs, including any necessary re-location or re-construction of water and sewer connections; and
- c) the applicant obtaining a development permit and all other relevant permits (such as building and plumbing permits) and licenses prior to operating the dealership.

Your Commission has considered the attached report of the Community Services Department dated February 12, 2001, with respect to the above-noted Discretionary Use Application. Your Commission supports approval of the application subject to the conditions outlined within the above recommendation.”

Mr. Randy Grauer, Community Services Department, reviewed the proposal and indicated that his Department supports the application.

Ms. Colleen Yates, Vice-Chair, Municipal Planning Commission, expressed the Municipal Planning Commission’s support of the recommendation. She also suggested that Council consider a weight restriction.

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Mr. Ron Gitlin, General Manager, Sherwood Chevrolet Oldsmobile Inc., explained the types of trucks that would be included would be medium duty trucks and asked that Council approve the application.

Moved by Councillor Atchison, Seconded by Councillor Heidt,

THAT the hearing be closed.

CARRIED.

Moved by Councillor Penner, Seconded by Councillor Atchison,

THAT the application submitted by First Line Properties requesting permission to use Proposed Parcels F and G to be created by the subdivision of Lots 6 and 8, Block 428, and Parcel A, Plan 00SA12065 Se ¼ Sec. 16-36-3-3, Saskatoon, SK for the purpose of selling and servicing trucks having a gross vehicle weight (GVW) over 10,000 kg be approved, subject to:

- a) final landscaping and site development plans being provided to the satisfaction of the General Manager, Community Services Department;*
- b) the owner being responsible for all site development costs, including any necessary re-location or re-construction of water and sewer connections; and*
- c) the applicant obtaining a development permit and all other relevant permits (such as building and plumbing permits) and licenses prior to operating the dealership.*

CARRIED.

2d) Hearings

Discretionary Use Application

Applicant: Borden Place Childcare & Saskatoon Housing Authority

Intended Use: Day Care Centre (50 Children)

Legal Description: Parcels V & W, Block 411, Plan 62S21869

Civic Address: 61 and 62 Leif Erickson Place

(File No. CK. 4355-1)

REPORT OF THE CITY CLERK:

“The above matter is being reported on under Clause 1, Report No.5-2001 of the Municipal Planning Commission.

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The Development Services Branch, Community Services Department, has now advised that the necessary on-site notification poster has been placed on the site and letters have been sent to adjacent land owners within 60 metres of the site and the neighbourhood community association.

Council, at this meeting, is to consider granting its permission for the proposed use.”

His Worship Mayor Maddin opened the hearing.

Moved by Councillor Atchison, Seconded by Councillor Swystun,

THAT Clause 1, Report No. 5-2001 of the Municipal Planning Commission be brought forward and considered.

CARRIED.

“REPORT NO. 5-2001 OF THE MUNICIPAL PLANNING COMMISSION”

- 1. Discretionary Use Application - Day Care Centre
Parcels V and W, Block 411, Plan 62S21869
61 and 62 Leif Erickson Place - Westmount Neighbourhood
Applicant: Borden Place Childcare and Saskatoon Housing Authority
(File No. CK. 4355-1)**
-

RECOMMENDATION: that the application submitted by Borden Place Childcare and the Saskatoon Housing Authority requesting permission to use Parcels V and W, Block 411, Plan 62S21869 (61 and 62 Leif Erickson Place) for the purpose of a day care centre with up to 50 children, be approved subject to:

- a) the applicant obtaining all relevant permits (such as building and plumbing permits) and licenses prior to the use of this site for the purpose of a day care centre; and
- b) the proposal being commenced within 12 months of the date of Council’s approval.

Your Commission has reviewed the attached report of the Community Services Department dated February 12, 2001. Your Commission is recommending that the Discretionary Use Application submitted by Borden Place Childcare and the Saskatoon Housing Authority respecting a day care centre at 61 and 62 Leif Erickson Place be approved subject to the conditions outlined within the above recommendation.”

Mr. Randy Grauer, Community Services Department, reviewed the proposal and indicated that his Department supports the application.

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Ms. Colleen Yates, Vice-Chair, Municipal Planning Commission, expressed the Municipal Planning Commission's support of the recommendation.

Mr. Jim Wasilenko, General Manager, Saskatoon Housing Authority, reviewed the project and asked that Council support the application.

Moved by Councillor Roe, Seconded by Councillor Fortosky,

THAT the hearing be closed.

CARRIED.

Moved by Councillor Fortosky, Seconded by Councillor Waygood,

THAT the application submitted by Borden Place Childcare and the Saskatoon Housing Authority requesting permission to use Parcels V and W, Block 411, Plan 62S21869 (61 and 62 Leif Erickson Place) for the purpose of a day care centre with up to 50 children, be approved subject to:

- a) the applicant obtaining all relevant permits (such as building and plumbing permits) and licenses prior to the use of this site for the purpose of a day care centre; and*
- b) the proposal being commenced within 12 months of the date of Council's approval.*

CARRIED.

**2e) Hearings
Proposed Street Closing
Portion of Argyle Avenue and Lane
Plan No. 242-0021-001
(File No. CK. 6295-1)**

REPORT OF THE CITY CLERK:

“Attached is a copy of Clause D6, of Administrative Report No. 1-2001 which was adopted by City Council at its meeting held on January 8, 2001.

Council, at its meeting held on January 8, 2001, gave notice of its intention to consider the proposed street closing and instructed the City Solicitor to take further necessary steps in respect of the matter.

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

Accordingly, Council, at this meeting, is to consider and determine any submissions and objections to the proposed street closing prior to consideration of Bylaw No. 8018, a copy of which is attached.

Attached is a copy of a letter dated March 8, 2001 from Stefan Franko, President, Franko Enterprises Ltd., with respect to the matter.”

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

Moved by Councillor Atchison, Seconded by Councillor Fortosky,

THAT the hearing be closed.

CARRIED.

Moved by Councillor Atchison, Seconded by Councillor Fortosky,

THAT Council consider Bylaw No. 8018.

CARRIED.

Councillor Steernberg rose on a point of privilege and welcomed the 30th Mayfair Scout Group to Council.

COMMUNICATIONS TO COUNCIL

The following communications were submitted and dealt with as stated:

A. REQUESTS TO SPEAK TO COUNCIL

**1) Joan Champ, Coordinator
Saskatoon Communities for Children, dated February 28**

Requesting permission for representatives of Saskatoon Communities for Children’s Housing Working Group to address Council with respect to the signing of the Declaration to the Right to Adequate Housing. (File No. CK. 205-1)

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RECOMMENDATION: that a representative of Saskatoon Communities for Children's Housing Working Group be heard.

Moved by Councillor Atchison, Seconded by Councillor Waygood,

THAT a representative of Saskatoon Communities for Children's Housing Working Group be heard.

CARRIED.

Joan Champ, Coordinator, Saskatoon Communities for Children's Housing Working Group and Eldon Baptiste, Renters' Rights and Advocates, requested that Council be the first in the community to sign the Declaration of the Right to Adequate Housing.

Moved by Councillor Atchison, Seconded by Councillor McCann,

THAT the information be received and referred to the Administration and Finance Committee for a recommendation with respect to signing the declaration and following through with a project.

THE MOTION WAS PUT AND LOST.

Moved by Councillor Waygood, Seconded by Councillor Fortosky,

- 1) THAT His Worship the Mayor sign, on behalf of City Council, the Declaration of the Right to Adequate Housing; and*
- 2) THAT the Administration and Finance Committee be requested to report on additional initiatives that the City could be involved in with the community for fulfillment of the aspirations of the Declaration.*

CARRIED.

**2) Deanna Herman, Civics Coordinator
City Park Community Association Inc., dated March 14**

Requesting permission to address Council with respect to an elementary school proposal for City Park. (File No. CK. 4110-1)

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RECOMMENDATION: that a representative from City Park Community Association be heard.

Moved by Councillor Swystun, Seconded by Councillor Steernberg,

THAT a representative from City Park Community Association be heard.

CARRIED.

Ms. Deanna Herman, City Park Community Association, outlined the needs of the City Park area for an elementary school and asked that the City contribute \$25,000 which would be half the cost of a feasibility study. The School Board has been asked to provide the remainder of the necessary funds.

Moved by Councillor Swystun, Seconded by Councillor Waygood,

THAT the information be received and forwarded to the Administration and Finance Committee for a report.

THE MOTION WAS PUT AND LOST.

Moved by Councillor Roe, Seconded by Councillor Waygood,

THAT the information be received and referred to the Administration for consideration during the City Park Local Area Plan discussions.

CARRIED.

**3) Verne L. Alldred
The Committee for Community Health Information Series 2001, dated March 19**

Requesting permission to address Council with respect to the request for partnership for the Community Health Information Series 2001. (File No. CK. 3000-1)

RECOMMENDATION: that Clause E1) of Administrative Report No. 6-2001 be brought forward and considered and that Verne Alldred be heard.

Moved by Councillor Atchison, Seconded by Councillor Penner,

THAT Clause E1) of Administrative Report No. 6-2001 be brought forward and considered and that Verne Alldred be heard.

CARRIED.

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“ADMINISTRATIVE REPORT NO. 6-2001

E1) Communications to Council

**From: Verne L. Alldred
The Committee for Community Health Information Series 2001
Date: February 12/01
Subject: Request for Partnership
Community Health Information Series 2001
(File No. CK. 3000-1)**

RECOMMENDATION: that the information be received.

The Administration and Finance Committee, at its meeting of February 26, 2001, resolved that this matter be forwarded to the Administration for a report direct to City Council.

The Committee for Community Health Information Series 2001 requested that passports for venues in the Community Health Information Series, being held between March 26 and May 22, 2001, be recognized as valid transit passes. It was understood that as many as 2,000 passports might be provided, with only a very small number of registrants requiring transit services. Passports would be provided to registrants of the program series at its first session at no cost. With no mechanism in place for tracking the passports, there is considerable opportunity for abuse if used for transit service.

In consultation with representatives of The Committee for Community Health Information Series, it was determined that the manner in which these passports would be managed and distributed by the committee throughout the program proved to be problematic for Transit Services on both administrative and operational levels.

The Transit Services Branch communicated to representatives of the committee its commitment to provide one-way transit fare to registered participants in possession of a same-day transfer (Transit Services day pass) throughout the duration of the program series. Transit Services also requested that in the advertising of this event, the committee would include Transit Services and the provision of this service to its participants. In addition, the committee was requested to provide speaker time to Transit staff to promote Transit and special needs transit (SNT) services available to the citizens of Saskatoon. The Committee for Community Health Information are, however, unable to commit to the parameters set out in the above partnering initiative. The Transit Services Branch suggested to the committee that it approach us at an earlier date with regard to future partnering endeavours.

The Transit Services Branch believes this to be an opportunity to promote services to the seniors target group that this health information series is geared towards.

ATTACHMENT

1. March 5, 2001 memo from Assistant City Clerk and presentation provided by Mr. Alldred.”

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Mr. Verne Alldred, The Committee for Community Health Information Series 2001, provided Council with advertising respecting the Conference, The advertising indicates that limited free transportation will be provided by the Council on Aging for those who qualify. Mr. Alldred asked that Council also assist the Committee with providing transportation for those who don't meet these qualifications.

Moved by Councillor Roe, Seconded by Councillor Penner,

THAT the information be received.

CARRIED.

COMMUNICATIONS TO COUNCIL - CONTINUED

AA. ITEMS WHICH REQUIRE THE DIRECTION OF CITY COUNCIL

1) Trans Canada Yellowhead Highway Association, dated January 1

Submitting an invoice regarding the 2001 Municipal Membership in the Trans Canada Yellowhead Highway Association. (File No. CK. 155-5)

RECOMMENDATION: that the 2001 Membership fee for the Trans Canada Yellowhead Highway Association be paid in the amount of \$19,364.70.

Moved by Councillor Atchison, Seconded by Councillor McCann,

THAT the 2001 Membership fee for the Trans Canada Yellowhead Highway Association be paid in the amount of \$19,364.70.

CARRIED.

**2) E. Bertsch
2515 Jarvis Drive, dated March 6**

Submitting comments with respect to taxes. (File No. CK. 1930-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Roe, Seconded by Councillor Penner,

THAT the information be received.

CARRIED.

**3) Jill Postlethwaite
317 Mount Allison Court, dated March 2**

Submitting comments with respect to reassessment. (File No. CK. 1616-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Penner, Seconded by Councillor Atchison,

THAT the information be received.

CARRIED.

**4) Cathy Holtslander, SEN Co-ordinator
Saskatchewan Eco-Network, dated February 27**

Thanking the Mayor and Councillors who attended the February 20, 2001 Saskatchewan Eco-Network meeting and providing Council with presentation material and a list of group members who were at the meeting. (File No. CK. 175-9)

RECOMMENDATION: that the information be received.

Moved by Councillor Atchison, Seconded by Councillor Waygood,

THAT the information be received.

CARRIED.

**5) Richard Nieman, President
Board of Directors, Saskatoon Centennial Auditorium Foundation, dated March 8**

Advising Council of the Annual General Meeting of the Saskatoon Centennial Auditorium Foundation Membership to be held on Thursday, April 5, 2001 at 12:00 noon in the Green Room, Centennial Auditorium. (File No. CK. 174-28)

RECOMMENDATION: that the City of Saskatoon, being a member of The Centennial Auditorium Foundation Board of Directors, appoint James Maddin, or in his absence Peter McCann or Lenore Swystun, of The City of Saskatoon, in the Province of Saskatchewan, as its proxy to vote for it on its behalf at the Annual Meeting of the members of the Saskatoon Centennial Auditorium Foundation, to be held on the 5th day of April, 2001, or at any adjournment or adjournments thereof.

Moved by Councillor Penner, Seconded by Councillor McCann,

THAT the City of Saskatoon, being a member of The Centennial Auditorium Foundation Board of Directors, appoint James Maddin, or in his absence Peter McCann or Lenore Swystun, of The City of Saskatoon, in the Province of Saskatchewan, as its proxy to vote for it on its behalf at the Annual Meeting of the members of the Saskatoon Centennial Auditorium Foundation, to be held on the 5th day of April, 2001, or at any adjournment or adjournments thereof.

CARRIED.

6) Richard Nieman, President, Board of Directors
Saskatoon Centennial Auditorium and Convention Centre Corp., dated March 8

Advising Council of the Annual General Meeting of the Saskatoon Centennial Auditorium and Convention Centre Corporation Membership to be held on Thursday, April 5, 2001 at 12:05 p.m. in the Green Room, Centennial Auditorium. (File No. CK. 174-28)

RECOMMENDATION: that the City of Saskatoon, being a member of The Centennial Auditorium and Convention Centre Corporation Board of Directors, appoint James Maddin, or in his absence Peter McCann or Lenore Swystun, of The City of Saskatoon, in the Province of Saskatchewan, as its proxy to vote for it on its behalf at the Annual Meeting of the members of the Saskatoon Centennial Auditorium and Convention Centre Corporation to be held on the 5th day of April, 2001, or at any adjournment or adjournments thereof.

Moved by Councillor Penner, Seconded by Councillor McCann,

THAT the City of Saskatoon, being a member of The Centennial Auditorium and Convention Centre Corporation Board of Directors, appoint James Maddin, or in his absence Peter McCann or Lenore Swystun, of The City of Saskatoon, in the Province of Saskatchewan, as its proxy to vote for it on its behalf at the Annual Meeting of the members of the Saskatoon Centennial Auditorium and Convention Centre Corporation to be held on the 5th day of April, 2001, or at any adjournment or adjournments thereof.

CARRIED.

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**7) Murray Cooney, Chief Executive Officer
Saskatchewan Assessment Management Agency, dated March 1**

Submitting registration information for the SAMA 2001 Annual Meeting scheduled for Friday, April 6, 2001 at the Centre of the Arts in Regina, and asking that Council appoint one voting delegate to attend the annual meeting. (File No. CK. 180-11)

RECOMMENDATION: that His Worship the Mayor or his designate be appointed as the City of Saskatoon's voting delegate to the 2001 SAMA Annual Meeting to be held on April 6, 2001.

Moved by Councillor Roe, Seconded by Councillor Fortosky,

THAT His Worship the Mayor or his designate be appointed as the City of Saskatoon's voting delegate to the 2001 SAMA Annual Meeting to be held on April 6, 2001.

CARRIED.

**8) John M Loewen
2406 Munroe Avenue, dated March 6, 2000**

Submitting comments with respect to taxes. (File No. CK. 1616-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Roe, Seconded by Councillor Fortosky,

THAT the information be received.

CARRIED.

**9) Joanne Sproule, Secretary
Saskatoon Development Appeals Board, dated March 1**

Submitting Notice of Development Appeals Board Hearing regarding property at 1339 Avenue H North. (File No. CK. 4352-1)

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**10) Joanne Sproule, Secretary
Saskatoon Development Appeals Board, dated March 1**

Submitting Notice of Development Appeals Board Hearing regarding property at 726/728 3rd Avenue North. (File No. CK. 4352-1)

RECOMMENDATION: that the information be received.

Moved by Councillor Heidt, Seconded by Councillor Steernberg,

THAT the information be received.

CARRIED.

**11) Murray Cooney, Chief Executive Officer
Saskatchewan Assessment Management Agency, dated March 5**

Submitting a copy of two resolutions submitted by local governments for consideration at the 2001 SAMA Annual Meeting to be held on April 6, 2001. (File No. CK. 180-11)

RECOMMENDATION: that the information be received.

Moved by Councillor Penner, Seconded by Councillor Atchison,

THAT the information be received.

CARRIED.

**12) MacKenzie Cole Coffee
815 Gray Avenue, dated March 19**

Submitting comments with respect to the proposal of a median on Central Avenue restricting southbound access to Central Avenue and eastbound access to Gray Avenue. (File CK. 6000-1)

RECOMMENDATION: that the information be received and considered with Clause 6 of Report No. 3-2001 of the Planning and Operations Committee.

Moved by Councillor Atchison, Seconded by Councillor McCann,

THAT the information be received and considered with Clause 6 of Report No. 3-2001 of the Planning and Operations Committee.

CARRIED.

B. ITEMS WHICH HAVE BEEN REFERRED FOR APPROPRIATE ACTION

**1) Tad and Elaine Cherkewich
1315 Elliott Street, dated March 8**

Submitting comments with respect to the lack of drainage of the paved north alley of Elliott Street. (File No. CK. 7820-2) **Referred to the Administration for a report.**

**2) Mike Badham, President
SUMA, dated March 5**

Submitting information with respect to the campaign for increased revenue sharing. (File No. CK. 155-2) **Referred to the Administration and Finance Committee.**

**3) Y. Davies, Secretary
Board of Health, City of Toronto, dated February 26**

Submitting information with respect to air quality and low sulphur fuel purchasing practices. (File No. CK. 3000-1) **Referred to the Administration.**

**4) Thomas Ranks
1430 Avenue D North, dated March 13**

Submitting comments with respect to parking of motorcycles in the downtown area. (File No. CK. 6120-5) **Referred to the Administration.**

RECOMMENDATION: that the information be received.

Moved by Councillor Steernberg, Seconded by Councillor Swystun,

THAT the information be received.

CARRIED.

C. PROCLAMATIONS

**1) Jim Bitinsky, President
Saskatoon and District Labour Council, dated March 5**

Requesting Council to proclaim April 28, 2001 as an Annual Day of Mourning in Saskatoon. (File No. CK. 205-5)

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**2) Ramona Kaptyn
National Kids Day In Support of Kids Help Phone, dated February 23**

Requesting Council to proclaim June 9, 2001 as National Kids Day in Saskatoon. (File No. CK. 205-5)

**3) Gary Yang, Coordinator of District Proclamations
Falun Dafa Association of Canada, dated February 23**

Requesting Council to proclaim the week of April 23 to 29, 2001 as Falun Dafa Week in Saskatoon. (File No. CK. 205-5)

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

Moved by Councillor Atchison, Seconded by Councillor Swystun,

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

CARRIED.

REPORTS

Colleen Yates, Vice-Chair, presented Report No. 5-2001 of the Municipal Planning Commission;

General Manager, Community Services Gauthier presented Section A, Administrative Report No. 6-2001;

General Manager, Community Services Veltkamp presented Section B, Administrative Report No. 6-2001;

General Manager, Fire and Protective Services Hewitt presented Section C, Administrative Report No. 6-2001;

General Manager, Infrastructure Services Uzelman presented Section D, Administrative Report No. 6-2001;

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General Manager, Utility Services Munch presented Section E, Administrative Report No. 6-2001;

Councillor Atchison, Chair, presented Report No. 3-2001 of the Planning and Operations Committee; and

Councillor Waygood, Member, presented Report No. 4-2001 of the Administration and Finance Committee;

Councillor Heidt, Chair, presented Report No. 2-2001 of the Land Bank Committee; and

His Worship the Mayor, Chair, presented Report No. 3-2001 of the Executive Committee.

Moved by Councillor Atchison, Seconded by Councillor Fortosky,

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

- a) Report No. 5-2001 of the Municipal Planning Commission;*
- b) Administrative Report No. 6-2001;*
- c) Report No. 3-2001 of the Planning and Operations Committee; and*
- d) Report No. 4-2001 of the Administration and Finance Committee;*
- e) Report No. 2-2001 of the Land Bank Committee; and*
- f) Report No. 3-2001 of the Executive Committee.*

The Deputy 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:

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

“REPORT NO. 5-2001 OF THE MUNICIPAL PLANNING COMMISSION”

Composition of Commission

Ms. Georgia Bell Woodard, Chair
Ms. Colleen Yates, Vice-Chair
Mr. Dieter André
Mr. Jack Billinton
Ms. Joan Llewellyn
Mr. Don Lloyd
Mr. Ron Mantyka
Ms. Jo-Anne Richter
Ms. Tamara Ross
Mr. Terry Smith
Councillor L. Swystun
Mr. Nelson Wagner

- 1. Discretionary Use Application - Day Care Centre
Parcels V and W, Block 411, Plan 62S21869
61 and 62 Leif Erickson Place - Westmount Neighbourhood
Applicant: Borden Place Childcare and Saskatoon Housing Authority
(File No. CK. 4355-1)**

DEALT WITH EARLIER. SEE PAGE NO. 8.

- 2. Discretionary Use Application - Sales and Service of Trucks having a Gross
Vehicle Weight (GVW) over 10,000 kg
Proposed Parcels F and G to be created by the subdivision of Lots 6 and 8,
Block 428, and Parcel A, Plan 00SA12065 Se ¼ Sec. 16-36-3-3, Saskatoon, SK
510 and 522 Brand Road - C.N. Industrial
Applicant: First Line Properties Ltd.
(File No. CK. 4355-1)**

DEALT WITH EARLIER. SEE PAGE NO. 6.

- 3. Discretionary Use Application - Recreational Vehicle Sales and Service,
Sales of Trucks over 10,000 kg
Proposed Lot 13, Block 428 to be created by the subdivision of Lots 6 and 8,
Block 428, and Parcel A, Plan 00SA12065 Se ¼ Sec. 16-36-3-3, Saskatoon, SK
715 Brand Road - C.N. Industrial
Applicant: First Line Properties Ltd.
(File No. CK. 4355-1)**
-

DEALT WITH EARLIER. SEE PAGE NO. 3.

ADMINISTRATIVE REPORT NO. 6-2001

Section A - COMMUNITY SERVICES

- A1) Enquiry - Councillor Atchison (August 14, 2000)
Lots for Special Care Homes
(File No. CK. 4110-10)**
-

RECOMMENDATION: that the information be received.

Councillor Atchison made the following inquiry at the meeting of Council on August 14, 2000:

“Would the Planning Branch designate Special Care Home lots before the public sale of lots goes to the public in the new subdivisions. We are having far too many people in the new subdivisions of the city concerned over discretionary use applications for Special Care Homes, and we need to put the public’s mind at ease as to where they (Special Care Homes) are going to be.”

REPORT

1. Executive Summary

It is the opinion within the Community Services Department that a balanced approach is the best option for the facilitation of residential care homes¹ in Saskatoon. In those cases where

¹ “Residential care homes are defined in the Zoning Bylaw as “a licensed or approved group care home governed by Provincial regulations that provides, in a residential setting, 24-hour care of persons in need of personal services, supervision or assistance essential for sustaining the activities of daily living or for the protection of the individual”.

Residential care homes - type I (one to five persons under care) are a fully permitted use in all residential zoning districts.

Residential care homes - type II (six to 15 persons under care) are permitted only at the discretion of Council in the low density residential zoning districts.

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the developer of a new neighbourhood is willing to participate, a number of suitably zoned lots could be pro-actively set aside for type II residential care home use (six to 15 persons under care). No other type II care home applications would be considered in the subject neighbourhood until the entire neighbourhood is completely developed. In this way area residents and home buyers would have advance knowledge of where the initial placement of type II care homes would be.

If directed, the Community Services Department is prepared to implement this concept in one or more up-coming neighbourhoods.

However, regardless of the number of pre-designated care home lots in new areas, there will always be some demand for residential care home operations in other parts of the city due to the aging population and the diversity of housing needs in our community. Thus, it is important that Council continue to consider type II care home applications, on their own merit, throughout the balance of the city. Furthermore, type I residential care homes (one to five persons under care) should continue to be a fully permitted use in all neighbourhoods as they have been for many years.

2. Residential Care Homes in Saskatoon - the Land Use Policy Context

The City's Development Plan sets out the basic policy objective for the supply and distribution of supportive housing forms in the city, which is:

“To meet the demand for a broad range of dwelling types over the life of this plan, to ensure that supportive housing resources are distributed evenly throughout the community, and to promote the maintenance of the city's housing stock to an acceptable standard.”

Section 5.3.21 e) further refines this objective:

“Supportive housing forms and tenures, such as private and public care homes, custodial care facilities, child and adult day care, family shelters, and other forms of supportive housing will be facilitated in all areas of the city. The Zoning Bylaw will contain the densities, locations and development standards under which these uses may be established.”

These policies reflect the on-going need for supportive housing forms in Saskatoon to serve a population that is both aging and becoming more diverse.

There are currently 37 type II care homes (six to 15 residents) in Saskatoon with an average of 11 persons under care in each home. Attachment 1 shows the location of these care homes. Three additional type II care homes are shown on Attachment 1, which have been approved by Council, but are not yet in operation. Two of these are located in Silverspring and one in Lakeview.

3. Implications of Designating Specific Sites for Residential Care Homes in New Areas

The Community Services Department supports the concept of designating specific lots within new neighbourhoods for type II residential care homes (6 to 15 residents), subject to the following considerations:

- i) The area designated for care home lots should be chosen in the initial design of the neighbourhood, and should be located within an early phase of neighbourhood servicing. In this way, land use conflicts may be minimized and the lots are made available near the beginning of neighbourhood development. It should be noted, however, that residents who settle close to the designated care home area may still request that the area be moved or rezoned;
- ii) The zoning district chosen should accommodate the care homes (6 to 15 persons) as a permitted use. Possible districts include M2, RM2, and RM3. In this way, there are no discretionary use applications, allowing the care home developers to get started immediately;
- iii) The land developer must be willing to reserve the sites for care homes for a specified time, which may be a period of up to five years or more. This may result in significant carrying costs if the lots are not taken up within a reasonable time. The City Land Manager may be willing to do so if directed, but it is uncertain that private developers would reserve serviced land for care homes if other buyers are available *;
- iv) In order to ensure that the care home lots are absorbed by the market, it would be desirable to restrict discretionary use approvals for care homes in other parts of the neighbourhood. It is the view within the Community Services Department that this could be managed administratively by not considering any applications outside the designated care home area until the entire neighbourhood was completely developed. A more restrictive option would be to implement a new zoning district for the neighbourhood that would prohibit residential care homes. This would add complexity to the Zoning Bylaw and would require an amendment to the housing policies of the Development Plan;
- v) If the designated lots are not purchased and developed as care homes within a reasonable time, the potential would exist for the land to be developed for multiple-unit residential or office/institutional uses. This possibility could create uncertainty in the surrounding neighbourhood; and

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vi) Regardless of the number of lots set aside for residential care homes, there will always be some discretionary use applications that will come forward in other parts of the city, involving both vacant lots and the conversion of existing houses. Some of these applications will inevitably provide a significant public benefit, and it would be unrealistic to prohibit such proposals over the long term. Even if a neighbourhood was zoned to prohibit care homes, Council would be faced with rezoning applications at some point.

* It should be noted that City Council has agreed to the tender of four M2 zoned sites in Silverspring for larger care homes. These sites are situated on Kristjanson Road, and generally were intended to provide a land use and building form separation between the Regional Psychiatric Centre and the balance of the Silverspring neighbourhood.

4. The Review of Discretionary Use Care Home Applications in New and Existing Neighbourhoods

While discretionary use applications can create concern among nearby residents, Council does have the authority to effectively manage the review and approval of new care home applications. Section 74 of *The Planning and Development Act* sets out the framework for how a municipal council can deal with discretionary use applications. While a council may not deal specifically with architectural details, many issues may be addressed, including:

- size and shape of the site;
- general size, shape and arrangement of buildings;
- design and quality of landscaping and lighting;
- compatibility of the proposed use and building in relation to nearby properties;
- number of vacant rooms or beds in existing care homes nearby;
- traffic generation and parking;
- access to public transit; and
- capacity of local utilities.

Therefore, Council has a variety of tools at its disposal for the review and approval of discretionary care homes in residential areas. These tools are sufficient to ensure that proposed care homes are both compatible with adjacent uses and can be accommodated by existing infrastructure. In addition, Council may choose not to approve new care homes if there is excess capacity in existing care homes in the local area.

And finally, each neighbourhood has its own tolerance level for non-conventional land uses. In some neighbourhoods, concerns are expressed during Public Hearings, and in others, no concerns are expressed. Our experience shows that regardless as to whether concerns have been expressed, few if any complaints are received after a care home has been approved.

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5. Conclusion

If directed, the Community Services Department is prepared to implement the concept of pro-actively designating type II residential care home lots in one or more new neighbourhoods. The Department also supports the on-going consideration of type II residential care home proposals in other parts of the city and the continued policy of type I residential care homes being a permitted use in all residential areas.

ATTACHMENT

1. Distribution of existing type II residential care homes in Saskatoon.

IT WAS RESOLVED: that the information be received and referred to the Planning and Operations Committee.

**A2) Land-Use Applications Received by the Community Services Department
For the Period Between February 23 to March 8, 2001
(For Information Only)
(File Nos. PL 4300)**

RECOMMENDATION: that the following report be received as information.

ADOPTED.

The following applications have been received and are being processed:

Subdivision

- Application No. 18/01: 1550 8th Street East
Applicant: Webb Surveys
Legal Description: Plan G840, Parcels E and F, Plan 69S04258, and Parcel G, Plan 69S15704-1
Current Zoning: B4
Neighbourhood: Holliston
Date Received: February 27, 2001
- Application No. 19/01: Between 5th Avenue and 25th Street (no civic address)
Applicant: Webb Surveys
Legal Description: Part of Lot 30, Block 181, Plan 99SA24455
Current Zoning: M3
Neighbourhood: City Park
Date Received: March 1, 2001

ATTACHMENTS

1. Plan of Proposed Subdivision No. 18/01
2. Plan of Proposed Subdivision No. 19/01

Section B - CORPORATE SERVICES

**B1) Use of the Income Approach to Value
(File No. 1625-1)**

RECOMMENDATION: that the information be received.

ADOPTED.

The Managers of all Saskatchewan cities met on January 25 and 26, 2001 as part of their continuing efforts to draft the framework for a new City Act. The City Assessors of the larger cities, as well as finance managers from the other centres, were invited to attend to finalize the section of the Act which pertains to assessment and taxation. As part of that deliberation, the City Assessor from Saskatoon was asked to provide an overview of the use of the income approach to value for assessment purposes.

A copy of the report, prepared by the City Assessors of Regina and Saskatoon and presented to the City Managers, is attached for information. On January 27, 2001 the City Managers met with city Mayors to review the drafts of various sections of the proposed new City Act, which the Mayors had not yet approved. As part of that review, the mayors all received a copy of the attached report. The report describes, in some detail, the concept of the income approach, responsibilities and time frames, implementation and ongoing operational costs associated with this approach, and recommendations for implementation. After considerable discussion, the Mayors unanimously decided to write Saskatchewan Municipal Affairs, Culture and Housing expressing their views regarding the implementation of the income approach to values in the Province of Saskatchewan. A copy of that letter is also attached to this report.

In their letter, the Mayors raised a number of concerns regarding the implementation of the income approach (tax shifts within the commercial property class, cost of implementing the income approach, implementation dates, etc.). It was their considered opinion that they were not in a position to make any recommendations regarding the adoption of this approach to assessment until they had an opportunity to consult with the business community. Your Administration agrees that consultations are necessary. We want to ensure that there is a general consensus that the income approach is desired by the business community, and a clear understanding that this change in assessment practice will create winners and losers within the Commercial Property Class (i.e. a change in assessment practice will not result in a change in total property taxes being paid by any class of property). We also wish to communicate the issues which will dictate the time frame within which we might be able to accomplish the change, and our concerns about the cost of its implementation (and how we might wish to allocate that cost to the property classes which are perceived to benefit from the change to the income approach).

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We are currently meeting with the various groups who represent the business community so that they can partner with us in this consultation process. It will be our intent to report back to City Council prior to the Mayors' meeting of May 9 - 11 in Estevan regarding the outcome of the discussions.

ATTACHMENTS:

1. January 30, 2001 report prepared by Don Barr and Gordon Lawson
2. January 30, 2001 letter to The Honourable Jack Hillson from the city Mayors

**B2) Urban Design Committee
Project Awards
(File No. 216-1)**

RECOMMENDATION: That the following report be received by City Council as information.

ADOPTED.

REPORT:

On February 27, 2001, at the Broadway Business Improvement District's annual Christmas party, the Broadway BID presented the City with their "Best Developer" award for the Broadway Streetscape Project. The BID was not only pleased with the results of the project, but in the way the project was managed and built to reduce potential disruption to their businesses. They also expressed their appreciation for the level of co-operation between the City and the Urban Design Committee.

The Urban Design Committee would also like to express its thanks to all the people who contributed their energies to this project. A special thanks is due to Trevor Bell, Project Engineer, and Tom MacNutt, Site Inspector, as well as to the General Contractor ASL, for their efforts in making the construction as painless as possible for the merchants of Broadway. The Award Certificate hangs on the wall just outside the Land Branch meeting room. Trevor Bell, Bela Barabas and John Penner were in attendance to accept the award on behalf of the City of Saskatoon and the Urban Design Committee.

During the dinner banquet, Heather Larson, the Broadway BID Administrator, pointed out that in 1981 there were 85 businesses in the Broadway area and there now are 153 businesses. The number of restaurants, coffee shops or bars has increased from 5 to 23. The percentage of professional services providers (doctors, lawyers, architects, etc.) has risen from 0% to 20%. The percentage of Broadway shoppers living in Nutana is 45%. Also, 25% of the shoppers stated that Broadway's uniqueness was its best feature. The City Planning Branch provided these statistics to the Broadway BID.

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It should also be noted that on October 6, 2000, the Design Council of Saskatchewan, which hosted Design Week 2000 in Saskatoon last fall, presented the Urban Design Committee with a Premier's Award of Merit for the design of the Broadway Streetscape Project. The City Planning/Land Branch was presented with an Award of Merit for the production of the Commercial Facade Guidelines. An Award of Merit was also presented to the Parks Branch for the Neighbourhood Park Upgrade Project: 1995-2000.

B3) City of Saskatoon - 2001 Operating Budget
(File No. 1704-1)

RECOMMENDATION: that the 2001 Operating Budget be referred to the Budget Committee for review at its meetings of March 26 and 27, 2001.

ADOPTED.

Attached, for City Council's approval, is a copy of the City of Saskatoon's 2001 Operating Budget. If approved, without amendment, the budget requires an increase of 2.11% to maintain existing services. In addition, the budget proposes an increase of 1.37% related to the following: incremental borrowing for grade separations (0.63%), an increase to Special Needs Transportation relating to the 2000 budget shortfall (0.31%) and service level increases (0.43%). The following table outlines increases for an average residential taxpayer, whose 2000 municipal taxes were \$920.

	Dollars
2000 Municipal Taxes	\$920
Maintain Existing Services	19
Incremental Borrowing for Grade Separations	6
Special Needs Transportation (2000 budget shortfall)	3
Service Level Increase	4
2001 Municipal Taxes	\$952 *

*does not include the impact of reassessment and Tax Policy decisions.

The attached document includes a Letter of Transmittal from the City Comptroller, which provides a detailed analysis of the 2001 Operating Budget, as well as issues which could result in changes to the budget. Also attached is a proposed review schedule which can be used by the Budget Committee in its deliberations.

ATTACHMENTS

1. 2001 Operating Budget.
2. Proposed Review Schedule.

Section C - FIRE AND PROTECTIVE SERVICES

**C1) Capital Project No. 0582
Request for Proposal #0-1108
One 95/100-foot Aerial Platform
(File No. 1703)**

- RECOMMENDATION:**
- 1) that the City of Saskatoon accept the proposal submitted by Superior Emergency Vehicles Ltd. for one 95-foot Aerial Ladder Platform, as it meets departmental needs, specifications and design meet the NFPA 1901 and 1914 Standards, and it scored the highest in the evaluation process; and,
 - 2) that Purchasing Services be authorized to issue a purchase order to Superior Emergency Vehicles Ltd. in the amount of \$930,561.88.

ADOPTED.

BACKGROUND

On December 18, 2000, Administration approved Capital Project No. 0582 - Fire Apparatus Additional/Replacement. The project is for four rescue engine fire apparatus and one 95-foot aerial ladder platform.

REPORT

On December 19, 2000, Administration issued Proposal #0-1107 for four rescue engines and Proposal #0-1108 for one 95-foot aerial ladder platform which closed on January 23, 2001. The proposal included a trade-in option for one used 100-foot aerial ladder fire apparatus. The City's specifications requested a three-section telescopic aerial ladder platform fire apparatus. The specifications for this aerial ladder platform were designed to meet the National Fire Protection Association's (NFPA) Standards 1901, *Standard for Automotive Fire Apparatus* and 1914, *Standard for Testing Fire Department Aerial Devices*.

Four proposals were received from:

- A. General Safety Equipment - Basic initial price of \$797,551 on a four-section steel telescoping aerial ladder platform with a \$10,000 trade-in salvage value for one used 100-foot aerial ladder unit. This proposal does not meet specifications. In addition, documented copies of aerial test certification as per NFPA 1901 and 1914 are not available.

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- B.** Warner American LaFrance - Basic initial price of \$923,468 on a three-section steel telescoping aerial ladder platform with no trade-in salvage value for one used 100-foot aerial ladder unit. This proposal does not meet specifications. In addition, documented copies of aerial test certification as per NFPA 1901 and 1914 are not available.
- C.** Superior Emergency Vehicles Ltd. - Basic initial price of \$941,084 on a three-section aluminum telescoping aerial ladder platform with a \$65,000 trade-in salvage value for one used 100-foot aerial ladder unit. This proposal meets specifications. Documented copies of aerial test certification as per NFPA 1901 and 1914 are provided.
- D.** Supten Corporation - Basic initial price of \$1,098,759 on a four-section aluminum telescoping aerial ladder platform with a \$3,875 trade-in salvage value for one used 100-foot aerial ladder unit. This proposal does not meet specifications. In addition, documented copies of test certification as per NFPA 1901 and 1914 are not provided.

The cost differential for the recommended proposal of \$930,561.88 includes the initial basic unit price, GST, and trade-in salvage value, however, it does not include the GST rebate on the initial basic price. Superior Emergency Vehicles Ltd.'s proposal is \$92,555 higher than General Safety Equipment, \$53,447 lower than Warner American LaFrance and \$212,463 lower than Supten Corporation. The net price is based on the initial basic unit price, progress payment, GST, trade-in salvage value, trade-in GST rebate and GST rebate on the basic initial price.

In 1998, the City of Saskatoon approved a recommendation by Administration not to accept the low price proposed on a 75-foot aerial ladder which did not meet departmental needs and specifications designed to conform to NFPA 1901 and 1914 Standards.

The evaluation process applied in 1998 and 2001 ensures that all aerial ladder devices do meet departmental needs and conform to NFPA Standards.

An evaluation process used to determine acceptance of the proposal submitted by Superior Emergency Vehicles Ltd. is outlined in the Instructions to Bidders, Page 3, Section 9 - Proposal Evaluation, Contract Negotiation and Award. An Evaluation Team screens all proposals to ensure a vendor's compliance with the requirements. The Proposals are then evaluated on the following criteria:

- Price
- Suitability/Design for intended use
- Delivery schedule
- Meeting all standards
- Availability of after sales service

The detailed proposal results are outlined in Attachment 1.

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This request falls within the guidelines of Capital Budget Project No. 0582 - Fire Apparatus Additional/Replacement.

ATTACHMENT

1. Proposal Rating Factors

Section D - INFRASTRUCTURE SERVICES

**D1) Proposed General Loading Zone
(File No. 6145-1)**

RECOMMENDATION: that a five minute General Loading Zone be installed on the east side of the 700 block of Victoria Avenue.

ADOPTED.

Infrastructure Services has received a request from the Property Manager of the Pinnacle Condominium at 717 Victoria Avenue, for the installation of a five minute General Loading Zone in front of their building on the east side of the 700 block of Victoria Avenue, as shown on Plan No. 210-0046-011r002 (Attachment 1).

The Loading Zone conforms to City guidelines with respect to Loading Zones and the applicant has agreed to pay the one time fee of \$300 plus G.S.T. installation fee.

ATTACHMENT

1. Plan No. 210-0046-011r002

**D2) Proposed Street Closures
Part of Circle Drive
Plan No. 242-0064-001
AND
115th Street
Plan No. 242-0064-002r001
(File No. 6295-1)**

RECOMMENDATION: 1) that City Council give notice of its intention to consider the closing described in Plan No. 242-0064-001 (Attachment 2

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- 2) that City Council give notice of its intention to consider the closing described in Plan No. 242-0064-002r001 (Attachment 3);
- 3) that the City Solicitor be instructed to:
 - a) take all necessary steps to bring the intended closings forward, and
 - b) complete the closings and obtain title in the name of the City of Saskatoon, should formal Council assent issue;
- 4) that upon the City of Saskatoon obtaining title to the portion of Circle Drive intended to be closed, that it be transferred to the University of Saskatchewan as per the terms and conditions of the land exchange agreement being negotiated with the University of Saskatchewan; and
- 5) that upon the City of Saskatoon obtaining title to the portion of 115th Street to be closed, that it be transferred to the University of Saskatchewan as per the terms and conditions of the land exchange agreement being negotiated with the University of Saskatchewan.

ADOPTED.

Clause D3, Administrative Report No. 9-2000 (Attachment 1), was dealt with as stated by City Council at its meeting held on May 1, 2000. The report requested that Infrastructure Services be authorized to proceed to negotiate the exchange of land required for the Circle Drive and Attridge Drive Interchange, and the future widening of Preston Avenue from 14th Street to 115th Street with the University of Saskatchewan. Negotiations are continuing with the University of Saskatchewan in regard to the servicing and land exchange agreements, and are expected to be completed by the end of March 2001. In order to proceed with the land exchange, the formal closures of part of Circle Drive and 115th Street need to be completed.

Under the terms of the land exchange, the University of Saskatchewan would receive the closed rights-of-way described in this report, and the City would receive the needed rights-of way to complete the Circle Drive/Attridge Drive interchange and the widening required for the future upgrading of Preston Avenue to a four lane divided roadway between the CPR tracks and 14th Street.

The various Civic Departments, as well as SaskTel, SaskPower and SaskEnergy, have approved of this closing proposal.

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Closing Plan No. 242-0064-001 (Attachment 2) and Closing Plan No. 242-0064-002r001 (Attachment 3) set forth detailed descriptions of the closing described in general terms above. These descriptions comply with the recommendations of the Chief Surveyor, Land Titles Office, Regina.

ATTACHMENTS

1. Administrative Report No. 9-2000 dated May 1, 2000
2. Plan No. 242-0064-001
3. Plan No. 242-0064-002r001

Section E - UTILITY SERVICES

E1) Communications to Council

**From: Verne L. Aldred
The Committee for Community Health Information Series 2001**
Date: February 12/01
**Subject: Request for Partnership
Community Health Information Series 2001**
(File No. CK.3000-1)

RECOMMENDATION: that the information be received.

DEALT WITH EARLIER SEE PAGE NO. 13.

REPORT NO. 3-2001 OF THE PLANNING AND OPERATIONS COMMITTEE

Composition of Committee

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

1. Communications to Council

**From: Roger Wilson, Property Manager
McCallum Management Ltd.**
Date: October 11, 2000
Subject: Noise Problem from Activities in Adjacent Park
(File No. CK. 185-9)

RECOMMENDATION: that the information be received.

ADOPTED.

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Attached is a copy of a report of the General Manager, Community Services Department, dated March 5, 2001, along with a copy of the above-noted communication dated October 11, 2000 from Mr. Roger Wilson.

Your Committee has reviewed the above-noted report which responds to Mr. Wilson's concerns, and recommends that the information be received.

2. Communications to Council

**From: Margaret A. Hendry, President
Saskatoon Heritage Society**
Date: January 25, 2001
**Subject: Forestry Farm Park and Zoo Administration Office
(File No. CK. 710-27-1)**

RECOMMENDATION: that the information be received.

ADOPTED.

City Council, at its meeting held on February 5, 2001, considered the above letter, a copy of which is attached, and referred it to the Municipal Heritage Advisory Committee for a report.

Attached is a copy of a report of the Chair, Municipal Heritage Advisory Committee, dated March 7, 2001, submitting a report of the General Manager, Community Services Department, dated February 26, 2001.

During your Committee's review of this matter, it was identified that the Administration is taking steps to provide an archaeological survey of the site.

3. Urban Design Committee

**Change of Scope for the Broadway Streetscape Project
(File No. CK. 4110-1)**

RECOMMENDATION: that City Council approve an increase in the scope of the Broadway Streetscape Project in an amount of \$100,000 from the current expenditure in the approved Capital Budget (Project 1745) and that these funds be used to add new garbage cans and additional benches, extend the underground street light wiring, install banner hardware and improve the center median on Broadway.

ADOPTED.

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Your Committee has considered the attached report of the General Manager, Community Services Department, dated February 28, 2001, regarding the above-noted matter.

Your Committee has reviewed the report and concurs with the recommendation put forth.

**4. Plumbing Code Administration and Enforcement
Options Available for Existing Residential Buildings
(File No. CK. 530-1)**

- RECOMMENDATION:**
- 1) that the requirement for the final 'Can Test' be continued for all plumbing installations;
 - 2) that remedial work required as a result of the final 'Can Test' be enforced for all plumbing installations in commercial buildings;
 - 3) that remedial work required as a result of the final 'Can Test' be enforced for all plumbing installations in new residential buildings;
 - 4) that remedial work required as a result of the final 'Can Test' be waived in lieu of an "Advisory of Deficiencies" for all plumbing additions or renovations in existing residential buildings; and
 - 5) that the requirement for upgrading the main sewer line from 3" to 4" be waived in lieu of an "Advisory of Deficiencies" for existing residential buildings.

City Council, at its meeting held May 29, 2000, considered a report in response to an Enquiry put forth by Councillor Heidt respecting Plumbing Inspections - 'Can Test' and subsequently resolved that the matter be referred to the Planning and Operations Committee for a report. The Planning and Operations Committee, at its meeting held on June 20, 2000, referred the matter to the Administration for a further report on the cost implications of the 'Can Test' and with respect to options available for existing structures.

Attached is a copy of a report of the General Manager, Community Services Department, dated March 5, 2001, regarding the above matter. Also attached is a copy of a proposed "Advisory of Deficiencies" letter which provides a second option to Attachment 1- Advisory of Deficiencies of the above-noted report. Your Committee has been advised that the second option eliminates the need for a signed "Owner's Acknowledgement" following receipt, by registered mail, of a letter from the Administration respecting "Advisory of Deficiencies".

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During your Committee's review of this matter, concerns were heard from Mr. Daryl Schwartz, representing the Mechanical Contractors Association of Saskatchewan Inc., respecting the difficulties associated with the 'Can Test' in certain situations, such as renovations to existing buildings. Your Committee suggested that Mr. Schwartz meet with the Administration prior to providing his response, through the City Clerk's Office, to the recommendations put forth in the report.

Attached is a copy of a memo dated March 14, 2001, from Mr. Ed Schnitzler, Building Standards Branch Manager, Community Services Department, forwarding the Mechanical Contractors Association of Saskatchewan Inc. response to the recommendations and the resulting comments of the Community Services Department.

- IT WAS RESOLVED: 1) that the requirement for the final 'Can Test' be continued for all plumbing installations;*
- 2) that remedial work required as a result of the final 'Can Test' be enforced for all plumbing installations in commercial buildings;*
- 3) that remedial work required as a result of the final 'Can Test' be enforced for all plumbing installations in new residential buildings;*
- 4) that remedial work required as a result of the final 'Can Test' be waived in lieu of an "Advisory of Deficiencies" for all plumbing additions or renovations in existing residential buildings;*
- 5) that the requirement for upgrading the main sewer line from 3" to 4" be waived in lieu of an "Advisory of Deficiencies" for existing residential buildings; and*
- 6) that the matter be referred to the Planning and Operations Committee for review in 12 months' time.*

**5. Accessibility Program for Low Income People
2000 Annual Report
(File No. CK. 1870-1)**

RECOMMENDATION: that the information be received.

ADOPTED.

Your Committee has reviewed, and provides as information, the attached report of the General Manager, Community Services Department, dated March 5, 2001, regarding the above matter.

6. **Central Avenue and Gray Avenue Intersection Review**
(File No. CK. 6320-1)

- RECOMMENDATION:**
- 1) that the westbound to southbound left turn be prohibited at the intersection of Gray Avenue and Central Avenue; and
 - 2) that a concrete median island be constructed on Gray Avenue at Central Avenue to prevent the westbound left turn referred to in 1) above.

Attached is a copy of a report of the General Manager, Infrastructure Services Department, dated February 26, 2001, regarding the above matter.

Following review of this matter, your Committee puts forth the above recommendations.

Pursuant to earlier resolution, Item AA12) of Communications and considered.

IT WAS RESOLVED: 1) that the westbound to southbound left turn be prohibited at the intersection of Gray Avenue and Central Avenue; and

- 2) that a concrete median island be constructed on Gray Avenue at Central Avenue to prevent the westbound left turn referred to in 1) above.*

7. **South East Sector Storm Water Management Master Plan**
(File No. CK. 7820-2 and 4131-12-1)

RECOMMENDATION: that the information be received.

ADOPTED.

City Council, at its meeting held December 18, 2000, considered matters dealing with the Lakewood Sector Plan, and resolved, in part:

- “5) that the matter regarding Master Plan drainage issues within the Lakewood Sector Plan be referred to the Administration for a report back to the Planning and Operations Committee within one year; and
- 6) that the Administration prepare a report on design standard options for natural and engineered ponding systems including financial and environmental impacts and neighbourhood planning implications for each standard and that preparation of this report include a public consultation process.”

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Attached is a copy of a report of the General Manager, Infrastructure Services Department, dated March 5, 2001, regarding the above matter.

Your Committee was provided the above-noted report as a status update. Your Committee received assurances that the Administration has included, and will continue to include, advisory groups in the process necessary to achieve the resolutions identified in 5) and 6) above.

**8. Walkways
(File No. CK. 6295-1)**

RECOMMENDATION: that the information be received.

ADOPTED.

City Council, at its meeting held February 19, 2001, considered the attached copy of Clause D4, of Administrative Report No. 4-2001, and resolved that the issue of walkways be referred to the Planning and Operations Committee for further discussion.

Your Committee has discussed the matter respecting Walkways with the Administration, at which time your Committee was advised that requests for walkway closures have been denied in the past when a loss of functionality to the community would result, or when access to utility easements is required. It was identified that concerns respecting vandalism have been reported to the Police in the past and that additional lighting, based upon recommendations from Police, has resulted in some instances.

Your Committee was informed that the new neighbourhood design process critically examines where walkways are to be placed, and that the placement of utility easements was being looked at closely. It was suggested that this practice will do much to ensure that walkways are only placed when and where considered to be necessary.

Your Committee notes that, while walkways might be considered problematic in some instances, they often serve a useful purpose.

REPORT NO. 3-2001 OF THE ADMINISTRATION AND FINANCE COMMITTEE

Composition of Committee

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

1. Communications to Council

From: Mike Badham, President
SUMA
Date: March 5, 2001
Subject: Campaign for Increased Revenue Sharing
(File No. CK. 155-2)

RECOMMENDATION: that a letter be forwarded to Saskatchewan Municipal Affairs indicating that the City of Saskatoon supports the proposal from the Saskatchewan Urban Municipalities Association for increased Revenue Sharing transfers from the provincial government.

ADOPTED.

Attached is a copy of the above-noted communication sent on behalf of Mike Badham, President, SUMA, requesting the support of municipalities to their campaign for revenue sharing transfers to local municipal governments. Your Committee has reviewed this letter and supports the proposal of revenue sharing.

2. New Administration Centre
Saskatoon Zoo and Forestry Farm Park
(File No. CK. 4205-8-5)

RECOMMENDATION:

- 1) that an expenditure of \$405,000 for construction of an Administration Centre for the Saskatoon Zoo and Forestry Farm Park be approved;
- 2) that the Administration proceed with the design and construction of the Zoo Administration Centre with a financing plan as follows:
 - a) \$115,000 from RCE;
 - b) \$290,000 from internal borrowing with a provision to repay the funds over a period of ten years;

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- 3) that the Administration be instructed to include a provision of \$40,000 in the 2001 Saskatoon Zoo and Forestry Farm Park Operating Budget for financing construction of an Administration Centre;
- 4) that a copy of this report be provided to the Municipal Heritage Advisory Committee as information;
- 5) that the current Administration Centre (bunkhouse) be provided with preventative maintenance and utilities until the final use of this building has been determined by the Heritage Study, and that an annual contribution of \$3,600 be made to a maintenance reserve for this purpose; and
- 6) that the required Lease Agreement with the Friends of the Forestry Farm Inc., be approved under the terms and conditions outlined in the attached report, for lease of the upstairs of the Superintendents Residence by the Saskatoon Zoo on a temporary basis, and that His Worship the Mayor and the City Clerk be authorized to execute the Agreement, under the Corporate Seal, as prepared by the City Solicitor.

Attached is a copy of the report of the General Manager, Community Services Department dated February 5, 2001 forwarding information and recommendations regarding the discontinuance of the use of the Administration Building (bunkhouse) at the Forestry Farm by staff of the Saskatoon Zoo, and the proposal for construction of a new Administration Centre building on site. Your Committee has reviewed this report with the Administration and with members of the Saskatoon Heritage Society and the Municipal Heritage Advisory Committee, and supports the proposal for construction of a new Administration Centre, while attempts are made to establish a new use for the bunkhouse building by a Heritage Study on the Forestry Farm property. It is understood that an archaeological study will be done on a portion of the proposed new location formerly occupied by a homestead, and this study will assist in the determination of the final location for the Administration Centre in order to be sensitive to this historical aspect of the Park.

IT WAS RESOLVED:

- 1) *that an expenditure of \$405,000 for construction of an Administration Centre for the Saskatoon Zoo and Forestry Farm Park be approved;*
- 2) *that the Administration proceed with the design and construction of the Zoo Administration Centre with a financing plan as follows:*
 - a) *\$115,000 from RCE;*
 - b) *\$290,000 from internal borrowing with a provision to repay the funds over a period of ten years;*

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- 3) *that the Administration be instructed to include a provision of \$40,000 in the 2001 Saskatoon Zoo and Forestry Farm Park Operating Budget for financing construction of an Administration Centre;*
- 4) *that a copy of this report be provided to the Municipal Heritage Advisory Committee as information;*
- 5) *that the current Administration Centre (bunkhouse) be provided with preventative maintenance and utilities until the final use of this building has been determined by the Heritage Study, and that an annual contribution of \$3,600 be made to a maintenance reserve for this purpose;*
- 6) *that the required Lease Agreement with the Friends of the Forestry Farm Inc., be approved under the terms and conditions outlined in the attached report, for lease of the upstairs of the Superintendents Residence by the Saskatoon Zoo on a temporary basis, and that His Worship the Mayor and the City Clerk be authorized to execute the Agreement, under the Corporate Seal, as prepared by the City Solicitor; and*
- 7) *that the Administration report to Council through the Planning and Operations Committee on the design of the building.*

**3. Gabriel Dumont Park
(File No. CK. 4205-1)**

- RECOMMENDATION:**
- 1) that the Riverbank Park Development Process be approved;
 - 2) that an increase in the Operating Budgets of the Facilities Branch and the Parks Branch to the combined total of \$48,000 in the 2001 Operating Budget and \$48,000 in 2002 be referred to the Budget Committee to consider during the 2001 Operating Budget review; and
 - 3) that the Administration be directed to:
 - a) accept transfer of title of the lands Parcel E, Plan 00SA09801 and proposed Parcel A being lands to the east of the South Saskatchewan River from the Meewasin Valley Authority for \$1;

- b) that following transfer of titles of the lands by the Meewasin Valley Authority to the City of Saskatoon, the City Solicitor be requested to petition the Master of Titles to re-designate all lands contained within Gabriel Dumont Park as Environmental Reserve; and
- c) that all legal costs associated with such consolidation be funded from the Dedicated Lands Account.

ADOPTED.

Attached is a copy of the report of the General Manager, Community Services Department dated March 5, 2001 regarding the transfer of Gabriel Dumont Park from the Meewasin Valley Authority to the City. Your Committee has reviewed this matter with the Administration, and supports the proposal, as outlined in the report.

4. Communications to Council

**From: J. Bruce Pendleton, President
Saskatoon Symphony Society**
Date: November 16, 2000
Subject: Funding - Saskatoon Symphony Society
(File No. CK. 1870-1)

- RECOMMENDATION:**
- 1) that the matter of funding for the Saskatoon Symphony Society be referred to the Budget Committee during the 2001 Operating Budget review, to consider an increase in the overall funding for the Major Arts Institutions that would provide in the formula, a target amount of \$50,000 in funding to the Saskatoon Symphony Society;
 - 2) that the Administration report to the Budget Committee on the proposal outlined in Resolution No. 1) above.

ADOPTED.

Attached is a copy of the report of the General Manager, Corporate Services Department dated March 8, 2001 regarding the funding provided to the Saskatoon Symphony Society under the Major Arts Institutions funding category. Your Committee has met with representatives of the Saskatoon Symphony and the Administration, and supports an increase to the funding level being provided to the Saskatoon Symphony to a target of \$50,000. Your Committee supports this increase through an increase to the global funding for the Grant Program.

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As well, your Committee wishes to acknowledge an awareness campaign being undertaken by the Saskatoon Symphony in seeking financial assistance from the business community, and wishes them success in this endeavour, as this organization is a fundamental part of the cultural community of the City.

Also attached, as background information, is a copy of the above-noted letter from Mr. Pendleton.

**5. Application for Funding
City of Saskatoon Policy C03-007 (Special Events)
The Saskatoon Fencing Club
(File No. CK. 1720-8-3)**

RECOMMENDATION: that a grant in the amount of \$4,200 be approved under the Special Event Policy for rental of the Saskatoon Field House for the Canadian National Fencing Championships, May 16 to 20, 2001 (subject to actual facility rental cost).

ADOPTED.

Attached is a copy of the report of the General Manager, Community Services Department dated February 21, 2001 with respect to an Application for Funding by the Saskatoon Fencing Club for rental of the Saskatoon Field House for the Canadian National Fencing Championships being held May 16 - 20, 2001. Your Committee has reviewed this Application with the Administration and supports this grant proposal.

**6. 2000 Operating Revenues Year-End Report
Leisure Services Branch
(File No. CK. 1705LS)**

RECOMMENDATION: that the information be received.

ADOPTED.

Attached is a copy of the report of the general Manager, Community Services Department dated March 5, 2001 forwarding the 2000 Operating Revenues Year-End Report for the Leisure Services Branch. Your Committee has reviewed this report with the Administration, and is pleased that overall, attendance and revenues continue to show growth opportunities for Leisure Services.

REPORT NO. 2-2001 OF THE LAND BANK COMMITTEE

Composition of Committee

Councillor M. Heidt, Chair
Councillor D. Atchison
Councillor G. Penner
Councillor R. Sternberg
Councillor K. Waygood

**1. Request to Sell City-Owned Property
Parcel X, Plan 00SA23484
Ludlow Street, University Heights Suburban Centre
(File No. CK. 4215-1)**

- RECOMMENDATION:**
- 1) that the Land Manager be authorized to sell Parcel X, Plan 00SA23484 through a tender process, with a reserve bid of \$4,000,000.00, awarding the tender to the highest bidder;
 - 2) that if Parcel X is not sold through the tender process, it be placed for sale over the counter on a first-come, first-served basis;
 - 3) that Parcel X be sold with conditions, as outlined in this report; and
 - 4) that His Worship the Mayor and the City Clerk be authorized to execute the necessary documentation to complete the sale by public tender, as prepared by the City Solicitor.

ADOPTED.

Your Committee has reviewed the following report of the General Manager, Community Services Department dated February 15, 2001, regarding the sale of Parcel X on Ludlow Street in the University Heights Suburban Centre, and supports this proposal:

“BACKGROUND

Parcel X is approximately 9.25 acres in size and zoned B4 commercial. The B4 commercial zoning designation allows for arterial and suburban commercial development providing a wide-range of commercial uses serving automobile-orientated consumers. (Attachment 1)

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Located within the University Heights Suburban Centre, Parcel X is intended to partially meet the shopping needs of the current and future residents of the University Heights Suburban Development Area. (The University Heights Suburban Development is comprised of the Sutherland, Arbor Creek, Erindale and Silverspring neighbourhoods, as well as the proposed Willowgrove, Springfield, Greenwood and Sunnyridge neighbourhoods.) In addition to Parcel X, another 23 acres of B4 commercial land will be made available within the University Heights Suburban Centre starting in 2002.

REPORT

Staff of Land Branch intend to offer Parcel X for sale by tender. Given the uniqueness of the property as a large commercial site, we propose to advertise the tender across Canada.

We recommend the tender contain a reserve bid of \$4,000,000.00 for the property (\$9.93 per square foot). In our opinion, this reflects market value based on comparable sales data for commercial land.

Proposed conditions of the tender would include a possession date of September 30, 2001, the provision of a landscaping strip along the perimeter of the property, and the enclosure of garbage pick-up areas. The September 30th possession date allows for the completion of the adjacent streets, Attridge Drive, Ludlow Street and a portion of Heal Avenue, to a gravel base surface. (The streets would be paved in 2002, after allowing for settlement of the road surface.) The landscaping strip is required under the zoning bylaw for a portion of the site. Requiring it for the entire site will enhance the aesthetics of the entire area. Similarly, the enclosure of garbage pick-up areas will increase the street appeal of the development.

The Land Manager will award the Parcel to the highest bidder at or above the reserve bid. If, for any reason, the Land Manager is of the opinion that the tender should be awarded to any other bidder except the highest bidder, or if there is a dispute regarding the bids, the Land Manager will provide City Council with the appropriate report and recommendations. If the parcel is not sold through the tender process, it will be placed for sale over-the-counter at a price equivalent to the reserve bid.

ATTACHMENTS

1. Plan showing Parcel X, Plan 00SA23484"

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2. Request to Sell City-Owned Property

Proposed Lots 1, 2 and 3, Block 438

Plan of Proposed Subdivision of Parcels J and K, Plan 99S37157 and

Parcels T, U and V, Plan 00SA23484

(File No. CK. 4215-1)

- RECOMMENDATION:**
- 1) that the Land Manager be authorized to sell proposed Lots 1, 2 and 3, to the highest bidder through a tender process, with reserve bids of \$282,000.00, \$250,000.00 and \$300,000.00 respectively, plus GST;
 - 2) that, if the lots are not sold through the tender process, they be placed for sale over the counter, on a first-come, first-served basis;
 - 3) that the lots be sold with a condition of sale that would restrict residential construction to apartment-style units with a minimum height of three storeys; and
 - 4) that His Worship the Mayor and the City Clerk be authorized to execute the necessary documentation to complete the sale by public tender, as prepared by the City Solicitor.

ADOPTED.

Your Committee has reviewed the following report of the General Manager, Community Services Department dated February 15, 2001 regarding the proposed sale of additional parcels of land in the University Heights Suburban Centre, and supports this proposal:

“BACKGROUND

Proposed Lots 1, 2 and 3 are located on the eastside of Kenderdine Road within the University Heights Suburban Centre. (Attachment 1.) The lots are zoned M3, allowing for a wide range of institutional and community activities as well as medium- and high-density residential uses.

A Plan of Survey to create legal title for each of the lots is anticipated to be registered in the Land Titles Office by mid-March. Servicing of the lots has been completed under Capital Budget Project # 0947.

REPORT

In anticipation of the registration of the Plan of Survey creating Lots 1, 2 and 3, the Land Manager is seeking approval to offer the lots for sale by tender. Using comparable sales data, and considering the proximity to the suburban park, we have determined that a reserve bid of \$200,000 per acre (\$4.59 per square foot) represents market value for this type of land and location. Applied to the area of each of the 3 lots, this equates to reserve bids as follows:

- Lot 1 - 1.41 acres \$282,000.00
- Lot 2 - 1.25 acres \$250,000.00
- Lot 3 - 1.50 acres \$300,000.00

As a condition of sale, we are recommending that the residential use of the land be restricted to the construction of apartment-style units with a minimum height of three storeys. Promoting higher-density residential development within the Suburban Centre adheres to the long-term planning goal of the City's Development Plan. However, it must be noted that achieving this goal may be at the expense of short-term profits, as the housing style does not reflect the current housing market.

With regard to the non-residential use of the land, we do not propose any restrictions other than those contained in the M3 zoning designation.

The Land Manager will accept the highest bid over the reserve bid for each lot. In the event the highest bid is to be rejected or if there is dispute over the bids received, the Land Manager will provide City Council with a report and recommendation.

If the lots do not sell through the tender process, they will be placed for sale over-the-counter.

ATTACHMENTS

1. Plan showing Proposed Lots 1, 2 and 3 on Kenderdine Road within the University Heights Suburban Centre."

3. **Request to Purchase City-Owned Land
Parcel C, Plan 75S01070 (8th Street and Moss Avenue)
Elim Pentecostal Tabernacle Inc.
(File No. CK. 4215-1)**

RECOMMENDATION: 1) that the sale of Parcel C, Plan 75S01070 to Elim Pentecostal Tabernacle Inc. be approved in the amount of \$72,700.00 plus GST; and

- 2) that His Worship the Mayor and the City Clerk be authorized to execute the necessary documentation under the Corporate Seal, as prepared by the City Solicitor.

ADOPTED.

Your Committee has reviewed the following report of the General Manager, Community Services Department dated February 16, 2001 and supports the sale of Parcel C at 8th Street and Moss Avenue to Elim Pentecostal Tabernacle Inc., in that this relatively narrow strip of property is not required for spatial separation from residential properties, and it abuts their property along the northern property line, which would make it useful for parking or expansion purposes:

“BACKGROUND

Parcel C is vacant land with an RM4 zoning designation. The parcel was created in January of 1975 in order to provide a 15-metre-wide spatial-separation between 8th Street and the proposed residential development to the south of 8th Street. In August of 1975, Elim Pentecostal Tabernacle Inc. purchased the area immediately south and adjacent to Parcel C, and has since developed the site with a “Place of Worship”. (Attachment #1.)

REPORT

Elim Pentecostal Tabernacle Inc. is requesting to purchase Parcel C to accommodate immediate parking needs as well as the possibility of a future expansion of their current building.

Your staff recommends that the property be sold to Elim Pentecostal Tabernacle Inc. The property is not required for the purposes of spatial separation as the nearest residential development is located 123 metres from 8th Street. We have negotiated a sale price of \$72,700.00 (\$2.65 per square foot) which, in our opinion, reflects market value based on comparable sales data and an obsolescence factor.

As a condition of sale, Elim Pentecostal Tabernacle Inc. will be required to process a Plan of Survey for the purposes listed as follows:

- a) creating a small buffer strip (0.3m wide) adjacent to the north boundary of Parcel C to prevent vehicle access from 8th Street;
- b) dedicating any right-of-way requirements as may be identified through a legal survey of Parcel C; and,
- c) consolidating the balance of Parcel C with their existing ownership to the south.

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Elim Pentecostal Tabernacle Inc. must obtain the necessary land-use and building permits for their proposed use. The approval by City Council to this sale does not constitute or imply granting of these approvals.

ATTACHMENTS

1. Plan showing Parcel C, 8th Street and Moss Avenue.”

REPORT NO. 3-2001 OF THE EXECUTIVE COMMITTEE

Composition of Committee

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

- 1. Business Development Incentive Application
International Road Dynamics
(File No. CK. 3500-13)**

RECOMMENDATION: that Council approve a five-year tax abatement on the new manufacturing facility of International Road Dynamics at 710 - 716 - 43rd Street East on a sliding scale as follows:

100% in Year 1;
80% in Year 2;
70% in Year 3;
60% in Year 4; and
50% in Year 5.

ADOPTED.

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Attached is an application submitted by International Road Dynamics for a five-year tax abatement on their new manufacturing facility to be located at 710 - 716 - 43rd Street East.

**2. Appointment to Saskatoon Environmental Advisory Committee
(File No. CK. 175-9)**

RECOMMENDATION: that Katherine Gerein be appointed to the Saskatoon Environmental Advisory Committee to the end of 2002, to replace Amy Langhorne.

ADOPTED.

There is a vacancy on the Saskatoon Environmental Advisory Committee due to the resignation of one of its members.”

Moved by Councillor Penner, Seconded by Councillor Steernberg,

THAT the Committee of the Whole be adopted.

CARRIED.

ENQUIRIES

**Councillor R. Steernberg
Maximum Weight Restriction on Auto Malls - Zoning Bylaw
(File No. CK.1600-5)**

Would the Administration please report on the practicality and functionality of defining a maximum weight restriction within the Zoning Bylaw for auto malls or any other zoning where applicable.

**Councillor M. Heidt
Temporary Home for the BMX Club
(File No. CK. 5500-2)**

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

**Councillor O. Fortosky
Audit for Leisure Services Advisory Board
(File No. CK. 1600-5)**

Would the Administration please report on the possibility of an audit of the Leisure Services Advisory Board.

INTRODUCTION AND CONSIDERATION OF BYLAWS

Bylaw No. 8018

Moved by Councillor Penner, Seconded by Councillor Heidt,

THAT permission be granted to introduce Bylaw No. 8018, being “A bylaw of The City of Saskatoon to close a Portion of Argyle Avenue and Lane, in the City of Saskatoon” and to give same its first reading.

CARRIED.

The bylaw was then read a first time.

Moved by Councillor Penner, Seconded by Councillor Swystun,

THAT Bylaw No. 8018 be now read a second time.

CARRIED.

The bylaw was then read a second time.

Moved by Councillor Penner, Seconded by Councillor Waygood,

THAT Council go into Committee of the Whole to consider Bylaw No. 8018.

CARRIED.

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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. 8018 was considered clause by clause and approved.

Moved by Councillor Penner, Seconded by Councillor McCann,

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

CARRIED.

Moved by Councillor Penner, Seconded by Councillor Fortosky,

THAT permission be granted to have Bylaw No. 8018 read a third time at this meeting.

CARRIED UNANIMOUSLY.

Moved by Councillor Penner, Seconded by Councillor Atchison,

THAT Bylaw No. 8018 be now 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.

The bylaw was then read a third time and passed.

Moved by Councillor Penner,

THAT the meeting stand adjourned.

CARRIED.

The meeting adjourned at 9:55 p.m.

Mayor

City Clerk