

Council Chamber  
City Hall, Saskatoon, Sask.  
Monday, January 18, 1993,  
at 7:00 p.m.

## **MINUTES OF REGULAR MEETING OF CITY COUNCIL**

**PRESENT:** His Worship Mayor Dayday in the Chair;  
Councillors Penner, Mann, Cherneskey, Waygood,  
Hawthorne, McCann, Birkmaier, Mostoway;  
City Commissioner Irwin;  
Director of Planning and Development Pontikes;  
Director of Works and Utilities Gustafson;  
Director of Finance Richards;  
City Solicitor Dust;  
City Clerk Mann;  
City Councillors' Assistant Kanak

Councillor Thompson entered the meeting at 7:30 p.m. during consideration of Clause B9) of the City Commissioner's Report.

Councillor Mostoway acknowledged the presence in the gallery of the 46th Saskatoon Cub Pack from East College Park with their leader Richard Long.

*Moved by Councillor Penner, Seconded by Councillor Birkmaier,*

*THAT the minutes of meeting of City Council held on January 4, 1993, be approved.*

*CARRIED.*

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**COMMUNICATIONS TO COUNCIL**

The following communications were submitted and dealt with as stated:

**A. ITEMS WHICH REQUIRE THE DIRECTION OF CITY COUNCIL**

**1) Don Haworth, Vice-President, Communications  
Scouts Canada, North Saskatchewan Region, dated January 7**

Requesting Council to proclaim February 21 - 28, 1993 as Scout-Guide Week. (File No. CK. 205-5)

**RECOMMENDATION:** that His Worship the Mayor be authorized to proclaim February 21 - 28, 1993 as Scout-Guide Week.

*Moved by Councillor Mann, Seconded by Councillor Cherneskey,*

*THAT His Worship the Mayor be authorized to proclaim the week of February 21 - 28, 1993 as Scout-Guide Week.*

*CARRIED.*

**2) Ms. Suzanne North  
620 Albert Avenue, dated December 30**

Expressing concern re diminishment of Fine Arts Department of the Public Library. (File No. CK. 298-1)

**RECOMMENDATION:** that the information be received.

*Moved by Councillor Penner, Seconded by Councillor Mostoway,*

*THAT the information be received.*

*CARRIED.*

**3) Robert M. Morrow, Mayor**

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**City of Hamilton, ON, dated December 16**

Submitting resolution from the Irish Canadian Club of Hamilton re development of Grosse Ile as a National Park. (File No. CK. 277-1)

**RECOMMENDATION:** that the information be received.

*Moved by Councillor McCann, Seconded by Councillor Mann,*

*THAT the information be received.*

*CARRIED.*

**4) Gebhard K. P. Sachse  
455 Pinehouse Drive, dated January 4, 1993**

Expressing appreciation on behalf of Condominium Association to Public Works Division for assistance and quick delivery of two fresh-water tanker trailers for residents during watermain break. (File No. CK. 150-1)

**RECOMMENDATION:** that the information be received and forwarded to the Engineering Department, Works Branch.

*Moved by Councillor Penner, Seconded by Councillor McCann,*

*THAT the information be received and forwarded to the Engineering Department, Works Branch.*

*CARRIED.*

**5) Marlene Hall, Secretary  
Development Appeals Board, dated January 5**

Submitting Notice of Development Appeals Board hearing re roof sign - Avalon Pharmacy, #17, 2605 Broadway Avenue. (File No. CK. 4352-1)

**6) Marlene Hall, Secretary  
Development Appeals Board, dated January 7**

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Submitting Notice of Development Appeals Board hearing re existing one-unit dwelling (with southerly side yard encroachment) - 2106 St. Andrew Avenue. (File No. CK. 4352-1)

**RECOMMENDATION:** that the information be received.

*Moved by Councillor Birkmaier, Seconded by Councillor Mann,*

*THAT the information be received.*

*CARRIED.*

7) **Wilf Witzaney**  
**315 Cochin Crescent, dated January 11**

Expressing concern re allocation of money from property taxes. (File No. CK. 150-1)

**RECOMMENDATION:** that the information be received.

*Moved by Councillor McCann, Seconded by Councillor Penner,*

*THAT the information be received.*

*CARRIED.*

8) **Carolyn Van Ee**  
**Box 104, R.R. #3, Saskatoon, dated January 7**

Commenting re fee for Wheatland Regional Library members to use Saskatoon Public Library. (File No. CK. 298-1)

**RECOMMENDATION:** that the information be received.

*Moved by Councillor Mostoway, Seconded by Councillor Penner,*

*THAT the information be received.*

*CARRIED.*

9) **Carol Carson**  
**Minister of Community Services, dated January 11**

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Submitting comments re City of Saskatoon's recommendations regarding SAMA's reassessment proposals. (These recommendations have previously been forwarded to SAMA.) (File No. CK. 1615-2)

**RECOMMENDATION:** that the information be received.

*Moved by Councillor Cherneskey, Seconded by Councillor Hawthorne,*

*THAT the information be received.*

*CARRIED.*

**10) Earl Yeo, President and Meet Manager  
Saskatoon Goldfins Swimming Club, dated January 11**

Requesting Council to consider the allowance of a subsidy for the pool costs which the Saskatoon Goldfins Swimming Club will incur during the upcoming Western Canadian Swimming Championships to be held at the Harry Bailey Aquatic Centre from January 28 to January 31, 1993.

**RECOMMENDATION:** that the direction of Council issue, recognizing that the request is contrary to City Council's policy and to the overall purpose of the Youth Sports Subsidy Program and also that there are currently no funds available in the Reserve for Special Events.

*Moved by Councillor McCann, Seconded by Councillor Mostoway,*

*THAT the letter be received and referred to the Legislation and Finance Committee for a report.*

**IN AMENDMENT**

*Moved by Councillor Penner, Seconded by Councillor Hawthorne,*

*AND THAT the matter be referred to the Planning and Development Committee for consideration of policy matters.*

*THE AMENDMENT WAS PUT AND CARRIED.*

*THE MOTION AS AMENDED WAS PUT AND CARRIED.*

**11) His Worship Mayor Henry Dayday, dated January 14**

Requesting Council to proclaim the week of January 30 - February 5, 1993 as WINTERACTIVE WEEK in Saskatoon. (File No. CK. 205-5)

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**RECOMMENDATION:** that His Worship the Mayor be authorized to proclaim January 30 - February 5, 1993, as WINTERACTIVE WEEK in Saskatoon.

*Moved by Councillor Birkmaier, Seconded by Councillor Mostoway,*

*THAT His Worship the Mayor be authorized to proclaim the week of January 30 - February 5, 1993, as Winteractive Week in Saskatoon.*

*CARRIED.*

**12) A. Hamid Javed, Chair  
Race Relations Committee, dated January 15**

Expressing appreciation to City Council for supporting the recommendation of the Personnel and Organization Committee regarding the position of Race Relations Program Coordinator. (File No. CK. 100-10)

**RECOMMENDATION:** that the information be received.

*Moved by Councillor Waygood, Seconded by Councillor Birkmaier,*

*THAT the information be received.*

*CARRIED.*

**13) Barry Morgan  
Morgan Theberge, dated January 18**

Commenting re City Hall Cafeteria License Agreement. (File No. CK. 640-9)

**RECOMMENDATION:** that the information be received and considered with Clause 1,

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Report No. 1-1993 of the Planning and Development Committee.

*Moved by Councillor Penner, Seconded by Councillor Cherneskey,*

*THAT the information be received and considered with Clause 1, Report No. 1-1993 of the Planning and Development Committee.*

*CARRIED.*

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

**1) Milton Derry  
218 Flavelle Crescent, dated December 21**

Expressing concerns of residents of Dundonald re delay in construction and operation of spray feature for Dundonald Park. Referred to Administration for a report. (Files CK. 4205-1 and 613-5)

**2) J. L. Grover  
228 Avenue I South, dated January 6**

Requesting that taxes on property at 203 Avenue E North be deducted from 1992 taxes respecting the period of October, 1992 to January 31, 1993. Referred to City Assessor for the Board of Revision. (Files CK. 1965-1 and 530-2)

**RECOMMENDATION:** that the information be received.

*Moved by Councillor Cherneskey, Seconded by Councillor Mann,*

*THAT the information be received.*

*CARRIED.*

**REPORTS**

City Commissioner Irwin submitted Report No. 2-1993 of the City Commissioner;

Councillor Penner, Chair, presented Report No. 1-1993 of the Planning and Development

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Committee;

Councillor Penner, Chair, presented Report No. 2-1993 of the Planning and Development Committee;

Councillor Cherneskey, Chair, presented Report No. 2-1993 of the Legislation and Finance Committee;

Councillor Birkmaier, Chair, presented Report No. 1-1993 of the Works and Utilities Committee;

Councillor Birkmaier, Member, presented Report No. 2-1993 of the Works and Utilities Committee;

Marilyn Morrow, Dr. Annu Thakur, and Toni MacNeil presented Report No. 3 of the Focus Group on Women's Issues in the Community;

Dr. J. Delack, Chair, presented Report No. 1-1993 of the Advisory Committee on Animal Control;

Mr. Jim Yuel, Chairman, submitted Report No. 1-1993 of the Saskatoon Economic Development Authority;

Councillor Cherneskey, Member, presented Report No. 1-1993 of the Pension Administration Board; and

Councillor Mark Thompson, Chair, presented Report No. 1-1993 of the Audit Committee.

*Moved by Councillor Cherneskey, Seconded by Councillor Mann,*

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

- a) Report No. 2-1993 of the City Commissioner;*
- b) Report No. 1-1993 of the Planning and Development Committee;*



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- c) *Report No. 2-1993 of the Planning and Development Committee;*
- d) *Report No. 2-1993 of the Legislation and Finance Committee;*
- e) *Report No. 1-1993 of the Works and Utilities Committee;*
- f) *Report No. 2-1993 of the Works and Utilities Committee;*
- g) *Report No. 3 of the Focus Group on Women's Issues in the Community;*
- h) *Report No. 1-1993 of the Advisory Committee on Animal Control;*
- i) *Report No. 1-1993 of the Saskatoon Economic Development Authority;*
- j) *Report No. 1-1993 of the Pension Administration Board; and*
- k) *Report No. 1-1993 of the Audit Committee.*

*CARRIED.*

*His Worship Mayor Dayday appointed Councillor Waygood as Chairman of the Committee of the Whole.*

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

*Committee arose.*

*Councillor Waygood, Chairman 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. 2-1993 OF THE CITY COMMISSIONER**

**Section A - Works and Utilities**

- A1) Proposed Disabled Person's Loading Zone  
Grace Lutheran Church  
(File No. CC 6145-1)**

Report of the City Engineer, January 5, 1993:

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"The Engineering Department has received a request from Pastor Brian Burt of Grace Lutheran Church to install a 'Disabled Person's Loading Zone' on the south side of 115th Street in front of the church's main doors. Members of the congregation that are physically disabled are experiencing difficulty accessing the church as there is limited on-street parking, within the vicinity of the main doors.

The Engineering Department has reviewed the request and proposes that a 'Disabled Person's Loading Zone' be installed on the south side of 115th Street in front of Grace Lutheran Church as shown on attached Plan No. N5-5A. The loading zone conforms to City guidelines with respect to 'Disabled Person's Loading Zones' in which case no fee is assessed for its installation."

**RECOMMENDATION:** that a "Disabled Person's Loading Zone" be installed on the south side of 115th Street, in front of Grace Lutheran Church, as shown on attached Plan No. N5-5A.

*ADOPTED.*

**A2) Proposed Disabled Person's Loading Zone  
3012 - 7th Street East  
(File No. CC 6145-1)**

Report of the City Engineer, January 7, 1993:

"The Engineering Department has received a request from Mrs. P. Gohm to install a 'Disabled Person's Loading Zone' on the south side of 7th Street in front of her residence (3012 - 7th Street East). Mrs. Gohm is restricted to a wheelchair and relies on the Saskatchewan Abilities Council bus for her transportation. Due to the neighbouring multi-unit developments, available on-street parking space in the vicinity of her home is limited, making access to her transportation difficult.

The Engineering Department has reviewed the request and proposes that a 'Disabled Person's Loading Zone' be installed in front of 3012 - 7th Street East, as shown on attached Plan No. M10-3C. The loading zone conforms to City guidelines with respect to 'Disabled Person's Loading Zones' in which case no fee is assessed for its installation."

**RECOMMENDATION:** that a "Disabled Person's Loading Zone" be installed in front of 3012 - 7th Street East, as shown on attached Plan No. M10-3C.

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*ADOPTED.*

**A3) Proposed Disabled Person's Loading Zone  
821 Avenue G North  
(File No. CC 6145-1)**

Report of the City Engineer, January 7, 1993:

"The Engineering Department has received a request from Mrs. Helen Dupperon to install a 'Disabled Person's Loading Zone' in front of her home at 821 Avenue G North. Mrs. Dupperon requires the use of a motorized scooter or walker and relies on the Saskatchewan Abilities Council bus, or her daughter, for transportation. Frequently, neighbours park in front of her home, forcing her to walk four to six houses down to access her transportation.

The Engineering Department has reviewed the request and proposes that a 'Disabled Person's Loading Zone' be installed in front of 821 Avenue G North, as shown on attached Plan No. F6-1B. The loading zone conforms to City guidelines with respect to 'Disabled Person's Loading Zones' in which case no fee is assessed for its installation."

**RECOMMENDATION:** that a "Disabled Person's Loading Zone" be installed in front of 821 Avenue G North, as shown on attached Plan No. F6-1B.

*ADOPTED.*

**Section B - Planning and Development**

**B1) Unmodern Dwelling Report  
Dwellings Without Sewer and Water Connections  
(File No. CC 500-1)**

Report of the Acting General Manager of the Planning Department, January 5, 1993.

"The survey of unmodern dwellings (i.e. buildings that do not have water and sewer services) has been updated to the end of 1992. One unmodern dwelling on an unserviced street was removed last year. As a result, there are now two unmodern properties remaining on serviced streets and nine unmodern dwellings on unserviced streets.

No commercial-building sites were removed from the survey in the last year. Therefore, a total of

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24 sites remain without sewer and water connections."

**RECOMMENDATION:** that the information be received.

*ADOPTED.*

**B2) Heritage Awards Certificates -- 1993  
(File No. CC 710-1)**

Report of the Acting General Manager, Leisure Services Department, December 21, 1992:

"Annually, the City of Saskatoon presents Heritage Awards Certificates to volunteers in the heritage community and for heritage renovation projects.

The 1992-93 awards will be presented during City Council's February 15, 1993, meeting which is taking place on Heritage Day. In accordance with its past practice, City Council is requested to approve the use of the City's seal on the 1992-93 Heritage Awards Certificates."

**RECOMMENDATION:** that the use of the City's seal on the 1992-93 Heritage Awards Certificates be approved.

*ADOPTED.*

**B3) Subdivision Application #31/92  
1210 Colony Street  
(File No. CC 4300-2)**

The following subdivision application has been submitted for approval:

Subdivision Application: #31/92  
Applicant: Webster Surveys Ltd. for the City of Saskatoon  
Legal Description: Lot O, Block 20, Plan No. G673  
Location: 1210 Colony Street

The December 31, 1992, report of the Acting General Manager of the Planning Department concerning this application is attached.

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**RECOMMENDATION:** that Subdivision Application No. 31/92 be approved, subject to:

- a) the consolidation of title of the most easterly 1.524 metres in perpendicular width throughout of Lot O, Block 20, Plan No. G673 with Lot P, Block 20, Plan No. G673; and,
- b) the construction of a new water and sewer connection to Lot O, Block 20, Plan No. G673, to the satisfaction of the City's Engineering Department.

*ADOPTED.*

**B4) 1992 Capital Budget  
Project 762: Prepaid Subdivision Services -- Silverwood  
W.J.L. Harvey Park (North) Paddling Pool -- Construction  
Award of Tender  
(File Nos. CC WJ 4206 and 1703)**

Report of the Acting General Manager, Civic Buildings and Grounds Department, January 12, 1993:

"Project 762 (Prepaid Subdivision Services -- Silverwood Subdivision) in the approved 1992 Capital Budget includes a provision for the construction of a new paddling pool at W. J. L. Harvey Park (North). The proposed construction will incorporate the appropriate mechanical systems that will comply with the current requirements under The Public Health Act. The decision on the type of water feature and on its location within the Park was made after extensive consultation with the residents of the Silverwood Neighbourhood, through their community association.

Due to the moratorium on paddling-pool construction, the development of the park for this double neighbourhood has not yet included a water feature. The funds for this purpose have been collected from the land-owners in this neighbourhood through the Parks and Recreation (Prepaid Services) Levy. (The moratorium was rescinded by City Council on April 15, 1991.)

The following tenders, exclusive of the G.S.T., were publicly opened on December 22, 1992:

PCL - Maxam, A Joint Venture	Saskatoon	\$133,000.00
Victory Construction Ltd.	Saskatoon	\$136,950.00
Fast Track Management Group Ltd.	Saskatoon	\$141,440.00
R & D Hill Construction Ltd.	Saskatoon	\$142,246.00
Stuart Olson Construction Inc.	Saskatoon	\$145,850.00

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Miners Construction Co. Ltd.	Saskatoon	\$146,400.00
Steinitz Construction Ltd.	Saskatoon	\$147,500.00
Haid Construction Ltd.	Saskatoon	\$148,883.00
Plett Construction Ltd.	Saskatoon	\$150,564.00
Lydale Construction (1983) Co. Ltd.	Saskatoon	\$154,400.00
SBW-Wright Construction Inc.	Saskatoon	\$154,700.00
Bomac Construction (1978) Ltd.	Saskatoon	\$160,640.00

All tenders were accompanied by the required bid bond and letters of surety.

The low tender (plus G.S.T.) exceeds the (\$140,000) budget which was established for this paddling-pool project, but the City's net estimated cost is within the budgeted provision. Therefore, if accepted by City Council, the estimated cost to the City of the net low-tender is:

Base Tender	\$128,838.26
G.S.T.	9,310.00
P.S.T. on applicable items	<u>4,161.74</u>
Contract Amount	\$142,310.00
G.S.T. Rebate	- <u>7,358.62</u>
Net estimated cost to the City	<u>\$134,951.38</u>

The estimated on-going impact on the Civic Buildings and Grounds Department's operating budget for this facility is an additional \$7,900.00, annually. This estimate involves the mechanical equipment's maintenance costs and the facility's utility costs. The Leisure Services Department states that this project will not impact on its operating budget because seasonal staff within the Park will be redeployed to serve the new facility."

- RECOMMENDATION:**
- 1) that the unit prices submitted by PCL - Maxam, A Joint Venture, for the construction of a paddling pool in the Silverwood Subdivision at W.J.L. Harvey Park be accepted, for an estimated contract price of \$142,310.00, which includes the base tender, G.S.T., and P.S.T; and,
  - 2) that His Worship the Mayor and the City Clerk be authorized to execute, under the Corporate Seal, the appropriate contract documents as prepared by the City Solicitor.

*ADOPTED.*

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**B5) Discretionary Use Application D1/93  
3303 - 33rd Street West  
For Information Only  
(File No. CC 4355-1)**

Applicant: Donna Charney  
Legal Description: Lot A, Block 674, Plan 73-S-06652  
Location: 3303 - 33rd Street West  
Current Zoning: B.2  
Proposed Use: Dance Studio  
Date Received: January 7, 1993

The Acting General Manager of the Planning Department has received the above-noted Discretionary Use Application which is being processed and which will subsequently be submitted to City Council for its consideration.

**RECOMMENDATION:** that the information be received.

*ADOPTED.*

**B6) Enquiry - Councillor Birkmaier (December 7, 1992)  
Board Advertising  
City-Owned Rinks  
(File No. CC 611-1)**

**'Would the Administration review the feasibility of the selling of board advertisements in City-owned rinks.'**

Report of the Acting General Manager, Leisure Services Department, January 13, 1993:

"In November of 1990, the Leisure Services Department reviewed a proposal from Boardview Advertising Inc. to sell, manufacture, and install rink-board advertising in the City's arenas. The Department supported the concept and subsequently, prepared a report which the Planning and Development Committee considered on December 17, 1990. At that time, the Committee resolved:

- 1) that the Administration be authorized to place an advertisement in the Saskatoon StarPhoenix requesting expressions of interest for advertising on the rink-boards of civic arenas; and,**
- 2) that if no other proposals are forthcoming, the Administration request City Council to authorize the City Solicitor to prepare a three-year**

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**agreement with Boardview Advertising Inc. to sell, manufacture, and install advertising in City-owned arenas, based on terms outlined in the report of the Director of Planning and Development dated December 13, 1990.'**

In accordance with the Committee's first resolution, the Leisure Services Department placed an advertisement in The StarPhoenix, requesting expressions of interest for advertising on the rink-boards of the City's arenas. The Department did not receive any additional proposals in response to this advertisement. Consequently, on March 11, 1991, the Committee requested and received City Council's approval of the proposal from Boardview Advertising Inc.

The City's current agreement with Boardview Advertising Inc. is in effect until September 30, 1994. To date, only one sign has been sold and installed at City-operated rinks. This sign was bought by Shoppers Drug Mart and is located on the rink-boards at the A.C.T. Arena. Although Boardview Advertising Inc. is disappointed with the number of advertising signs that it has been able to sell, this company is optimistic that more signs will be sold during the 1993-94 season."

**RECOMMENDATION:** that the information be received.

*ADOPTED.*

**B7) Condition of Property  
201 Avenue F South  
(File Nos. CC 185-7 and 530-1)**

Report of the Acting General Manager of the Planning Department, January 13, 1993:

"On November 23, 1992, City Council considered a status report from the Planning Department on the building at 201 Avenue F South. On January 6, 1992, an Order was issued under Section 126(4) of The Urban Municipality Act, 1984 which required the owner to make the following repairs to the building:

- Replace the damaged wood-shake siding and repaint the west wall and porch.
- Remove and replace the fire escape (including the stairs and guardrails) and the roof over the back porch.
- Repair the eavestroughing, as required.
- Replace all of the broken panes of glass and repair or replace all of the torn screens.
- Close in the three windows on the south side of the building -- two on the ground floor and one on the second floor; provide fireguard drywall, vapour barriers, and insulation on the interior and stucco on the exterior; paint these to match the existing finish.



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- Repair the windows or fill in the window-openings; paint these to match the existing finish.
- Remove, replace or repair the chimney.

The last report to City Council on this matter indicated that the owner, Mr. Nick Kinar, had not completed all of the required repairs. The following is an excerpt from that report:

'A recent discussion with Mr. Kinar indicates that he still intends to repair the building and that some work will commence immediately (i.e. repairing the windows). The owner has not, as yet, decided on whether the number of dwelling units in the building will be reduced; this decision will have a bearing on the work that he is required to do in order to comply with the Saskatoon Community Health Unit's Order and with the requirements of the Fire Department. Under these circumstances, the Planning Department cannot recommend any further action by the City at this time.'

As a result of this report, City Council resolved:

- 1) that no further action in connection with the Order to Repair for the property at 201 Avenue F South be taken at this time; and,**
- 2) that the Administration submit a further report to City Council in January of 1993 on the status of this matter.'**

Since that time, no work has been done to complete the outstanding repairs on this building. The Planning Department has been unable to contact Mr. Kinar to determine his plans. The building is vacant. The Saskatoon Community Health Unit placarded the building in August of 1992 and provided Mr. Kinar with a list of items that would have to be corrected before it could again be occupied. The Fire Department has also indicated that there are a number of items that have to be corrected. No work has commenced on these matters.

Under the provisions of The Building and Maintenance Bylaw, City Council may carry out the work which is specified in the Order and charge the cost of these repairs to the owner. This cost shall be added to, and form part of the taxes on the land. It is estimated that the cost to complete the repairs will be approximately \$4,000.00. Because the repairs involve the exterior of the building, the work cannot commence until the weather improves."

**RECOMMENDATION:** 1) that the Civic Buildings and Grounds Department be authorized to take the necessary steps to carry out the Order of City Council on the property at 201 Avenue F South and

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- that such work be completed on or before June 1, 1993; and,
- 2) that all of the costs that are incurred be added to the taxes on the land and building for this property.

*ADOPTED.*

**B8) 1993 Capital Budget/1994 - 1997 Capital Plan  
Project 973: Field House - Replacements  
Main Field Floor Replacement  
Appointment of Consultant  
(File Nos. CC 612-2 and 1703)**

Report of the Acting General Manager, Civic Buildings and Grounds Department, January 13, 1993:

"Project 973 (Field House - Replacements) in the approved 1993 Capital Budget includes a provision for the replacement of the structural floor and the sports-floor finish in the main field-area of the Saskatoon Field House.

The firm of Cochrane-SNC-Lavalin Inc. had previously been retained by the City to provide the preliminary structural-design work for this project. The Civic Buildings and Grounds Department now wishes to engage the same firm to prepare the detailed design and the specifications for replacing the structural floor. This engagement would be in accordance with the attached January 7, 1993, letter from the firm's Manager of Municipal Services, except that the charge for in-town passenger-vehicle travel will not be paid by the City. The cost of this contract will be a fixed fee of \$37,800, which represents 7% of the estimated cost of the structural elements of the project.

In accordance with City of Saskatoon Policy No. C02-006 (Appointment of Consultants), City Council's approval is required for all contracts with consultants which cost more than \$35,000."

- RECOMMENDATION:**
- 1) that a contract for consulting services on the replacement of the floor in the main field-area of the Saskatoon Field House

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be awarded to Cochrane-SNC-Lavalin Inc. in the amount of \$37,800, in accordance with the firm's January 7, 1993, proposal, except that the in-town passenger-vehicle travel will not be a cost to the City; and,

- 2) that the City Commissioner and the City Clerk be authorized to execute, under the Corporate Seal, the appropriate contract documents, as prepared by the City Solicitor.

*ADOPTED.*

**B9) Condition of Property  
326 - 2nd Avenue South  
Baldwin Hotel  
(File No. CC 530-2)**

Report of the Acting General Manager of the Planning Department, January 13, 1993:

"The Baldwin Hotel has been vacant for approximately three and one-half years. During this period, the Saskatoon Community Health Unit and the Fire Department have been concerned about the condition of the building. In 1992, the Health Unit issued an Order to have the pigeon faeces and carcasses removed from the building. The Fire Department issued an Order under The Fire Prevention Act, 1980 to have the building secured and to have all of the combustible materials removed from it. Subsequent inspections indicate that no work has been done to comply with these Orders.

Recent inspections by the Saskatoon Community Health Unit and by the Fire Department indicate that conditions of this building have deteriorated to such an extent that action under Section 124 of The Urban Municipality Act is now being recommended. The Civic Buildings and Grounds Department has taken steps to secure the building from unauthorized entry by people; however, pigeons can gain access through the building's broken windows that are located above the first floor.

The reports of the Saskatoon Community Health Unit and the Saskatoon Fire Department are attached and outline the condition of the building as of December 1992. In addition, the Saskatoon Community Health Unit has prepared a short video which shows the conditions in and adjacent to the building at the time of the inspection. Arrangements have been made to show this video during City Council's meeting.

Section 124 of The Urban Municipality Act allows City Council to:

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'declare any building a nuisance if, because of its ruinous or dilapidated state or its faulty construction, or for any other reason, the Council is of the opinion that the building is

- a) dangerous to the public safety or health, or
- b) substantially depreciates the value of other land or improvements in the vicinity.'

Based on the reports of the Saskatoon Community Health Unit and of the Fire Department, the building at 326 - 2nd Avenue South (i.e. the Baldwin Hotel) is dangerous to the public's safety and health and should be demolished.

City Council should be aware that there are outstanding taxes on this property. Also, for City Council's information, the demolition costs have been estimated to be approximately \$159,000. These costs include the following:

Basic demolition cost	\$66,500
Removal and clean-up of pigeons	22,000
Asbestos abatement	24,400
Miscellaneous costs - sidewalk and lane repair	3,000
- utility removals/protection	5,000
- adjacent site protection	<u>1,500</u>
Sub-total	\$122,400
Applicable taxes	18,300
Contingency	12,200
Project Management	<u>6,100</u>
	<u>\$159,000"</u>

- RECOMMENDATION:**
- 1) that the information be received;
  - 2) that the property known as 326 - 2nd Avenue South (i.e. the Baldwin Hotel) be declared to be a nuisance pursuant to Section 124 of The Urban Municipality Act because, in City Council's opinion, the building in its current dilapidated condition is dangerous to the public's safety and health; and,
  - 3) that the City Solicitor be instructed to give written notice to the owner and person(s) having an interest in the land of the date of a hearing wherein City Council will consider the making of an Order for Demolition of the building on this

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site.

*City Council viewed a video prepared by the Saskatoon Community Health Unit regarding the condition of the property.*

- IT WAS RESOLVED:*
- 1) that the information be received;*
  - 2) that the property known as 326 - 2nd Avenue South (i.e. the Baldwin Hotel) be declared to be a nuisance pursuant to Section 124 of The Urban Municipality Act because, in City Council's opinion, the building in its current dilapidated condition is dangerous to the public's safety and health; and*
  - 3) that the City Solicitor be instructed to give written notice to the owner and person(s) having an interest in the land of the date of a hearing wherein City Council will consider the making of an Order for Demolition of the building on this site.*

**B10) Subdivision Application #1/93  
247 Hunt Road  
For Information Only  
(File No. CC 4300-2-2)**

Subdivision Application: #1/93  
Applicant: Land Manager, City of Saskatoon  
Legal Description: Municipal Reserve, Part of Plan No. 86-S-17948  
Location: Ernest Lindner Park, Cowley Road  
Current Zoning: R.1A  
Date Received: January 7, 1993

The Acting General Manager of the Planning Department has received the above-noted application for subdivision which is being processed pursuant to the Subdivision Regulations and which will subsequently be submitted to City Council for its consideration.

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**RECOMMENDATION:** that the information be received.

*ADOPTED.*

**Section C - Finance**

**C1) 1992 Property Tax Survey  
City of Regina  
(File Nos. CC 1920-1 and 100-1)**

Attached for City Council's information is a report prepared by the City of Regina, which has summarized the property tax levels for major cities in Canada.

Highlights for the City of Saskatoon include:

I. Total Property Taxes on a Sample Single-Family Residential Property

In 1992, our City ranked fourth lowest in total property taxes payable on a single family residence. It is interesting to note that since 1989, when we ranked seventh lowest we have continually improved our position.

II. Total Property Taxes on a Sample Multi-Family Residential Property

The City has consistently ranked tenth lowest in this category for the last four years.

III. Total Property and Business Taxes on a Sample Commercial Property

Saskatoon has the fourth lowest taxes on this sample commercial property. This is an improvement from seventh position in 1991.

IV. Total Property Taxes on Sample Industrial Property

Saskatoon has the second lowest property taxes on a sample industrial property, an improvement of one ranking from 1991.

Although we do not have the lowest property taxes in Canada, our city compares very favourably. As well, our low property tax increases each year have helped us to improve or at least maintain our ranking.

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**RECOMMENDATION:** that the information be received.

*IT WAS RESOLVED: that the information be received and referred to the Saskatoon Economic Development Authority, the Saskatoon Chamber of Commerce, the North Saskatoon Business Association and the three Business Improvement Districts as information.*

**C2) Investments  
(File No. CC 1790-3)**

Report of the City Treasurer, January 5, 1993:

"With the approval of the Investment Committee, the attached list indicates purchases and sales for the City's various funds."

**RECOMMENDATION:** that City Council approve the above purchases and sales.

*ADOPTED.*

**C3) Forgivable Loans - YMCA and YWCA  
(File Nos. CC 1870-9 and 1870-14)**

City Council, at its meeting of April 28, 1990, agreed to provide forgivable loans of \$50,000 each to the YWCA and the YMCA.

Forgiveness was based on each organization raising double the amount of the loans through donations or sponsorships. This amount had to be collected prior to July 1, 1995, for the loan to be forgiven.

The YWCA, by the attached letter dated October 2, 1991, has indicated that it has met its commitment to raise a further \$100,000, and wishes to have its loan forgiven.

The YMCA, by the attached letter dated December 31, 1992, indicated it has raised a further \$100,000 and wishes to have its loan forgiven.

As the conditions of the loans have been met, the Administration supports the forgiveness of the loans.

**RECOMMENDATION:** that City Council approve the forgiveness of the \$50,000 loans to the YWCA and the YMCA.

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*ADOPTED.*

**C4) Financial Policies/Strategies  
(File No. CC 1704-1)**

Report of the City Comptroller, January 11, 1993:

"As we begin preparing the City's 1992 year-end financial statements, and being well advanced in the preparation of the 1993 Operating Budget, a number of financial issues have arisen which must receive City Council's consideration. Decisions arising from such consideration will impact the preparation of the Preliminary Budget to be presented to City Council. This report will highlight the issues which have been identified and conclude with a recommended course of action.

Derelict Buildings

In the past year, City Council has received numerous reports about buildings which are in a state of disrepair. In many cases, such buildings also represent properties for which tax arrears have become substantial. During periods of rising market values, there was never a concern that the possibility existed that the tax arrears could exceed the value of the property the City might receive through tax enforcement proceedings. However, property values in the past number of years in the City of Saskatoon have remained very stable and, for older buildings may have decreased. A review of tax arrears reveals that market values of some properties are very close to, or below, the amount of taxes owing on the property. In the case of derelict buildings, the values are substantially below the market value once demolition costs have been added.

In excess of \$1,500,000 has been identified as tax arrears for property, the market value of which may not be sufficient to cover the outstanding taxes. As part of the year-end reporting process, it is the responsibility of the City to evaluate the assets placed on its balance sheet. Therefore, based on the information available at this time, I will be recording, as an expenditure for 1992, an amount of \$500,000 as an allowance for uncollectible taxes. Consideration will also be made during the preparation of the 1993 Operating Budget for an inclusion of a further provision equal to the value of the taxes included in the roll for 1993 on the properties in question.

City Hospital

Section 8 of the Agreement for Sale of the City Hospital identifies levies and contributions to Public Health Services which must be included in the 1993 Operating Budget. The following is a comparison of the City's contribution in 1992 to the requirement for 1993:



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	<u>1992</u>	<u>1993</u>	<u>1997</u>
Hospital Levy:			
One mill (based on previous year mill)	\$1,125,200		
Two mills (based on previous year mill)		\$2,267,800	2,267,800
Debt charges (land)	455,800	-	
Public Health Services	<u>2,289,000</u>	<u>1,100,000</u>	<u>2,334,000</u>
Total	<u>\$3,870,000</u>	<u>\$3,367,000</u>	<u>4,601,800</u>

Although the agreement is for the sale of the City Hospital, another consequence of the sale was the purchase of certain parcels of land in the City's North-East Sector. To properly reflect the transaction in the City's accounts, any costs related to the purchase were recorded within the context of a land purchase. City Council approved the withdrawal of funds from the Property Realized Reserve to finance the payment to Saskatchewan Housing Corporation of \$850,000, and the payment of all debts owing on the land associated with the new hospital and the advances made for the construction of the Parkade. Although these payments resulted in a decrease in the funds available for investment (and therefore interest earnings), that is merely the consequence of making a land purchase. Therefore, the debt charge of \$455,800 provided in 1992, will not be required in 1993. This amount composes the major portion of the variance of \$503,000 shown above.

The agreement also provides that, effective January 1, 1997, 'the City's annual contribution towards the cost of public health services shall be \$2,334,000, or such amount as has been agreed upon by the Minister and the City'. Unless the Minister and the City can agree upon a lower amount, I would suggest that this part of the agreement creates the potential requirement in 1997, to add an additional \$1,234,000 to our contribution to Public Health Services.

Interest Stabilization Reserve

The Interest Stabilization Reserve was established in July, 1983, in response to the volatile interest rates which were being experienced. The policy resolved issues relating to large variances in the interest earnings which were included in budgetary estimates. The greatest problem which the Reserve was intended to resolve was the impact of major decreases in rates and, therefore, the need to respond to the reduction in earnings through property tax increases or program expenditure reductions.

The Reserve has worked very well in accomplishing its objective. Although rates have continued to be volatile, the impact on the Operating Budget has been gradual. For the past number of years, funds have been withdrawn from the Reserve and allowed the City to maintain a level of interest related earnings at a level sufficient to ensure that this revenue source did not add to already difficult budgetary problems.

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The Interest Stabilization Policy provides that a 'base level' of interest earnings be included in the Operating Budget for each year. This is calculated by using a five year moving average of the 90 day Government of Canada Treasury Bill rates, applied to a 24 month moving average of funds available for investment. The difference between the 'earnings' calculated using this formula and the estimate of actual interest earned during the year is withdrawn from or transferred to the Reserve. At year-end, the transfer is adjusted based on actual interest earnings for the year to ensure that the 'base level' earnings are maintained in actual results for the year.

The problem which we presently face is the fact that, with the exception of 1992, interest rates have remained fairly stable. This stability means that in 1994, the five year moving average formula will include two and a half years during which interest rates remained in double digits (from a low of 10.89% to a high of 13.62%). Recent trends to substantially lower interest rates (currently projected at 6.5% to 7.0%) will result in the need for further withdrawals from the Reserve in 1994 and 1995. The ability to estimate the adequacy of the reserve is complicated by the impact a 1% variance in rates can have on the City's earnings. Based on the average pool of funds available, a 1% adjustment in rates could impact the City by \$900,000 annually.

As discussed previously with City Council, the continued application of the Interest Stabilization Reserve policy into 1993 will once again require a withdrawal from the Reserve. Since the withdrawal exceeds the funds which would remain in the Reserve at December 31, 1992, City Council approved the transfer of \$900,000 in Sinking Fund surplus to the Reserve. Based on current estimates, this transfer plus the estimated opening balance in the Reserve at January 1, 1993, will not be sufficient to meet the requirements of the Policy for 1993.

**Recommended Course of Action**

The following summarizes the four budgetary problems/benefits which have been identified in this report:

1. Tax arrears on certain properties have been identified as nearing or exceeding the market value of the properties (including provisions for demolitions if required) resulting in the need to make a provision for uncollectible taxes receivable in 1992 totalling \$500,000, and the need to address the impact of these properties on future operating budgets.
2. The application of the City Hospital sale agreement will result in a short term reduction in the City's health care contributions of \$503,000.
3. The application of the City Hospital sale agreement will result in the need to increase the City's health care contribution in 1997 by as much as \$1,334,000.

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4. The balance in the Interest Stabilization Reserve, subject to final year-end results, will not be sufficient to fully fund the application of this Reserve for 1993 and a further shortfall is anticipated for 1994.

The matter of tax writeoffs previously referred to in this report will have a major impact on the 1992 year-end results. In September, it was estimated that the City would end the year with a deficit which would deplete the balance in the Revenue Stabilization Reserve. The addition, therefore, of a further \$500,000 may result in having to add this amount to the 1993 Operating Budget. Final year-end results will not be available until City Council's meeting of February 15, 1993. Similarly, the ability of the Interest Stabilization Reserve to fully fund the City's budgetary interest income provision will not be determined until after the 1992 year-end balance in this Reserve has been confirmed. For these reasons, it is recommended that a \$500,000 expenditure be included in the 1993 Preliminary Operating Budget as a transfer to reserves in order to allow the City to address both of these concerns.

The \$500,000 transfer to reserves referred to above can be financed from the reduction in health care costs which has occurred as a result of the application of the City Hospital sales agreement. The first priority of the reserve provision will be to fund any shortfall in the Revenue Stabilization Reserve and, secondly, to increase the sufficiency of the Interest Stabilization Reserve. A final recommendation will be the subject of a further report to City Council upon completion of the 1992 year-end financial statements. It is recommended that the \$500,000 be retained in future budgets for one time expenditures such as supplementing insufficient reserves so as to ensure that these funds are available as part of the tax base required in 1997 to fund the additional costs associated with health care. It is further recommended that the City take a proactive approach to the problem identified for 1997 by increasing the transfer to reserves annually commencing in 1994, by an amount of \$200,000. This would ensure that the funding necessary to finance the increased health care costs is in place when required in 1997."

- RECOMMENDATION:**
- 1) that the initial savings of \$500,000 identified through the application of the City Hospital sales agreement be used to fund a 1993 Preliminary Operating Budget provision for a transfer to Reserves;
  - 2) that the transfers to reserves increase by \$200,000 annually commencing in 1994 to ensure that adequate funding for the City's share of health care is in place by 1997; and,
  - 3) that the annual transfers to reserves as a result of this recommendation be the subject of a report to City Council prior to its inclusion in future operating budgets.

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- IT WAS RESOLVED:*
- 1) *that the initial savings of \$500,000 identified through the application of the City Hospital sales agreement be used to fund a 1993 Preliminary Operating Budget provision for a transfer to Reserves;*
  - 2) *that the transfers to reserves increase by \$200,000 annually commencing in 1994 to ensure that adequate funding for the City's share of health care is in place by 1997;*
  - 3) *that the annual transfers to reserves as a result of this recommendation be the subject of a report to City Council prior to its inclusion in future operating budgets; and*
  - 4) *that the City of Saskatoon reaffirm its position that property tax should not be used for funding health care.*

**C5) Business Tax Adjustments  
December, 1992  
(File No. CC 1985-2)**

Report of the City Treasurer, January 11, 1993:

"Submitted, copy attached, is a listing of 1992 Business Tax Adjustments in the total of \$10,468.82, which requires Council's approval for write-off.

The listing represents businesses which have discontinued business at the premises indicated; these accounts are not uncollectible, but require adjustment in keeping with Business Tax Bylaw #6714(12) which states:

'Where a business is commenced after the 31st day of January or is discontinued before the 1st day of December, the Council, shall, upon written request, adjust the amount levied with respect of that business to correspond with the portion of the year during which the business is, or was, carried on; PROVIDED that such request is made before the expiration of one year following the year in respect of which the amount levied is to be adjusted.'

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Business tax adjustments are offset by supplementary assessments on new businesses or businesses that relocate, renovate, or enlarge premises.

The distribution of this write-off will be as follows:

City	\$ 4,332.70
School Boards	5,394.91
Business Improvement Districts	<u>741.21</u>
	<u>\$10,468.82</u>

**RECOMMENDATION:** that Council approve of the 1992 Business Tax write-off in the amount of \$10,468.82, for the reasons detailed on the attached list for the period December 1, 1992 to December 31, 1992.

*ADOPTED.*

**C6) Capital Budget - 1993  
Capital Plan - 1994 - 1997  
(File No. CC 1702-1)**

Attached is a copy of the 1993 Capital Budget/Capital Plan - 1994-1997, for Council's information.

**RECOMMENDATION:** that the information be received.

*ADOPTED.*

**Section D - Services**

**D1) Routine Reports Submitted to City Council**

<u>SUBJECT</u>	<u>FROM</u>	<u>TO</u>
Business Tax - General License	December 1, 1992	December 31, 1992

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(copy attached)  
(File No. CC 435-13)

Property Tax Collections (copy attached) (File No. CC 435-8)	December 1, 1992	December 31, 1992
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Statement of Residential & Miscellaneous Lot Sales (copy attached) (File No. CC 435-2)	December 1, 1992	December 31, 1992
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Schedule of Accounts Paid \$731,044.47 (File No. 1530-2)	December 12, 1992	December 14, 1992
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Schedule of Accounts Paid \$1,354,211.58 (File No. CC 1530-2)	December 23, 1992	December 30, 1992
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Schedule of Accounts Paid \$4,420,244.25 (File No. CC 1530-2)	December 29, 1992	January 6, 1993
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Schedule of Accounts Paid \$315,564.82 (File No. CC 1530-2)	January 5, 1993	January 7, 1993
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Schedule of Accounts Paid \$2,413,078.25 (File No. CC 1530-2)	January 6, 1993	January 12, 1993
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**RECOMMENDATION:** that the information be received.

*ADOPTED.*

**D2) Appointment of Acting City Clerk  
February 15 to March 1, 1993, Inclusive  
(File No. CC 4510-1)**

It is reported to City Council that the City Clerk will be absent from February 15 to March 1, 1993, inclusive.

**RECOMMENDATION:** that pursuant to Section 63(3) of The Urban Municipality Act, Mrs.

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Marlene Hall be appointed Acting City Clerk during the above-noted absence of the City Clerk.

*ADOPTED.*

**D3) Pension Administration Board  
- Amendment to Superannuation Pension Plan  
Bylaw No. 6321  
(File No. CC 4731-5)**

Report of the City Solicitor, January 14, 1993:

"In June of 1992 the City entered into agreements for the transfer of Saskatoon City Hospital and the Community Health Unit to the Saskatoon Health Board. The agreements provided for the ongoing participation in the City's General Pension Plan of those employees of the Hospital and the Board who were members of the City's Plan at the time of the transfer.

The matter was considered by the Pension Administration Board at its meeting held September 8, 1992, at which time the Board resolved in part:

- a) that the City Solicitor be requested to prepare an amendment to Bylaw No. 6321, which addresses the eligibility and ongoing participation of new and present employees of the Saskatoon Community Health Unit;
- b) that the amendment to Bylaw No. 6321 be submitted to City Council for approval; and'

Pursuant to the Board's resolution, we have prepared and enclose proposed Bylaw No. 7334 to amend Bylaw No. 6321."

**RECOMMENDATION:** that City Council consider Bylaw No. 7334.

*IT WAS RESOLVED: that the matter be referred back to the Pension Administration Board.*

**REPORT NO. 1-1993 OF THE PLANNING AND DEVELOPMENT COMMITTEE**

Composition of Committee

Councillor G. Penner, Chair  
Councillor K. Waygood  
Councillor P. McCann

**1. Rental of City-Owned Property**

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**License Agreement  
City Hall Cafeteria  
P.J.'s Concession  
(File No. CK. 640-9) \_\_\_\_\_**

Report of the General Manager, Civic Buildings and Grounds Department, December 15, 1992:

"Mr. Barry Morgan of the Morgan Theberge Law Firm has requested on behalf of his client, P.J.'s Concession, who operates the City Hall Cafeteria, to extend the existing licence agreement beyond the May 31, 1993, expiration date. (A copy of this agreement has been attached.) The existing agreement is for the term from June 1, 1992, to May 31, 1993. Under Clause 12.2 of the agreement, P.J.'s Concession can request a one-year extension; however, no more than two extensions shall be permitted.

The licensee has requested a two-year extension as a means of reducing legal costs associated with two one-year extensions. The licensee has also requested permission to delete the preparation of buffet-style hot meals during the summer months when there is little demand for a full hot lunch. Short-order grill services will continue to be available on demand and hot lunches will be catered for meetings, if requested in advance.

During 1990, an employees' committee was established to monitor the Cafeteria's operations. A recent survey of this committee's members indicates that the employees are generally satisfied with the food service that is being provided. Based on the employees' satisfaction level and the fact that the City can terminate the agreement at any time if there is a default in the service, the Civic Buildings and Grounds Department supports both the two-year extension and the reduction of the hot-meal service during the summer."

Attached is a copy of letter dated November 25, 1992 from Mr. Barry Morgan.

- RECOMMENDATION:**
- 1) that the existing license agreement between the City of Saskatoon and P.J.'s Concession to operate the cafeteria in City Hall be extended for a two-year period, but that the following changes be incorporated into the amended agreement:
    - a) that Clause 1.2 be changed to apply for the period from June 1, 1993, up to and including May 31, 1995,



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- b) that Clauses 12.1 and 12.2 which provide for further extensions be deleted;
- 2) that the request (as outlined in Mr. Morgan's November 25, 1992, letter) to delete the general provision of hot entrées at lunch during the summer months be approved; and
- 3) that the City Commissioner and City Clerk be authorized to sign the amended agreement, on behalf of the City, in the form which has been prepared by the City Solicitor.

*Pursuant to earlier resolution, Item A.13 of "Communications" was brought forward and considered.*

*IT WAS RESOLVED: 1) that the existing license agreement between the City of Saskatoon and P.J.'s Concession to operate the cafeteria in City Hall be extended for a two-year period, but that the following changes be incorporated into the amended agreement:*

- a) *that Clause 1.2 be changed to apply for the period from June 1, 1993, up to and including May 31, 1995,*
- b) *that Clauses 12.1 and 12.2 which provide for further extensions be deleted;*
- 2) *that the request (as outlined in Mr. Morgan's November 25, 1992, letter) to delete the general provision of hot entrées at lunch during the summer months be approved; and*
- 3) *that the City Commissioner and City Clerk be authorized to sign the amended agreement, on behalf of the City, in the form which has been prepared by the City Solicitor.*

**2. Request from the Saskatchewan Department of Highways and Transportation for the Donation of City-owned Land**

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**for a Right-of-Way at McKercher Drive and Highway No. 5  
Part of Parcel K, Plan 68-S-18726  
(File No. CK. 4215-1)**

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Report of the Land Manager, December 8, 1992:

"The Saskatchewan Department of Highways and Transportation's upgrading of Highway No. 5 to four lanes involves constructing two new lanes to the south of the existing two-lane road. This project extends from McKercher Drive to the intersection with Highway No. 41.

Within the City limits and adjacent to the McKercher Drive interchange, the new right-of-way, that is created by the widening project, encroaches on City-owned land (Parcel K, Plan 68-S-18726). The earlier construction of the McKercher interchange also encroached on this parcel.

The Department of Highways and Transportation provided funding for the portion of Parcel K (0.176 ha.) that was required for the interchange. It is now asking the City if it would donate the portion of Parcel K (0.350 ha.) that is required for the four-laning project. (See the attached November 10, 1992, letter from the Department's District Land Negotiator.)

The City's Transportation Engineer sees no difficulties with transferring this property to the Provincial Government. He has also recommended that in order to `maintain the spirit of cooperation that exists between the two Departments [i.e. the Saskatchewan Department of Highways and Transportation and the City's Engineering Department] that a portion of Parcel K be donated to the Province'. Some examples of the assistance that the City has received from the Provincial Department are outlined in the Transportation Engineer's November 17, 1992, memorandum (a copy of which is attached).

Parcel K is a buffer strip that is not developable. Therefore, the City's Land Department concurs with the recommendation to transfer this land to the Provincial Department. He also has recommended that the Province should be required to pay all of the costs that are associated with the transfer."

Your Committee has reviewed this matter and

- RECOMMENDS:**
- 1) that approximately 0.526 ha. of Parcel K, Plan 68-S-18726 (as shown on the attached plan) be transferred to the Saskatchewan Department of Highways and Transportation;
  - 2) that all of the costs associated with this transfer of ownership be charged to the Saskatchewan Department of Highways and Transportation; and
  - 3) that the City Solicitor prepare the necessary documents, for

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execution by His Worship the Mayor and the City Clerk.

*ADOPTED.*

**REPORT NO. 2-1993 OF THE PLANNING AND DEVELOPMENT COMMITTEE**

Composition of Committee

Councillor K. Waygood, Chair  
Councillor G. Penner  
Councillor P. McCann

**1. Decision - Development Appeals Board Hearing  
1004 Taylor Street  
(File No. CK. 4352-1)**

Attached is a copy of Record of Decision of the Development Appeals Board dated December 21, 1992, respecting the above appeal.

Council will note that the Board GRANTED the appeal.

Pursuant to Council policy in such matters, the Director of Planning and Development is to report to the Planning and Development Committee with recommendations.

Attached is a copy of a report of the Director of Planning and Development dated January 4, 1993, together with a report of the A/General Manager, Planning Department, dated December 30, 1992.

Your Committee has reviewed this matter and

**RECOMMENDS:** that the City Solicitor be instructed to advise the Planning Appeals Committee of the Saskatchewan Municipal Board that the City wishes to appeal the above decision of the Development Appeals Board.

*ADOPTED.*

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**2. Decision - Development Appeals Board Hearing  
816 - 11th Street East  
(File No. CK. 4352-1)** \_\_\_\_\_

Attached is a copy of Record of Decision of the Development Appeals Board dated December 21, 1992, respecting the above appeal.

Council will note that the Board GRANTED the appeal.

Pursuant to Council policy in such matters, the Director of Planning and Development is to report to the Planning and Development Committee with recommendations.

Attached is a copy of a report of the Director of Planning and Development dated December 23, 1992, together with a report of the A/General Manager, Planning Department, dated December 23, 1992.

Your Committee has reviewed this matter and

**RECOMMENDS:** that the above decision of the Development Appeals Board not be appealed to the Planning Appeals Committee of the Saskatchewan Municipal Board.

*ADOPTED.*

**3. Decision - Development Appeals Board Hearing  
314 Avenue M North  
(File No. CK. 4352-1)** \_\_\_\_\_

Attached is a copy of Record of Decision of the Development Appeals Board dated December 21, 1992, respecting the above appeal.

Council will note that the Board GRANTED the appeal.

Pursuant to Council policy in such matters, the Director of Planning and Development is to report to the Planning and Development Committee with recommendations.

Attached is a copy of a report of the Director of Planning and Development dated December 23, 1992, together with a report of the A/General Manager, Planning Department, dated December 23, 1992.

Your Committee has reviewed this matter and

**RECOMMENDS:** that the above decision of the Development Appeals Board not be appealed

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to the Planning Appeals Committee of the Saskatchewan Municipal Board.

*ADOPTED.*

**4. Building Permit Activity  
 January 1 to December 31, 1992  
 (File No. CK. 425-1)**

Report of the Acting General Manager, Planning Department, January 5, 1993:

"During its October 5, 1992, meeting, the Planning and Development Committee considered a report which provided a nine-month (January 1 to September 25) analysis of Saskatoon's construction activity (as measured by the issuance of building permits) for 1992, as compared to 1991. In order to update the Committee, the following report provides information on the City's building-permit activity for the entire year (January 1 to December 31).

While the amount which was projected in the preparation of the 1992 Operating Budget (\$110.0 million) was not realized, the value of building permits which were issued last year were nevertheless higher than the amount for the previous year. The actual value of construction (\$93.2 million) is 8% above last year's actual value of \$86.2 million. The number of permits which were issued increased by 5%.

<b>Value, Number, and Percentage Change of Building Permits Issued in Saskatoon January 1 to December 31</b>					
	1992		1991		Percentage Change (Dollars)
	Number	Dollars	Number	Dollars	
Residential	1,035	31,124,000	986	20,861,000	49
Apartment	120	11,241,000	54	9,171,500	23
Commercial	290	28,155,500	375	23,558,000	20
Industrial	57	5,266,000	49	5,261,000	0
Institutional	68	12,320,000	92	25,079,000	-51
Other	210	5,108,900	198	2,303,200	122

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<b>TOTAL</b>	1,780	93,215,400	1,754	86,233,700	8
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On a sectorial basis, the value of building permits for one- and two-unit dwellings, additions to existing dwellings, and private garages (i.e. the residential component of the preceding table) was 49% higher in 1992 than the value for the comparable period in 1991. The number of permits was up by 5.0%.

The value of apartment construction (including social housing projects) was 23% higher in 1992 than the value for the comparable period in 1991. The value in the fourth quarter has followed a similar upswing in the residential category, reflecting the interdependence of the factors which affect these markets. (It is interesting to note that the six-month report showed that apartment construction was 57% lower than the comparable 1991 figures.) Therefore, there has been a significant increase in this category during the last half of 1992.)

The value of commercial construction was 20% higher than the value for the comparable period in 1991. The expansion to Market Mall (\$9.5 million), Toys 'R' Us (\$1.5 million), and a 6-storey office-tower (\$6.0 million) dominated this sector.

The total value of industrial building permits was the same as last year. The construction of additions to existing facilities was dominated by Hitachi's plant expansion (\$0.7 million) and two additions to CSP Foods's facility (\$1.8 million), while new facilities included the construction of an airport hangar building (\$1.0 million).

The renovations to City Hospital and to Royal University Hospital, as well as the construction of the new Mayfair United Church, were the major contributors to the value of institutional building-activity in 1992. Overall, the value of institutional permits was 51% below the comparable figure for 1991 and was the consequence of very significant public-sector investment in hospitals and educational buildings which had been realized in previous years.

The miscellaneous category (i.e. other permits) incurred a significant increase (122%) in value over the comparable period in 1991. The construction of an overpass-bridge and alterations to the water treatment plant were major factors in this increase."

In summary, Saskatoon realized a healthy upturn in construction activity during 1992. Every category, except institutional construction (which was being supported in previous years by government-funded projects), realized increases in the value of building activity.

The Director of Planning and Development has reported that for 1993, the Planning Department has projected that the value of construction will reach \$109.5 million. This is a preliminary estimate

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and will be reviewed again prior to the finalization of the 1993 Operating Budget.

**RECOMMENDATION:** that the information be received.

*ADOPTED.*

**5. Childcare at Leisure Services Facilities  
(File No. CK. 610-1)**

Report of the Acting General Manager, Leisure Services Department, December 7, 1992:

"Overview

During its review of the Leisure Services Department's 1992 Operating Budget, City Council decided against providing a subsidy for childcare services at the City's major leisure facilities. The Administration was asked to explore methods to continue providing these services on a fully cost-recovered basis.

On August 17, 1992, City Council received a report on the Leisure Services Department's review of its childcare services. (A copy of this report has been attached.) The report concluded that childcare services should be subsidized in a manner which is consistent with other programs and services that are offered at these facilities. The Department also proposed setting its childcare fees on a per-hour basis, similar to its registered lessons.

After further review, the Leisure Services Department now believes that because childcare is essentially delivered as a drop-in program, it is preferable to charge for the service on a per-use basis, similar to general admissions. This change is a result of the Department's recently completed review of the fees charged for all of its recreational programs.

Based on customer-input and a review of comparable market rates, the Leisure Services Department maintains that there is a need to subsidize childcare services which are delivered in conjunction with certain day-time adult programming. On November 9, 1992, City Council approved revisions to the financing philosophy and pricing criteria for general drop-in admissions at the City's five major indoor leisure facilities. The fees will now be set to recover 75% of their costs.

The following report now proposes to apply this financing philosophy to the provision of childcare services at the Cosmo Civic Centre, the Lakewood and Lawson Civic Centres, and the Saskatoon Field House. This report also proposes a fee structure and subsidy for

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childcare which will add \$7,500 to the Leisure Services Department's 1993 operating budget.

Childcare Study

To better understand the demand for childcare services, the customers' expectations and willingness to pay for these services, the necessity of subsidizing childcare, and the level of subsidy that may be required, the Leisure Services Department was directed by City Council to undertake a comprehensive review of the need for these services at its major facilities. During the first two weeks of June, the Department utilized customer surveys and focus-group discussions to obtain input from childcare users and from customers at the Cosmo Civic Centre, the Lakewood and Lawson Civic Centres, and the Saskatoon Field House.

According to these surveys and discussions, the majority of our customers believe that it is important for the City's leisure facilities to provide childcare services and that municipal tax dollars should be used to subsidize these services in order to maintain reasonable rates. (A copy of the results of the Department's childcare study has been appended to this report.) The following are some of the study's highlights:

- Childcare users consider this service to be an essential part of day-time programming. Without affordable childcare, most would be unable to participate as often as they would like in the programs that are offered at our civic facilities. They also feel that by eliminating childcare subsidies, the City is treating parents (primarily women) with small children inequitably in relation to the users of most of the Department's other programs that are currently subsidized to some degree.
- In addition to facilitating adult-use during day-time hours, there was a strong feeling among the participants that a childcare service provides significant social and recreational benefits to children which are similar to other pre-school programs.
- While the participants generally believe that they should pay a reasonable share of the cost, the users also feel that childcare should be subsidized in a manner which is comparable to any other program or activity that is offered at the civic facilities.
- The majority of the City's customers believe that it would be reasonable to subsidize between 25% and 50% of the cost for childcare at the civic leisure facilities.
- 50% of the childcare users and 22% of the facilities' users indicate that the cost of childcare prevents them from participating as often as they would like in leisure programs at the civic facilities. Cost is the most likely barrier for parents with more than one child using the service.



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- Most childcare users consider rates of up to \$2.50 for the first child of a family and \$1.50 for each additional child to be a reasonable amount to pay for childcare.
- Childcare users generally do not favour a pre-registered service, but are interested in volume discount packages.
- The majority of the childcare users are regular customers who participate in programs twice a week or more throughout the period from September to June.

Financial Objective

On November 9, 1992, City Council revised the financing philosophy for general drop-in admissions at the City's five major indoor leisure facilities. The rates will be set to recover 75% of the cost of providing these services. Therefore, the Leisure Services Department now proposes to apply the same philosophy to the delivery of childcare services at the Cosmo Civic Centre, the Lakewood and Lawson Civic Centres, and the Saskatoon Field House.

Based on the customer-survey and focus-group discussions, it is evident that a childcare service is an important consideration in adult programming during the day-time period. As such, the Leisure Services Department believes that it must provide a reasonably-priced childcare service in order to increase the usage of the City's leisure facilities during these lower-use time periods. The Department's July 1992 survey of market rates for comparable childcare services indicates that with a 100% cost-recovery objective, the civic facilities would not be competitive with other service providers. (See Appendix A.)

The Department also believes that there are values which accrue to the community when incentives are provided to encourage parents with small children to participate in leisure activities. While it has been suggested that the service is simply a form of child supervision (i.e. babysitting), childcare users view it differently. For the parent, these leisure activities are beneficial in improving their physical and mental well-being. For pre-school children, the childcare service provides an opportunity for social interaction in a safe and healthy play-environment.

The Basis for Setting Childcare Fees

On August 17, 1992, City Council considered a report in which the Leisure Services Department proposed to set the childcare fees on a per-hour basis similar to its registered lessons. However, as a result of its recently completed review of the fees charged for all of the City's recreational programs, the Department's position has changed. It now believes that

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because childcare is essentially delivered as a drop-in program, it is preferable to charge for the service on a per-use basis, similar to general admissions.

When City Council approved the financing philosophy for general drop-in admissions, it also established a new rate structure based on the following criteria:

- The adult rate will continue to be the base rate upon which all admission fees are set.
- The youth rate for anyone who is 6 to 18 years of age will be 60% of the base rate.
- Pre-school children, 5 years of age and under, will be admitted free of charge.

Childcare does not exactly fit these criteria because it does not apply to most youths and it provides leisure benefits to both adults and pre-school children at the same time. Also, in order to maintain an adequate ratio of childcare workers to children, the direct cost of providing supervision rises with increased usage and/or with usage by parents with infants. Hence, in order to maintain a consistent approach to setting the fees and to achieve its financial objectives, the Leisure Services Department believes it is necessary to establish a separate rate structure for its childcare services. In this context, the following criteria are being proposed:

- The adult general admission rate for drop-in programs will be the base rate for setting the childcare fee for the first child of a family.
- The childcare rate for each additional child of a family will be 60% of the base rate.

Childcare Volume Discounts

When City Council approved the new rates for general drop-in admissions at the City's five major leisure centres, it also agreed to provide all customers who purchase bulk tickets in multiples of ten with a volume discount of 20% off the regular general admission rate. The Leisure Services Department proposes to apply the use of bulk tickets to include childcare.

By committing to use the childcare service by paying in advance, the bulk tickets will provide parents with fees which are reasonable and are competitive with comparable market rates. (According to the focus-group discussions, up to \$2.50 for the first child of a family and \$1.50 for each additional child are reasonable charges for childcare.) In addition, the Department believes that providing childcare incentives which encourage parents to participate in day-time programs will be beneficial to achieving its financial objective.

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Proposed Childcare Rates

Based on the preceding criteria and on the general admission rates which were approved by City Council on November 9, 1992, the Leisure Services Department proposes the following charges for its childcare services:

- Childcare Drop-in Rates:  
  
\$3.00 for the first child of a family; and,  
\$1.80 for each additional child.
  
- Childcare Bulk Ticket Rates:  
  
\$2.40 for the first child of a family; and,  
\$1.45 per hour for each additional child.

The Goods and Services Tax is not applicable to childcare services.

Subject to budgetary approval of the subsidization provision, the above-noted rates will be effective from April 1, 1993, to December 31, 1994. As a result of the approved financing strategy for general admissions, the base rate for the first child of a family (which is equivalent to the base adult rate) will increase by 30 cents annually, beginning on January 1, 1995, until the financial goal for general admissions is achieved.

The Leisure Services Department will monitor the impact of the new fee structure on its adult day-time programs. If the subsidized childcare does not contribute to increased revenues for these programs or if future rate increases result in a decline in usage, the Department will prepare a further financial assessment and will, if necessary, provide recommendations to City Council on an appropriate course of action.

Financial Impact of Proposed Childcare Rates

Childcare services are delivered in conjunction with adult day-time programs of which the majority are one hour or less in length. Therefore, charging for the service on a per-use basis will not cause a significant change in the average amount that our customers now pay for childcare.

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Based on the Department's 1993 revenue projections, the proposed fees will recover the full cost for direct labour, materials and supplies, and all customer-service costs directly related to the childcare service. The fees will also generate space-rental revenues of \$2,000. This amount is not sufficient to recover the full rental costs and thus, a subsidy in the amount of \$7,500 will be required in 1993. The Leisure Services Department has included this amount in its 1993 operating estimates for general admission programming.

Conclusion

Based on its experience and on the input from its customers, the Leisure Services Department has determined that childcare is an important consideration for those parents of small children who wish to participate in our programs during the day. As such, the Department believes that the availability of a competitively-priced childcare service is a necessary component in its strategy to increase the revenues which are generated during the lower use day-time periods.

The Department is confident that the proposed childcare fee-structure will generate sufficient revenues to recover all of the direct costs in delivering this service (i.e. labour, materials and supplies) and to pay a portion of the space-rental costs. The Department is also confident that this approach will satisfy the concerns of our existing customers and will provide an incentive which encourages more adult participation in the City's day-time programs."

Your Committee has reviewed this matter and

**RECOMMENDS:** that the following pricing strategy for childcare services that are provided by the Leisure Services Department at the Cosmo Civic Centre, the Lakewood Civic Centre, the Lawson Civic Centre, and the Saskatoon Field House, for implementation on April 1, 1993 (subject to City Council's approval of the associated subsidy in the 1993 Operating Budget):

- 1) that the financial objective for childcare be set to recover 75% of the total cost of providing the service;
- 2) that the rate structure for childcare be as follows:
  - a) the adult general admission rate for drop-in programs will be the base rate upon which the childcare fee for the first child of a family will be set; and
  - b) the the rate for each additional child of a family will be 60%

of the base rate; and

- 3) that bulk tickets which provide patrons with a 20% volume discount (off the regular general admission rates) when purchased in multiples of ten be approved for childcare use.

*IT WAS RESOLVED: that the matter be referred back to the Planning and Development Committee to consider alternate service delivery opportunities for childcare and report back to Council.*

**6. Pleasant Hill Neighbourhood  
Open-Space Deficiency  
Redevelopment of Grounds at St. Mary School  
(File No. CK. 4110-1)**

Report of the Acting General Manager, Leisure Services Department, December 7, 1992:

"Background

In an April 22, 1992, report to City Council on its recent review of the Core Neighbourhood Study, the Planning Department indicated that the infrastructure (using the broadest definition of this term) of several inner-city neighbourhoods is deteriorating and that efforts should be made to rectify these problems. Within the context of this Study, the Pleasant Hill Neighbourhood was identified as one of Saskatoon's neighbourhoods that required assistance, through zoning, to regain its stability and viability as a community. This Neighbourhood has also received attention through other public- and non-public-sector initiatives (e.g. social housing projects, the expansion and redevelopment of Pleasant Hill Neighbourhood Park).

The following report addresses the provision of additional park-space in the Pleasant Hill Neighbourhood. (This is the result of the general and on-going efforts that the Leisure Services Department is taking to address the neighbourhood-park deficiencies in several neighbourhoods throughout Saskatoon.) While the development of open-space within a neighbourhood is one of a number of mechanisms that can be used to rehabilitate a community, it is also a very visible way of showing concrete action and support for the neighbourhood by the municipality.

During the development of the City's open-space guidelines, the Leisure Service Department identified a number of neighbourhoods that are deficient in park-space. A proposed set of open-space administrative guidelines have been developed within the

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Planning and Development Division. These guidelines suggest that approximately 16 acres (6.47 ha.) of park-space will adequately serve a population of 5,000 people (12 acres for a central park and four acres dispersed as pocket park[s]).

The Leisure Services Department regularly monitors the amount of neighbourhood park-land that has been developed and identifies those neighbourhoods where deficiencies exist in relation to the guidelines. The neighbourhoods with deficiencies are prioritized in accordance with the following criteria:

- a need for additional park-space being expressed by the community association,
- the size of the deficiency relative to the size of the existing park-space (neighbourhood, district, and multi-district),
- the access to existing open-space, and
- the proximity to neighbourhood-park components.

The open-space deficiencies in the Pleasant Hill Neighbourhood have been identified as a priority which should be addressed through additional neighbourhood park-space. In applying the open-space guidelines, this Neighbourhood has a population of 3,396 people and therefore, requires approximately 4.1 ha./10.86 acres (3,396 / 5,000 x 16 acres) to serve its neighbourhood-park requirements. Currently, the Pleasant Hill Neighbourhood is served by D.L. Hamilton Park and Pleasant Hill Park for a combined total area of approximately 2.2 ha./5.47 acres, thereby leaving an approximate shortfall in its municipal reserve of 2.18 ha./5.39 acres.

Potential Park-space

During its review of the potential land for providing additional park-land within the Pleasant Hill Neighbourhood, the Leisure Services Department identified St. Mary School's grounds and the Catholic Board of Education's land directly south-east of St. Mary School as the most suitable parcels to serve as additional municipal reserve. (See the attached plan of both sites.) The combined total of these two parcels of land is 1.1 ha./2.78 acres.

The area around St. Mary School is bounded by 20th Street and Avenue P. These two heavily-used streets tend to isolate this area from the rest of the Pleasant Hill Neighbourhood and from the parks serving the rest of this Neighbourhood. It seemed appropriate, therefore, to approach the Catholic Board of Education to determine if it was interested in co-operatively redeveloping St. Mary School's grounds, as well as the Board's property on the corner of Avenue O and 19th Street (directly across the street from the School). A joint project would improve the quality of open-space within this area for all residents. The children attending St. Mary School would benefit from a substantial improvement in their play areas and the local residents of this area would also have improved park-space available for their use.

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Negotiations with Catholic Board of Education Officials

During preliminary discussions, the Associate Director of Facilities Services for the Catholic Board of Education was informed that the approximate cost of redeveloping the two parcels would be \$250,000 (an estimate which was prepared by the Civic Buildings and Grounds Department). He was also told that the Leisure Services Department was not interested in purchasing the School Board's property because the cost of the land would use a very significant portion of the available financial resources that could fund the construction and amenities of the new and redeveloped parks. Through a co-operative redevelopment of this land, the Catholic School Board would have either to give the land to the City or to enter into a lease arrangement that would guarantee that the land would remain a park if the School was closed.

In a June 12, 1992, letter (of which a copy is attached), the Catholic School Board's Associate Director of Facilities Services outlined a proposed funding arrangement for the development of its ~~two properties~~ near St. Mary School. In this proposal, the Board offered to commit \$75,400 towards the redevelopment project and the City would provide \$174,600. After further discussions on September 14, 1992, the issues relating to the maintenance of the park-land and the ownership of the redeveloped land were resolved to the satisfaction of all of the affected parties.

The proposed agreement contains the following conditions:

- 1) The project would be funded on the basis of \$75,400 from the Catholic Board of Education and \$174,600 from the City of Saskatoon. This funding is for the redevelopment of the School's site (excluding, generally, the land on which the School's building is situated and which will be more precisely defined through a survey of the property) and the adjacent parcel of land.
- 2) The Catholic Board of Education is prepared to enter into an agreement whereby it will retain the title to the land on which the School is situated and will give up the title to the remainder of the School's grounds and the adjacent parcel of land which will be developed into a park. The City will pay one dollar for the land that it acquires from the Catholic School Board for this particular park-redevelopment project. In the event that the School closes, the City will be given the first opportunity to purchase the property on which the School is located.
- 3) The Catholic Board of Education has access to the redeveloped park-land for as long as St. Mary School continues to operate as a school.
- 4) The City will maintain all of the redeveloped park-land to its standards and will be

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responsible for the costs of this maintenance.

- 5) The design of the park-lands will be undertaken through the normal public-input process that the City uses for all park development.

Financing of Proposed Development

The City's portion of the redevelopment of these lands in the vicinity of St. Mary School can be funded from the Dedicated Lands Account. At present, there is a balance of \$1,118,675 in the account."

Your Committee has been advised that the Civic Buildings and Grounds Department has estimated the annual maintenance costs of the redeveloped area to be approximately \$3,500. This will have an incremental impact on future operating budgets.

When the redevelopment agreement is finalized, it will be necessary to close the lane which is located on the parcel which is adjacent to the School's site. A plan of this parcel has been attached to this report to identify the lane that will be closed.

- RECOMMENDATION:**
- 1) that the City of Saskatoon's participation in the joint park development, with the Saskatoon Catholic Board of Education, of the Board's two properties that are known as the St. Mary School site (Plan FU all Lots 11-20) and the property south-east of this School (Lots 1, 15, 16, 17 in Block 10) be approved in accordance with the following five conditions as outlined in the above report:
    - a) the project be funded on the basis of \$75,400 from the Catholic Board of Education and \$174,600 from the City of Saskatoon;
    - b) the Catholic Board of Education enter into an appropriate agreement;
    - c) the Catholic Board of Education have access to the redeveloped park land for as long as St. Mary School continues to operate as a school;
    - d) the City maintain all of the redeveloped park land to



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its standards and be responsible for the costs of this maintenance; and

- e) the design of the park lands be undertaken through the normal public-input process that the City uses for all park development.
- 2) that the \$174,600 required as the City's share of the joint park-development be financed from the Dedicated Lands Account;
- 3) that the City Solicitor's Department be authorized to contact the officials and/or representatives of the Catholic Board of Education to initiate the appropriate procedures and to prepare the associated agreement and documents for the transfer of ownership and the redevelopment of the St. Mary School site and adjacent lands which the Board owns; and
- 4) that when the joint park-development agreement has been finalized, the Solicitor's Department be instructed to take the appropriate action to close the lane on Block 10 (which is between the north-east corner of Lot 17 to the north-west corner of Lot 1 and, following the C.N.R. right-of-way close, the south-east corner of Lot 15 to the south-west corner of Lot 1).

*ADOPTED.*

**7. City of Saskatoon Policy 10-006  
Pools (Paddling) -- Criteria for Evaluating Requirements  
(File No. CK. 614-0)**

Report of the Director of Planning and Development, December 14, 1992:

"Attached is a copy of City of Saskatoon Policy 10-006 (Pools [Paddling] -- Criteria for Evaluating Requirements) which has been in effect, fully, since 1980. The Leisure Services Department has reviewed this Policy and is recommending that it should be rescinded.

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The City no longer has an application procedure for determining whether paddling pools or other types of water features will be constructed in prepaid and non-prepaid areas. Today, a public participation process is used to determine the specific programming preferences and amenities that the residents want in each neighbourhood park. This process is undertaken within the context of the projected and available funding and requires City Council's approval of the timing for proceeding with the project.

Under the current practice, an outdoor water feature is constructed in the main neighbourhood park and is integrated with the playground program in each neighbourhood (based on the need that has been demonstrated by the residents). The Parks and Recreation (Prepaid) Levy contains a component for the construction of outdoor water features. The funding of these and other park facilities in non-prepaid areas (as well as the replacement of existing paddling pools in all areas) is addressed, during the review of the Capital Budget, when City Council allocates the available funding from the Reserve for Capital Expenditures."

Your Committee has reviewed the above policy and

**RECOMMENDS:** that City of Saskatoon Policy 10-006 (Pools [Paddling] -- Criteria for Evaluating Requirements) be rescinded.

*ADOPTED.*

**8. City of Saskatoon Policy 10-009  
Learner Paddling Pools -- Classification and Location  
(File No. CK. 614-0)**

Report of the Director of Planning and Development, December 11, 1992:

"Attached is a copy of City of Saskatoon Policy 10-009 (Learner Paddling Pools -- Classification and Location). The Policy was approved by City Council in 1981 and arose as result of the construction of the Confederation Park Learner Pool.

Recently, City Council approved the decommissioning of this pool due to very low usage. The Leisure Services Department does not foresee constructing another such facility in the

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future. Therefore, the attached policy is no longer relevant and should be rescinded."

Your Committee has reviewed the above policy and

**RECOMMENDS:** that City of Saskatoon Policy 10-009 (Learner Paddling Pools - Classification and Location) be rescinded.

*ADOPTED.*

**9. Youth Sports Subsidy Program  
(File No. CK. 1720-3-3)**

Report of the Acting General Manager, Leisure Services Department, December 8, 1992:

"On September 9, 1991, City Council approved the implementation of the Youth Sports Subsidy Program. In making this decision, Council also resolved:

'that the Youth Sports Subsidy Policy be reviewed by the Planning and Development Committee in one year's time, including the question of subsidization of all levels of sport (i.e. beginner, novice, and high performance).'

On October 7, 1991, City Council formalized its earlier decision by approving City of Saskatoon Policy C03-034 (Youth Sports Subsidy Program -- Allocation Criteria) and at that time resolved, in part:

'that, as part of its review of this Policy in one year's time, the Planning and Development Committee be requested to consider (and to provide recommendations to City Council) on:

- a) the relationship, if any, of the Youth Sports Subsidy Program to funding which the City provides to sports organizations under the Community Initiatives Program; and
- b) the treatment of unexpended subsidization funds which might be realized in any year by specific eligible groups through the implementation of the Youth Sports Subsidy Program.'

The Leisure Services Department has prepared the following report as the first-year review

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of City of Saskatoon Policy C03-034. In this report, the Department has considered whether this Program should subsidize all skill-levels of sport (i.e. beginner, novice, and high performance), as well as its relationship to the Assistance to Community Groups Program. This report will also provide a recommendation on the disposition of unexpended subsidization funds which might be realized by the Youth Sports Subsidy Program in any year.

Background

The Youth Sports Subsidy Program came about as the result of a growing concern within City Council, the City's Administration, and the general public about the fairness by which the City was subsidizing the operations and activities of local youth-sports organizations. During its August 7, 1990, meeting, City Council adopted the Program Overview for the Leisure Services Department's Minor Sports Subsidy Program. The following is an excerpt from the report in which this concern was addressed:

'Because the rental subsidies have never been previously documented ..., the relationship and equity of the City's support among the organizations has not been considered. The City does not have any specified policy or criteria for determining which sport organizations shall be eligible for rental subsidies (i.e. they are at the discretion of City Council and are considered on a case by case basis). In addition, when an organization's eligibility is established, there are no formal criteria and policies in place to establish the level of subsidization and, more important, the equity of the subsidization relative to other sports organizations.'

As a result of this report, the Leisure Services Advisory Board provided City Council with recommendations on December 17, 1990 which became the basis for establishing the Youth Sports Subsidy Program and the associated funding policy. Some technical refinements to the Board's recommendations were approved by City Council on March 18, 1991.

A copy of City of Saskatoon Policy C03-034 has been attached for the Committee's information. As stated in Section 1 of this Policy, the objectives of the Youth Subsidy Program are:

- 'a) To ensure that program funding to Sports Organizations does not discourage the provision of leisure sport facilities by outside organizations;
- b) To encourage the youth of Saskatoon to participate in sport activities

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by reducing the rental cost of facilities to eligible Sport Organizations;

- c) To ensure rental subsidies provided to Sport Organizations take into account the relative costs of the facilities that are used by the various Sport groups; and,
- d) To ensure that access to the funding of the Youth Sports Subsidy Program reflects and maintains the unique inherent differences between the various sports organizations.'

Full implementation of the Policy began on July 1, 1992. Thirty-two organizations received subsidies for the 1992-93 program season. To date, there have been no concerns expressed by any of the groups regarding the fairness of allocating the subsidies. All indicators suggest that the groups are happy to be receiving financial support towards the facility costs of their programs.

In initiating the Youth Sports Subsidy Program, the Leisure Services Department staff did not distinguish among the skill-levels of the athletes that are eligible for funding under this Program. On March 2, 1991, City Council considered a report which identified the possibility that a duplication of subsidized funding exists. The report stated the following:

'Leisure Services Department staff will provide the Planning and Development Committee with their recommendations as part of the one year review of the Youth Sports Subsidy Policy. The one-year review will also include an assessment of sport funding programs administered through Sask Sport and the Family Foundation of the Provincial Government as they relate to this Policy.'

The Leisure Services Department's staff have had discussions with representatives of Sask Sport and of the Recreation Branch of the Saskatchewan Department of Community Services (formerly the Family Foundation). The following identifies the level of financial support that is provided in Saskatchewan to various sports from these agencies.

Sask Sport Inc.

Sask Sport is a non-profit, non-governmental federation of provincial sports-governing bodies and in part, acts as the collective voice for amateur sports in Saskatchewan. The purpose of Sask Sport is:

'to ensure the total development of Amateur Sport through Provincial Sport Governing Bodies. Sask Sport is primarily responsible to promote extensive

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participation towards excellence.' (Source: Sask Sport Brochure)

A provincial sports-governing body (P.S.G.B.) is defined as follows:

'... an affiliation of individuals or clubs interested in a specific sport. They determine the rules and regulate competition and events involving their specific sport within the province. Most P.S.G.B.s are affiliated with a National Sport Governing Body. Provincial Sport Governing Bodies comprise the membership of Sask Sport Inc. Sask Sport acts as the collective voice for Amateur Sport in Saskatchewan. Sask Sport Inc. has a voice at the national level through its membership in the Sport Federation of Canada and the Canadian Council of Provincial and Territorial Sport Federations.' (Source: Sask Sport Brochure)

The Sports Division of Saskatchewan Lotteries currently provides provincial sports-governing bodies with an annual funding grant which is administered through Sask Sport. This grant must be spent in four distinct areas ('spending blocks') -- administration, organizational development, Sport For All (grassroots), and Sask First (high performance).

Figure 1 illustrates the required allotment of spending, as determined by Sask Sport, in these four spending blocks. Thirty percent of the annual funds to a P.S.G.B. must be directed towards administration and organizational development, while 70% is allocated specifically for athlete development -- 35% each to the high performance and grassroots programs (i.e. the P.S.G.B.s must allocate the same percentage of funds to grassroots and introductory programs as they do to the high performance athletes).

FIGURE 1

# Contains Data for Postscript Only.

Sask Sport's Annual Funding Application Guidelines state that:

'The funding allocation awarded under the Sport For All block enables the organization to determine their own unique plan and to spend Saskatchewan Lottery Trust dollars in their priority areas.'

These same guidelines apply to the Sask First spending block. Under these guidelines, Sask Sport's member-groups can then determine the allotment of funds within the block of Sport For All, Sask First, administration, and organizational development. As the collective voice of amateur sports in Saskatchewan, Sask Sport has determined that it is important for its members to distribute funds within pre-determined guidelines based on the needs of the individual sports and the athletes within these sports.

Sask Sport has also determined that all levels of skill development are important to the overall growth of that sport and that it is impossible to standardize the definition of skill-levels among the sports. Each sport has a developmental continuum of programming from beginner to high performance. Some sports will have their high performance athletes

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competing at a skill-level that is comparable to the intermediate athletes in another sport. Therefore, Sask Sport has left the final decision to the sports organizations, provided that the above-stated spending-block percentages are allocated to the respective areas within the sport.

In addition, Sask Sport does not monitor the names of the athletes who are receiving funding in each of the spending blocks. In some cases, there is a high turnover of athletes that are receiving funding in both the Sport For All and the Sask First spending blocks.

Saskatchewan Community Services Recreation Branch

The Saskatchewan Government (through the Recreation Branch of the Department of Community Services) has changed its approach to funding sports programs in the Province. Prior to 1992, the Provincial Government provided direct funding to the provincial sports-governing bodies for the development of their sports. The Province also provided direct consultation to the respective P.S.G.B.s on organizational development and the Department of Community Services (in its various organizational forms) served as a liaison to the Government in terms of the policies and procedures for supporting sports in the province.

Currently, the Saskatchewan Government does not provide any direct funding to the P.S.G.B.s or to any other sports federation. All previous programs that provided a direct source of funding to these organizations have been eliminated. Also, the Saskatchewan Department of Community Services has reduced the level of consultation that it provides. It now provides consulting services on a provincial level to Sask Sport, but there is no longer direct and specific consultation provided to the respective P.S.G.B.s.

Defining the Different Levels of Sport

When the Youth Sports Subsidy Program was established, the Leisure Services Department did not distinguish among the athletes' skill-levels. This practice should continue because there are no common standards for defining the various levels of athletes. The training requirements, with respect to facilities and practice time, for a novice athlete in one sport are not necessarily the same in another sport. As Sask Sport has determined, each sport has a developmental continuum of skills from beginner to high performance. Therefore, just as Sask Sport has difficulty in defining athletes by their skill-level, the same applies to the Youth Sports Subsidy Program.

The Leisure Services Department has examined the approach taken by Sask Sport and believes there is validity in allowing the specific sports-groups to determine the allocation of funds within the established parameters. The Department believes that the sports community is knowledgeable of its needs and is in the best position to determine the allocation of funds (in this case, for the subsidization of facilities).



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The Youth Sports Subsidy Program was developed with the intent of providing each sport organization with the flexibility to determine its own priorities for distributing the subsidy. Imposing additional criteria on the eligibility of participants by distinguishing between the different levels of athletes would not be feasible and may contradict one of the objectives in the policy which is:

'to ensure that access to the funding of the Youth Sports Subsidy Program reflects and maintains the unique inherent differences between the various sports organizations.'

Relationship to City of Saskatoon Policy C03-018 (Assistance to Community Groups)

The Youth Sports Subsidy Program provides funding directly to the non-profit organizations in order to subsidize the rental costs of the facilities that are required to deliver their programs. At the same time, the objectives of the Assistance to Community Groups Program, as stated in City of Saskatoon Policy C03-018, are:

- 'a) To provide community groups with assistance to undertake activities which are of general benefit and serve to enhance the quality of life for Saskatoon residents; and,
- b) To ensure that optimum benefit is received by allocating this assistance to those community groups which are best able to deliver services in an efficient and effective manner.'

The intent of the Community-groups Assistance Grant is to provide funding for the organizations' development and administration so they can better deliver programs.

The Leisure Services Department regards the Youth Sports Subsidy Program and the Assistance to Community Groups Program as complementing each other. Local youth-sport organizations are eligible to receive funding through both programs. However, the Subsidy Program emphasizes making programming space more accessible by reducing the rental costs. The Assistance to Community Groups Program is much more generalized, particularly with respect to the eligibility criteria. This allows a wider range of groups to access the program. This latter program provides funding assistance in the form of a grant to the organization to assist with various administration and non-rental program costs.

Youth Sports Subsidy Program Under-Expenditures

There is a possibility that the budget for the entire Youth Sports Subsidy Program may be

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underspent at the end of any season. This may be due, for example, to an unanticipated decline in registration numbers or in the available rental time due to special events. In a September 18, 1991, report to the Planning and Development Committee, the Director of Planning and Development suggested that these funds could be reallocated to sport-groups who realize an increase in their registration and consequently, require additional facility time.

Although there has not been a full season of operation under the new Youth Sports Subsidy Program, the Leisure Services Department has determined that the Program's budget has enough flexibility to allow for these adjustments during the year without altering the overall equity and fairness to all sport-groups. Our experience indicates that the under-expenditures are not major enough to warrant re-allocating the unexpended amount. If the unexpended money were to be redistributed to all of the eligible youth-sports groups, the impact to the individual athlete would be negligible. The administrative cost of redistributing the funds would far outweigh the benefit to the groups receiving additional funds. Also, the sport-groups submit their application for facility rental subsidies based on their needs for the program year. Should funds become available at the end of the year from the Youth Sport Subsidy Program's under-expenditures, it forces the sport-groups to expend these limited funds for purposes that were not identified as part of their original budget.

The Leisure Services Department, therefore, recommends that any underspent funds should be placed in a reserve and be made available for assisting groups on the Youth Sports Subsidy Program's eligibility list in hosting special events in Saskatoon. The Department feels that there is a definite need for this type of assistance, since these events and/or major sport competitions are an integral part of enhancing our community's spirit and volunteerism. The recent Master Dive Canada International Meet held at the Harry Bailey Aquatic Centre and the Canadian National Broomball Championships held at the Cosmo Civic Centre are two recent examples of the calibre of special events that Saskatoon is capable of attracting and hosting.

A subsidy for special events would also provide an incentive for organizations in Saskatoon to host major events. It is recommended that the criteria for using the under-expended funds for this purpose should be as follows:

- a) The funds in the reserve should be applied to events that are non-recurring on an annual basis. For example, a national championship that could be held in this city once every five or six years would qualify, but one which occurs every year in Saskatoon would not.
- b) The only eligible cost for which financial assistance would be applied is the rental cost of the facilities.

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- c) The groups applying for seed money to host special events for the first time would be eligible to apply on a one-time basis only (i.e. special events that are now held on an annual basis would not be eligible for this funding).

The funding assistance could be administered through the Special Events Reserve which was established under City of Saskatoon Policy C03-003 (Reserves for Future Expenditures) to provide for funding assistance towards the hosting of major competitions, conferences, etc. However, this Reserve has never been funded by City Council and consequently, funding requests have never been granted.

Summary

The Youth Sports Subsidy Program is designed to ensure that each sports organization maintains the flexibility to establish its own priorities on the allotment of these funds. An attempt to impose additional criteria on the eligibility of participants would compromise the principle of equity and fairness to all groups and would also make the program more costly to administer.

The Assistance to Community Groups Program complements the Youth Sports Subsidy Program in providing direct funding towards the rental of programming space. Together, the programs comprise a good municipal funding base for the overall benefit of sports organizations in Saskatoon.

Any underspent funds within the Youth Sports Subsidy Program could be allocated to assist groups to host special events in Saskatoon. This could then provide some funds for the many requests received each year for the hosting of major national and international events of the calibre of the recently-held Mastercard Dive Canada Meet or the Canadian National Broomball Championships."

- RECOMMENDATION:**
- 1) that the information on the one-year review of the Youth Sports Subsidy Program be received;
  - 2) that the principle of allowing the sports organizations to determine the distribution of funds among the various levels of athletes (i.e. beginner, intermediate, and high performance) be endorsed;
  - 3) that the funds remaining in the Youth Sports Subsidy Program at the end of the season be placed in a reserve for future use by the sports groups on the eligibility list for this Program to host special sports events in Saskatoon;

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- 4) that the criteria for using the under-expended funds be as follows:
  - a) that the funds be applied to events that do not recur on an annual basis,
  - b) that the only eligible cost for which this financial assistance would be applied is the rental cost of facilities, and
  - c) that the groups applying for seed money to host special events for the first time would be eligible to apply on a one-time basis only;
- 5) that the appropriate policy statements be amended to accommodate the above-noted recommendations; and
- 6) that a copy of this report be forwarded to the Leisure Services Advisory Board.

*ADOPTED.*

**10. Rental of City-owned Property  
City Hall  
Saskatoon Civic Employees Credit Union  
(File No. CK. 600-3)**

Report of the General Manager, Civic Buildings and Grounds Department, December 14, 1992:

"The Saskatoon Civic Employees Credit Union Ltd. has asked to lease the office area within City Hall that soon will be vacated by the Investment Services Department whose staff and operations are being transferred to the Treasurer's Department. Since 1985, the Credit Union has occupied 102 m.<sup>2</sup> of floor area in the basement of the renovated portion of City Hall. During that time, the Credit Union's staff complement has increased as this financial institution's business has grown, thereby rendering the Credit Union's existing occupied space to be extremely crowded and inefficient.

Early in 1992, the Credit Union asked the Civic Buildings and Grounds Department for more floor area to accommodate its continued growth and to improve its service delivery. The additional area which has been requested is approximately 56 m.<sup>2</sup>, is located adjacent to the Credit Union's present location, and is the only practical way to expand this operation in

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City Hall.

In the past, the Civic Buildings and Grounds Department has had an excellent working relationship with the Credit Union on matters pertaining to the maintenance and repair work in the area that it currently occupies. The Department supports the request and sees the present circumstances as an opportune time to implement the expansion.

Under the current lease agreement, the Saskatoon Civic Employees Credit Union will be paying \$98.50 per square meter per year, or \$10,047.00 during 1993. With the additional floor area, the annual revenue will increase to \$15,563.00.

In discussions held with the Credit Union and in accordance with the lease agreement, the Civic Buildings and Grounds Department will oversee the design and construction of the renovations that will be needed to implement the expansion of the Saskatoon Civic Employees Credit Union's operations in City Hall. The Department will recover all of these renovation costs from the Credit Union."

- RECOMMENDATION:**
- 1) that the allocation of the additional floor area, as is shown on Schedule A, to the Saskatoon Civic Employees Credit Union Ltd. be approved;
  - 2) that the existing lease agreement with the Saskatoon Civic Employees Credit Union Ltd., be amended to include the provision for the additional 56 m<sup>2</sup> of floor area and the corresponding rental rate adjustment;
  - 3) that the cost of all renovations associated with implementing this expansion be paid by the Saskatoon Civic Employees Credit Union Ltd.;
  - 4) that the new rental rate be effective upon completion of the renovations; and
  - 5) that the City Solicitor be instructed to prepare the appropriate agreement.

*ADOPTED.*

**11. Final Report Regarding the Conservation and**

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**Interpretation of Heritage Resources in  
Business Improvement Districts  
(Files CK. 710-1 and 225-24)**

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Report of the Chair, Urban Design Committee, November 30, 1992:

"Background

In 1989, City Council approved The Downtown Plan. This plan is:

'a commitment to a creative process to enhance the City's image, contribute to its social and cultural opportunities, and reinforce the economic vitality of the Downtown as it approaches the Twenty-first Century.'

In part, Section 10 of the Plan reads:

- 10.2            Develop policies to provide incentives for heritage preservation including the areas of public leasings, taxation, zoning, and funding.
- 10.6            Develop programs to enhance the public's appreciation of heritage resources including the production of educational and promotional material.'

In the spring of 1990, the Urban Design Committee (which coordinates the implementation of The Downtown Plan) established the Heritage Resources Committee to make recommendations with regards to the funding portion of Section 10.2 and Section 10.6. In a three-year pilot project, which was extended to include the Broadway and Riversdale Business Improvement Districts, the Heritage Resources Committee operated the following two programs:

- The Heritage Initiatives Project provides a maximum grant of \$5,000 to the owners of older properties for facade-renovation projects which are sympathetic to the character of the building and the district.
- The Heritage Awareness Project provides financial assistance to the business improvement districts to initiate market-oriented heritage events, activities, and products.

The design of both projects was based on input from the stakeholders, including property-owners, the business improvement districts, the Municipal Heritage Advisory Committee, the Chamber of Commerce, the Real Estate Board, the Meewasin Valley Authority, the

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Saskatoon Heritage Society, and Tourism Saskatoon. It has been modified over the course of the project, based on experience and further input from the stakeholders.

Pilot Project Findings

Details of the pilot project are described in the attached October 1992 report of the Heritage Resources Committee of the Urban Design Committee ('Final Report regarding the Conservation and Interpretation of Heritage Resources in Business Improvement Districts'). The recommendations of the report are summarized on page 8.

Briefly, the report notes that, while economic forces may make it difficult for an owner to maintain the historical character of an older property, the entire community benefits if this can be done (e.g. these structures play a role in defining Saskatoon as a unique community; there are potential economic spin-offs in marketing older commercial districts; there is the potential to increase tax assessments as a result of renovation; and there are the aesthetic benefits of having architecturally-unique districts in the city). The Heritage Resources Committee believes that the 'domino effect' of architecturally-sensitive renovations is beginning to take place in some of these areas -- that is, the success of highly-visible projects is encouraging others to consider similar undertakings.

The report recommends that the Heritage Initiatives Program should be continued and that the business improvement districts should encourage property-owners and business-people to develop an awareness and knowledge of the visual impact of their buildings on the streetscape. The report further recommends that the Heritage Awareness Project should continue for two more years (i.e. for 1993 and 1994), with the City funding a decreasing portion of the total project cost in each year; the City's portion of the funding has been viewed as 'seed money' to establish these market-oriented heritage activities.

Stakeholders' Comments

The attached report was approved, in draft form, during the October 29, 1992, meeting of the Urban Design Committee. It was also reviewed by the Planning and Development Committee during its meeting on November 30, 1992.

The document was then provided to the original stakeholders for comments. The business improvement districts provided their input through their membership on the Urban Design Committee. The Meewasin Valley Authority noted in part that:

'The report lays out basic principles and actions that we believe City Council should be happy to support. Meewasin encourages projects which enhance heritage resources and thus adds to quality of life in Saskatoon.'

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The administration of Tourism Saskatoon responded, in part, that:

'From the viewpoint of the visitor, heritage preservation and awareness policies and programs increase the "value added" component of a visit. A tourist or business visitor is more likely to stay longer and spend more in a community that is obviously proud of itself and its accomplishments.

Tourism Saskatoon would be happy to assist you in marketing to visitors any special programs or events you might develop, either through our visitor centres or at conventions ....

Congratulations on an excellent program that has helped improve the exteriors of buildings as well as increase awareness of heritage resources.'

The President of the Saskatoon Heritage Society wrote, in part:

'On behalf of the Executive, I wish to express support for the pilot projects undertaken by the Urban Design Committee to date. The Society feels that despite the limited funds invested, the effect has been very positive and highly visible in the community. As a result, there seems to be a renewed sense of pride in the downtown area, as well as increased awareness of the historical character of all three B.I.D.s.

The Saskatoon Heritage Society would like to endorse the recommendations made in this report.'

During its meeting held on December 2, 1992, the Municipal Heritage Advisory Committee resolved in part:

'... that the Municipal Heritage Advisory Committee supports the report as written, however the Committee wishes to note that a concern was raised on behalf of the Broadway B.I.D. in that they would not be able to continue the Heritage Awareness Program without 50% funding from the City because of their serious budget constraints.'

Your Committee has considered the above report and

**RECOMMENDS:**

- 1) that the Heritage Initiatives Program to encourage the appropriate renovation of the exterior of older properties in



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the business improvement districts be continued in accordance with the following:

- a) that the Urban Design Committee continue to manage and administer the program;
  - b) that the Urban Design Committee establish specific criteria on an annual basis for administering this program and that the only permanent criterion be that the property must be more than forty-five years old;
  - c) that, in exceptional circumstances and at the discretion of the Urban Design Committee, payments of grants under this program may be extended over a period of more than one year; and
  - d) that, when economically feasible, annual funding levels be set to accommodate the funding of a minimum of six projects a year, at an amount of \$5,000 for each;
- 2) that the Planning Department provide, through the Urban Design Committee, a report on:
- a) the implementation of actions to improve the City's service to its customers with respect to the processing and issuing of building permits for the renovation of older properties; and
  - b) the changes to the National Building Code that the City should be urging to make this Code more flexible when dealing with the renovation of older properties;
- 3) that the business improvement districts be encouraged, either collectively or individually, to establish a program to assist business owners to develop an awareness of the visual importance of their buildings in their respective district; and
- 4) that the Heritage Awareness Program to encourage the business improvement districts to stage market-oriented heritage activities for attracting customers to these districts

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and for increasing the public's awareness of Saskatoon's heritage be continued for two more years only (i.e. 1993 and 1994) in accordance with the following:

- a) that the City's share of the funding for these projects for each business improvement district be 50% in 1993 and 25% in 1994;
- b) that the program's total amount of funding in each year be determined by City Council through the process of adopting the operating budget;
- c) that the Urban Design Committee continue to manage and to administer this program for its remaining two years; and
- d) that the Urban Design Committee establish specific criteria for this program on an annual basis.

*ADOPTED.*

**12. Federal Government's Financial Support for  
Urban Economic Development in New Brunswick  
(Files CK. 3500-1 and 1860-1)**

Report of the Director of Planning and Development, January 4, 1993:

"Attached is a copy of the Winter 1992 newsletter of the Canadian Affairs Committee of the International Downtown Association. I thought that the Planning and Development Committee would be interested in the article on the second page of the newsletter which is titled 'New Brunswick Showing Leadership in Downtown Revitalization'.

According to this article, the Federal Government and the Province of New Brunswick have entered into a funding agreement on urban economic development. The agreement provides assistance for streetscape-upgrading projects, improvements to the facades and parking lots of commercial buildings, and 'strategic projects' (i.e. projects which will stimulate public-sector investment).

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In Saskatoon, these projects are being financed locally, without assistance from either the Federal or the Provincial Governments. To receive similar financial support from the Federal Government, it appears that the Saskatchewan Government must first identify urban economic development in the business improvement districts as a priority and then negotiate a cost-sharing agreement. In light of the Province's current financial difficulties, I don't anticipate that the Province will place a high priority on negotiating an agreement of this nature. However, we could ask the Province to enter into negotiations with the Federal Government on the basis of the municipal and private-sector funds that are already being spent in Saskatoon and other cities for various streetscaping projects, parking-lot upgrading, facade improvements, etc. In other words, if the Province is not prepared to provide any funding for these types of expenditures, then we should at least try to use the existing municipal funding to leverage some additional assistance from the Federal Government."

**RECOMMENDATION:** that the Minister of Community Services be requested to consider negotiating a funding agreement with the Federal Government on urban economic development (similar to the type which now exists in New Brunswick), whereby the financing which is already being expended by municipalities and the private sector in Saskatchewan's business improvement districts for this purpose is recognized as part of the cost-sharing arrangement.

*ADOPTED.*

**13. Sketch Plan -- Silverspring Neighbourhood  
and  
Saskatoon Natural Grasslands  
Management Plan  
(Files CK. 4131-10 and 4131-7)**

City Council, at its meeting held on December 21, 1992, considered Clause 10, Report No. 29-1992 of the Planning and Development Committee, copy attached, and resolved that the matter be referred back to the Planning and Development Committee for a further review and report.

Additionally, on January 4, 1993, City Council heard a presentation from Mr. David M. Kapeluck, President of the Silverspring Community Association, and referred the matter to the Planning and Development Committee.

In reviewing the matter further, your Committee has considered the following options:

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Option 1

Through the Director of Planning and Development, your Committee was advised that Delcan Western Ltd. could reduce its cost of \$50,000 by reducing travel costs and removing all interpretative programming. The result would be a cost of \$41,503.00.

Option 2

A letter dated January 8, 1993, from John Gerstmar, Resource Planning Co-ordinator, MVA, (copy attached) clarifying Meewasin's proposed contribution to the Resource Management Plan for the Saskatoon Natural Grasslands was considered by the Committee. In his letter, Mr. Gerstmar advised that the Meewasin Valley Authority is prepared to contribute \$18,000 to finance the detailed resource inventory. The acceptance of these funds is also conditional upon the City agreeing to place this area under the Authority's Natural Areas Protection Policy.

The Administration expressed its concerns to the Committee that the City's development, maintenance, conservation, and programming activities in these grasslands are already subject to review and approval by the Saskatchewan Department of Environment and Public Safety and the Meewasin Valley Authority. The Natural Areas Protection Policy would introduce another regulatory requirement; one which has never been applied before.

Option 3

With regard to the issues which are being addressed, quoted below, in part, is a report of the Director of Planning and Development dated January 8, 1993:

"The most urgent issue which needs to be addressed is the concerns of the residents of the Silverspring Neighbourhood who perceive that lots in their subdivision are not marketable because certain amenities (particularly, a neighbourhood park) are not in place. They see these amenities in other nearby neighbourhoods where residential lots are being sold. Whether these perceptions are valid is no longer relevant; Silverspring's residents believe this and feel that the value of their properties is being jeopardized by the lack of a neighbourhood park.

For this reason, the City's Administration has made every effort to proceed with the development of the neighbourhood park. The design process is well underway and funding has been approved in the 1993 Capital Budget to accommodate the construction as soon as the park's design has been finalized.

The problem is that the sketch plan of the Neighbourhood and the subdivision application pertaining specifically to the buffer zone (adjacent to the University's chemical disposal site), the natural grasslands area, the neighbourhood park, and the school grounds must be

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approved by the Saskatchewan Department of Environment and Public Safety and by the Meewasin Valley Authority, respectively, before any construction can proceed on the Silverspring Neighbourhood Park. As the Committee is aware, these approvals have been obtained, but in both cases, are subject to the preparation of an acceptable management plan for the Saskatoon Natural Grasslands area.

In an attempt to meet the expectations of Silverspring's residents, the City's Administration brought forward a recommendation in October 1992 for engaging a consultant to prepare a management plan for these Grasslands. City Council and the Planning and Development Committee have been unable to deal with this recommendation because of the cost of the proposed consulting services. Unless the Committee is prepared to make a decision during its January 11, 1993, meeting, it is unlikely that a consultant will be chosen before February 1993. Because the plan must be completed and approved by the Saskatchewan Department of Environment and Public Safety and by the Meewasin Valley Authority, I am very concerned about the ability of the City to complete the development of Silverspring Neighbourhood Park in the current fiscal year, particularly in light of the personal commitments that certain members of the Committee gave to the residents of Silverspring during the January 4, 1993, City Council meeting. It, therefore, is necessary to consider other strategies to determine whether anything can be done to expedite the approval requirements and to allow the construction of the Neighbourhood Park to proceed at the earliest possible date in 1993.

In considering the options that are available, the following considerations should be evaluated:

1. The City's primary interest is to develop the Silverspring Neighbourhood Park and to market its residential lots in order to realize, along with the University of Saskatchewan, the revenue from these sales. The City also has certain infrastructure expenditures (including those that are associated with developing the neighbourhood park) which it would like to recover as quickly as possible.
2. The City has always acknowledged its lack of expertise and experience in conserving and managing the natural areas. The City is knowledgeable in developing, maintaining, and programming manicured parks and recreation areas (e.g. playgrounds, ballfields, paddling pools, etc.). Therefore, the management plan for the Saskatoon Natural Grasslands area is an essential working document from which the City will determine its responsibilities and its day-to-day maintenance activities to ensure that the natural area is conserved into the future.
3. The Meewasin Valley Authority's Administration has expressed considerable interest in the protection and conservation of the Saskatoon Natural Grasslands area. Funds have been included in its budget for the preparation of a `management

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strategy' for this area; however, these funds are only available to the City if the area falls within the on-going provisions of the Authority's Natural Areas Protection Policy."

**RECOMMENDATION:**

- 1) that the City of Saskatoon make an offer to the Meewasin Valley Authority to sell the land designated for the Saskatoon Natural Grasslands area located in the area between the Silverspring Subdivision and the Forestry Farm Park and Zoo, for a price of \$1.00, subject to the condition that if this area ceases to be conserved in a natural state and for the use of the general public, the land must be returned to the City of Saskatoon;
- 2) that the City of Saskatoon offer a cash contribution of \$25,000 to the Meewasin Valley Authority to assist in developing the management plan for the Saskatoon Natural Grasslands area subject to:
  - a) representation of the Silverspring Community Association on any steering and implementation committees that may be established to prepare and monitor, respectively this management plan;
  - b) approval of the City of Saskatoon of the design, development, and subsequent management of the grasslands area with respect to those matters which might affect:
    - i) the operation and maintenance of the adjacent Forestry Farm Park and Zoo and of the Silverspring Neighbourhood Park;
    - ii) the municipal infrastructure that is required to serve the adjacent neighbourhoods; and
    - iii) the protection of the residential character and sense of community, in accordance with the principles in the City's Development Plan and Zoning Bylaw, of the adjacent neighbourhoods;

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- 3) that, aside from the \$25,000 contribution in Recommendation 2) above, the City not be committed to provide any additional funding for the development, operations, or maintenance of the Saskatoon Natural Grasslands area, with the City's support for this project and its programs forming part of its annual statutory contribution to the Authority; and
- 4) that the condition on the sketch plan and subdivision application, which involves the preparation of an acceptable management plan for the Saskatoon Natural Grasslands area, be removed from the approvals which have been granted by the Saskatchewan Department of Environment and Public Safety and the Meewasin Valley Authority, respectively, with the future responsibility for ensuring that a suitable management plan is prepared and is implemented resting solely with Meewasin Valley Authority.

*ADOPTED.*

**14. Sufficiency of Major Repair Reserves  
Civic Buildings and Grounds Department  
(Files CK. 610-1, 630-1 and 640-1)**

Report of the Director of Planning and Development, November 20, 1992:

"Executive Summary

In 1989, as part of the re-organization of the Planning and Development Division, the Civic Buildings and Grounds Department was established. A major component of the new Department's mandate was to develop and to implement a comprehensive- maintenance program for civic buildings.

Since that time, representatives from the Department have made several presentations to the Planning and Development Committee concerning the progress that has been made in implementing a comprehensive-maintenance program. For the most part, all buildings and structures within the Planning and Development Division have implemented such a program. It is anticipated that by the end of the current fiscal year or early in 1993, all buildings in the Fire Department and within the Finance Division will be included. At the same time, the City is starting to reap some financial benefits from the program; for example, savings have been realized in the operating costs of City Hall (a building which was one of the first to implement a comprehensive-maintenance program).

With the experience that has been gained over the years, the Civic Buildings and Grounds Department has been able to refine the comprehensive-maintenance program and has confirmed the reasonableness and practicality of its operating components and assumptions. This has allowed the Department to move into the final stage of the program's implementation -- that is, determining its financial requirements.

Currently, the City has three reserves for financing major repairs, replacements, and renovations to municipal buildings that are under the jurisdiction of the Planning and Development Division and of the Finance Division. The following report recommends combining these reserves and having them funded from an annual provision that is related to the eligible buildings' replacement value and to their implementation of a comprehensive-maintenance program. If approved by City Council, the annual provision to the new reserve will be less than the amounts which are currently allocated, separately, to the three reserves.

Background

The City of Saskatoon currently has several reserves through which it finances major repairs, replacements, and renovations to municipal buildings. Three of these reserves are administered by the Civic Buildings and Grounds Department, with the source and application of funds being specified through policies which have been approved by City Council. The three reserves (and the associated policies which govern their operations) are:



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- City Hall Renovations Reserve (City of Saskatoon Policy C03-003),
- Civic Buildings Major Repair Reserve (City of Saskatoon Policy C03-008), and
- Civic Buildings and Grounds Facilities Major Repair Reserve (City of Saskatoon Policy C03-008).

Over the past several years, the Civic Buildings and Grounds Department has been reviewing the existing policies on these reserves. The purpose of this review includes establishing a method to ensure the sufficiency of the reserves and as a consequence, to evaluate whether the current annual provisions (which come from the operating budget) are appropriate. The Department has undertaken this review by linking the sufficiency issue to the introduction of its comprehensive-maintenance strategy. The reason for this linkage is the Department's belief that the extent and timing of major repairs and replacements are directly affected by the implementation of preventive-maintenance measures (i.e. as part of an effective comprehensive-maintenance strategy, emergency and unanticipated repairs and replacements can be minimized and the economically-useful life of a building's structural, mechanical, and electrical components can be maximized).

Within this broader context, the Civic Buildings and Grounds Department has, during the past year, provided the Planning and Development Committee and City Council with several reports on the implementation of a comprehensive-maintenance plan for buildings and structures under the jurisdiction of the Planning and Development Division (e.g. City Hall, leisure facilities). Comprehensive-maintenance plans have also been prepared for the Fire Department, for the Saskatoon Police Service's building, and for the Frances Morrison Library and have been forwarded for consideration and possible implementation by the responsible officials of these facilities.

A comprehensive-maintenance strategy for facilities within the Planning and Development Division has been almost fully implemented and the City's Administration is now in a position to integrate this strategy with a revised policy for financing major repairs, replacements, and renovations. This report will specifically address the above-noted three policies. It will also respond to several questions and resolutions which have been passed during various budget-review sessions of City Council. The most recent was on May 5, 1992, when City Council asked the Legislation and Finance Committee to review and report on `... the matter of a renovation reserve for all civic buildings ....' (This report will not fully address City Council's resolution; it only deals with those buildings which are under the jurisdiction of the Planning and Development Committee, excluding the Fire Department. This report also excludes the major repair and replacement requirements of the City's paddling pools and the basins of the outdoor municipal swimming pools; this exclusion has been made because the structural soundness of these facilities has not yet been fully evaluated by the Administration and because of a lack of available information, specifically appraisals for insurance purposes, which is essential for the financing approach that has been recommended in this report.)

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Existing Policies

The current policies for the three reserves have provided, for the most part, adequate financing for a broad range of immediately necessary repairs and replacements to structural, mechanical, and electrical components of various civic buildings and recreational facilities. However, the provisions have been determined in an arbitrary fashion and have not been directly related to an evaluation of the condition of the structures or more importantly, to a planned maintenance and replacement schedule. The reserves have also been used to finance major renovations in order to accommodate altered or expanded programming requirements. The latter financing has occurred because of the availability of unallocated funds within these reserves and because there has been no method in place to evaluate the long-term financial sufficiency of these reserves (i.e. taking into account the requirements for maximizing the economic life of the structural, mechanical, and electrical components of the City's inventory of buildings).

Currently, the annual provisions to each of the reserves are as follows:

- City Hall Renovations Reserve: the value of two-thirds of one mill based on the previous year's taxable property assessment, less the annual principal and interest payment for the last major addition to City Hall,
- Civic Buildings Major Repair Reserve: the value of 25% of one mill based on the preceding year's revised taxable property assessment, and
- Civic Buildings and Grounds Facilities Major Repair Reserve: the value of 36% of one mill based on the preceding year's revised taxable property assessment.

It should be noted that the purpose of the latter two reserves is to distribute, over several years, the cost of major repairs and replacements that will be required at civic facilities. Without these reserves, the entire cost would have to be incurred in a single year and depending on the number and age of such facilities, the annual requirements and financial implications could vary significantly from one year to the next. On the other hand, the City Hall Renovations Reserve has been used not only to finance major repairs to City Hall's original building-structure, but also the construction of the most recent addition to the building and various renovations to accommodate organizational and programming changes for civic departments and City Council.

As result of the application of the existing policies, the following provisions to these reserves were included in the City's approved 1992 Operating Budget:

City Hall Renovations Reserve (net of debt repayment)	\$ 272,900
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Civic Buildings Major Repair Reserve	281,300
Civic Buildings and Ground Facilities Major Repair Reserve	<u>407,500</u>
Total 1992 provisions	\$ 961,700

The above-noted provision to the City Hall Renovations Reserve does not include the \$477,300 payment which will be made in each year until 1994 to retire the existing debt on the addition to City Hall. Under the existing policy and after the debt has been repaid, the annual provision to this Reserve for repairs and replacements will be \$750,200 (plus the additional impact of any post-1991 growth in the taxable property assessment).

Comprehensive-maintenance Plans

On July 29, 1991, City Council considered a report from the Civic Buildings and Grounds Department on the comprehensive-maintenance strategy which has been implemented for City Hall and for all facilities in the Planning and Development Division (excluding the Fire Department). For the Committee's reference, a copy of this document has been appended to this report.

The Civic Buildings and Grounds Department believes that comprehensive-maintenance plans are an essential component of any long-term funding strategy for repairs and replacements to buildings. When linked with a preventive-maintenance system, these comprehensive plans use 'condition reports' to predict and to plan for major repairs and replacements which are part of the economic life of any structure. For example, roofs have a life which can be achieved, and perhaps extended, through proper preventive maintenance; however, replacements (within the total life of the building) are inevitable and can be incorporated into a long-term financial plan and strategy.

The Civic Buildings and Grounds Department believes that through a comprehensive-maintenance plan, savings in annual maintenance and custodial expenditures will be realized and premature failure of the major components of civic buildings will be avoided. The Department has been able to demonstrate such savings to the Planning and Development Committee -- most notably, in the annual operating cost of City Hall. The next step is to integrate these accomplishments into the process for determining the sufficiency of the City's financial reserves for major repairs and replacements to these structures. In the long-run, the Department believes that the annual contributions to these reserves will be lower than would be required if comprehensive-maintenance plans did not exist and were not being implemented.

Rationalizing the Existing Reserves

As a result of its analysis, the Civic Buildings and Grounds Department has concluded that

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the City Hall Renovations Reserve, the Civic Buildings Major Repair Reserve, and the Civic Buildings and Grounds Facilities Major Repair Reserve should be combined into a single reserve which is integrated with the new comprehensive-maintenance program. Only those facilities which are implementing a comprehensive-maintenance program (in accordance with the standards established by the Civic Buildings and Grounds Department) should be eligible to have their major repairs and replacements funded from the new reserve. Renovations which are required to accommodate expanded or altered programming requirements should not be financed from this reserve.

The new reserve can be called the Civic Buildings Comprehensive-maintenance Reserve. It should be established by transferring the funds which are currently in the existing three reserves that are under the jurisdiction of the Civic Buildings and Grounds Department. Based on forecasts to the end of this year, the amounts which will be transferred from these reserves are as follows:

City Hall Renovations Reserve	\$ 713,600
Civic Buildings Major Repair Reserve	1,690,400
Civic Buildings and Grounds Facilities Major Repair Reserve	<u>533,000</u>
Total	\$ 2,937,000

It should be noted that the City Hall Renovations Reserve was established with part, but not all, of its mandate being to accumulate funds for future expansions to City Hall. By allocating all of its current funds to the new Civic Buildings Comprehensive-maintenance Reserve, the funds will be limited to financing the consequences of implementing a comprehensive-maintenance program on this building and none will be available for future expansions.

Annual Provisions to the Civic Buildings Comprehensive-maintenance Reserve

The Civic Buildings and Grounds Department has conducted an extensive survey of published literature and has contacted other organizations to determine whether any guidelines or strategies have been established to evaluate the sufficiency of major repair or depreciation reserves and to establish a rationale and methodology for the annual funding to these reserves. The survey has not provided very much information or experience to assist the Department. Most of the organizations recognize the need for such reserves, but many have not established them, with their maintenance requirements falling victim to the financing of current programs and operations.

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The City of Saskatoon's long-term commitment to having reserves to finance major maintenance requirements has established a solid financial base upon which to build a comprehensive-maintenance strategy. It has also placed the Civic Buildings and Grounds Department in a position where it has had to develop a proposal with very little external advice, experience or support. Therefore, the following financial strategy is one which the Department believes will serve the City's future requirements, but which will have to be monitored and perhaps adjusted as more experience is gained after it has been implemented.

The Civic Buildings and Grounds Department has used the comprehensive-maintenance plans to prepare general guidelines for major repairs and replacements in those civic facilities which have been reviewed by the Department. The recommendations in this report have been extrapolated from the condition reports, comprehensive-maintenance assumptions, and year-to-year recommended maintenance programs which have been determined for several selected civic facilities.

The Model for Determining the Provisions to the New Reserve

The Civic Buildings and Grounds Department utilized the available appraisal (replacement) values to establish each facility's annual contribution to the new reserve. These values are externally determined for insurance purposes.

The following table illustrates how the allocation model has been developed on the basis of a comprehensive-maintenance analysis and of the appraised (replacement) value for four major civic facilities. The estimated reserve provisions for these facilities have been determined by analyzing the anticipated major repair and replacement expenditures, with and without having implemented a comprehensive-maintenance program. As would be expected, the annual average expenditures will be lower when such a program is in place.

Facilities/ Buildings	Appraised (Replacement) Value	Repair and Replace Expenditures (with Comp. Maintenance Program)*	Expenditures with Program as a Percent of Appr. Value	Repair and Replacement Expenditures (no Comp. Maintenance Program)*
Fire Department	\$6,639,301	\$101,024	1.52%	\$178,043
Police Headquarters	10,500,000	152,744	1.45	289,492
Francis Morrison	6,600,000	90,929	1.38	193,450

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Library				
City Hall	15,122,000	161,787	1.07	331,934
Total	\$38,861,301	\$506,484	1.30	\$992,919
* Average, annual expenditures which have been determined through a comprehensive-maintenance analysis in the facilities.				

In summary, the facilities which have been used in the model to establish the criteria for the new reserve represent an appraised value of \$38.8 million. An analysis of their anticipated major repair and replacement expenditures indicates that, on average, \$506,484 will be spent in each year when a comprehensive-maintenance program is in place. (Without such a program, the annual average expenditure will be \$992,919 for the facilities in the model.)

As a percentage of the appraised (replacement) values, the average annual expenditures to accommodate the comprehensive-maintenance requirements of these facilities is 1.3%. This is also the amount of the annual average provision to the new reserve to finance these expenditures. It does not take into account the balances in the existing reserves, the use of these reserves to finance outstanding debt requirements, and the implications of extending this reserve to additional facilities.

Implementation of the New Civic Buildings Comprehensive-maintenance Reserve

To this point, the Administration's recommendations have been based on actual statistical information. While the information base will expand in future years and the forecasting of expenditures will be more reliable as the comprehensive-maintenance programs become fully implemented, it has been necessary at this time to make some assumptions and take some financial risks in order to proceed with implementing a less arbitrary approach to establishing a strategy for financing the new Civic Buildings Comprehensive-maintenance Reserve.

First, the Civic Buildings and Grounds Department has extrapolated data from its analysis of several facilities and is recommending that the annual provision to the reserve should be a common percentage of the appraised (replacement) value for each facility which is eligible for funding from the reserve (i.e. those facilities that are implementing an approved comprehensive-maintenance plan). At this time, all major facilities within the Planning and Development Division (excluding the Fire Department and the paddling and outdoor-swimming pools) and City Hall are implementing and financing such plans (i.e. in addition to the annual provisions to the major repair and replacement reserves, they are making annual budgetary expenditures for preventive-maintenance activities which are generally in accordance with the requirements in these plans).

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Second, there is a forecasted year-end balance of \$2,937,000 in the existing major repair, replacement, and renovations reserves. This amount is sufficient to accommodate the cash-flow requirements for known major repair and replacement expenditures over the next ten years. The implementation of a comprehensive-maintenance program for additional facilities may require certain one-time expenditures which have arisen because of inadequate or deferred preventive-maintenance in previous years. The existing funds in these reserves could be used to cover these one-time expenditures. However, it is not possible to forecast the extent of these costs until the condition assessments for these facilities have been prepared.

Third, the current annual provisions to the existing three reserves are \$1,439,100. However, \$477,300 of this is used to pay the outstanding debt on City Hall, thereby leaving a net provision to the reserves of \$961,700. The last payment on the outstanding debt will be made in 1994.

It is recommended that, beginning in 1993, the annual provision to the new reserve should set at 1.3% of the new-replacement value for those facilities that have implemented an approved comprehensive-maintenance plan. The total appraised value of these facilities is \$92,676,524. At a 1.3% rate, their combined annual provision to the new reserve should be \$1,204,800 in 1993.

However, from this 1.3% annual provision, the 1993 and 1994 debt charges for City Hall will be made. Therefore, the actual (i.e. net of the debt repayment) provision to the reserve in 1993 (and 1994) will be  $\$1,204,800 - \$477,300 = \$727,500$ . After 1994, the full 1.3% provision will be made to the reserve. The shortfall for 1993 and 1994 in the annual provision will be offset by drawing upon the existing balances which have been transferred to the new reserve.

For the most part, this proposal will address the requirements of the facilities under the jurisdiction of the Planning and Development Division. Because the Fire Department and the buildings under the jurisdiction of the Finance Division (specifically, those occupied by the Central Purchasing and Stores Department) have previously been eligible for funding from the Civic Buildings Major Repair Reserve, the Civic Buildings and Grounds Department has been working with these departments to determine the financial implications of fully implementing a comprehensive-maintenance program for their buildings. On the assumption that this can be accomplished prior to the finalization of the 1993 Operating Budget (i.e. in order to accommodate the annual provision to the new reserve, as well as the associated preventive-maintenance expenditures), the total new-replacement value will be \$104,689,300 and the annual provision to the reserve will be \$1,361,100.

The Civic Buildings and Grounds Department has undertaken a cash-flow analysis of the

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implications of the proposed implementation of the new Civic Buildings Comprehensive-maintenance Reserve. (See Attachment A.) Taking into account the transfer of the balances from the existing reserves and assuming that the Fire Department and the Central Purchasing and Stores Department are able to implement a comprehensive-maintenance program, the new reserve will have a year-end balance of \$3,161,700 in 1993 and will maintain a positive balance until, at least, 2000. (If the existing balances are not transferred to the new reserve, it is projected to have a deficit of \$739,000 by 1996 and will still have a shortfall in 1999.)

Conclusion

The preceding analysis provides the theoretical basis upon which to implement a comprehensive-maintenance program and to stabilize the financial implications of its expenditure requirements on the City's operating budget. While a methodology has been proposed in this report for determining the sufficiency of these reserves, the proposed approach will have to be carefully and regularly monitored. This may result in future adjustments as the comprehensive-maintenance program is more widely applied, as the phase-in expenditures are incurred, as the remaining debt obligations are retired, and as greater experience is gained in integrating the maintenance activities with the resulting financial consequences.

It should also be clearly understood that extending the implementation of a comprehensive-maintenance program to other facilities could place an upward pressure on the municipal mill rate in the short-term, but is anticipated to ease this pressure in the long-run. The initial financial impact will be on incorporating the annual preventive-maintenance expenditures and the provisions to the new reserve. On the other hand, the Civic Buildings and Grounds Department has been able to demonstrate that a comprehensive-maintenance program has a longer-term impact on reducing operational costs and on maximizing the economic life of the buildings.

It will be necessary, as part of the implementation of the policy on the new reserve, to determine a balance between repairing and replacing a structure or any of its component parts. At this time, the Civic Buildings and Grounds Department has established a strategy where major capital repairs will be undertaken until such time as the accumulated costs exceed 50% of the new construction cost. For major buildings, this could be approximately forty years after the initial construction. After this period, major capital repairs would be restricted and the provisions to the reserve would be accumulated for the purpose of contributing to the replacement of the entire structure."

Your Committee requested the Legislation and Finance Committee to consider the matter and indicate whether it agrees with the establishment of a Civic Buildings Comprehensive Maintenance Reserve in the manner proposed, and also to determine what additional action it wishes to take on



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those major repair, replacement, and renovations reserves that do not serve programs and facilities under the purview of the Planning and Development and Finance Divisions.

The Legislation and Finance Committee subsequently advised that it endorses the establishment of a Civic Buildings Comprehensive Maintenance Reserve in the manner outlined in the above report of the Director of Planning and Development.

A copy of the above report of the Director of Planning and Development was also forwarded by the Legislation and Finance Committee to the Works and Utilities Committee for review and comment on the implications of the Civic Buildings Comprehensive Maintenance Reserve with respect to buildings under the Works and Utilities Division.

- RECOMMENDATION:**
- 1) that a Civic Buildings Comprehensive Maintenance Reserve be established on the basis of the following principles:
    - a) that the application of funds from this reserve be limited only to those facilities:
      - which have a comprehensively-prepared condition assessment,
      - which have implemented a comprehensive-maintenance program (in accordance with the standards established by the Civic Buildings and Grounds Department),
      - which are financing through their operating budget a preventive-maintenance program that is consistent with their comprehensive maintenance plan, and
      - which are contributing to the Reserve an annual provision in accordance with the established percentage of the facility's new-replacement value;
    - b) that each facility which is eligible for funding from this Reserve must make an annual contribution in accordance with a corporate percentage which is applied to the facility's appraised (replacement) value;
    - c) that the corporate percentage which is used to

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calculate each facility's annual provision to the Reserve shall be determined annually by the Civic Buildings and Grounds Department and in accordance with the methodology which has been outlined in this report;

- d) that the major repair or replacement expenditures that are financed from this Reserve must be approved in the City's capital budget and must be justified in relation to the facility's comprehensive-maintenance plan;
  - e) that emergency expenditures (i.e. those which are not identified in the current year's capital budget) will be considered on an individual basis by City Council and must be justified in relation to the facility's comprehensive maintenance plan and preventive-maintenance program;
  - f) that the Reserve will finance only those replacement and repair expenditures that are justified through a condition assessment;
  - g) that the Reserve will not finance any replacement, repair, and renovation expenditures that are the result of changes to programs or service levels;
  - h) that the condition assessments for justifying replacement and repair expenditures shall be done externally from the responsible department and shall be conducted, as required, but at least every five years in order to recognize any changes in the National Building Code; and
  - i) that the Reserve will not be used to finance additions or expansions to current buildings;
- 2) that the total provision to the Civic Buildings Comprehensive Maintenance Reserve in the 1993 Operating Budget be 1.3% of the appraised (new replacement) value as determined by insurance schedules;

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- 3) that the annual provision to the new Reserve be allocated to the respective budgets of each of the facilities, in proportion to the appraised value;
- 4) that all balances in the City Hall Renovations Reserve, the Civic Buildings Major Repair Reserve, and the Civic Buildings and Grounds Facilities Major Repair Reserve be transferred to the Civic Buildings Comprehensive Maintenance Reserve at the end of 1992;
- 5) that the remaining outstanding debt repayment for the addition to City Hall be paid in 1993 and 1994, from the provision to the Civic Buildings Comprehensive Maintenance Reserve;
- 6) that the Administration be authorized to make the appropriate changes to the City's policies to reflect the establishment of the new Reserve, as outlined in this report; and
- 7) that the Administration provide a further report to the Planning and Development Committee on the implementation of a comprehensive maintenance program in the Fire Department and in the Central Purchasing and Stores Department and on these departments' eligibility to draw upon the Civic Buildings Comprehensive Maintenance Reserve.

*ADOPTED.*

**REPORT NO. 2-1993 OF THE LEGISLATION AND FINANCE COMMITTEE**

Composition of Committee

Councillor M.T. Cherneskey, Q.C., Chair  
Councillor M. Thompson  
Councillor P. Mostoway

**1. 1993 Budget Proposal - Saskatoon Downtown Business Improvement District**

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**(File No. CK 1680-2)**

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Attached is a copy of the 1993 Proposed Budget for the Saskatoon Downtown Business Improvement District, as well as copies of relevant financial statements.

Your Committee has reviewed this Budget proposal with the Executive-Director of The Partnership and

- RECOMMENDS:**
- 1) that the 1993 Budget proposal for the Saskatoon Downtown Business Improvement District be approved, subject to the provision of audited financial statements for 1992; and
  - 2) that the City Solicitor be requested to prepare the necessary Bylaw to provide for the special levy on Business Tax.

*ADOPTED.*

**2. 1993 Budget Proposal - Riversdale Business Improvement District  
(File No. CK. 1680-4)**

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Attached is a copy of the 1993 Proposed Budget for the Riversdale Business Improvement District, as well as copies of relevant financial statements.

Your Committee has reviewed this Budget proposal with the Administrator of the Riversdale Business Improvement District and

- RECOMMENDS:**
- 1) that the 1993 Budget proposal for the Riversdale Business Improvement District be approved, subject to the provision of audited financial statements for 1992; and
  - 2) that the City Solicitor be requested to prepare the necessary Bylaw to provide for the special levy on Business Tax.

*ADOPTED.*

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**3. 1993 Budget Proposal - Broadway Business Improvement District  
(File No. CK. 1680-3)**

Attached is a copy of the 1993 Proposed Budget for the Broadway Business Improvement District, as well as copies of relevant financial statements.

Your Committee has reviewed this Budget proposal with the Treasurer of the Broadway Business Improvement District and

- RECOMMENDS:**
- 1) that the 1993 Budget proposal for the Broadway Business Improvement District be approved, subject to the provision of audited financial statements for 1992; and
  - 2) that the City Solicitor be requested to prepare the necessary Bylaw to provide for the special levy on Business Tax.

*ADOPTED.*

**4. 1993 Budget Proposal - S.P.C.A.  
(File No. CK. 1870-10)**

Attached is a copy of the 1993 Proposed Budget for the S.P.C.A., as well as copies of relevant financial statements.

Your Committee has reviewed this Budget proposal with the Executive-Director of the S.P.C.A. and wishes to note that this Budget proposal is in keeping with the Five Year Forecast Budget for the S.P.C.A. which is included in the attachments to this report.

- RECOMMENDATION:** that the 1993 Operating Budget allocation for the S.P.C.A. Contingency Service Agreement be approved in the amount of \$252,800.

*ADOPTED.*

- 5. Communications to Council**  
**From: Robert Lieffers, Board of Directors**  
**Saskatoon Family Service Bureau**  
**Date: December 21, 1992**

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**Subject: Requesting a rebate of property tax on the building  
owned by the Saskatoon Family Service Bureau  
located at 443 - 2nd Avenue North  
(File No. CK. 1965-1)**

Attached is a copy of the above communication which was reviewed by your Committee with a representative of the Saskatoon Family Service Bureau, along with the following report of the City Assessor dated January 7, 1993:

"The following are the 1993 property assessments/taxes for 443 2nd Avenue North:

Land Assessment	-	48,720	
Building Assessment	-	<u>20,080</u>	
Total		68,800 @ 127.19 mills	
		=	<u>8,750.67</u> (1992 tax dollars)

The property in question is also occupied by a Credit Union which pays over \$13,000 net rent to the Family Service Bureau. The Credit Union occupies approximately 42% of the total building. Past practice would indicate that the amount of \$3,675.28 ( $\$8,750.67 \times 42\%$ ) would not be a consideration in any tax rebate request.

The application, at first glance, could compare favourably with the tax rebate granted to Christian Counselling Services located at 818 Broadway Avenue. This request was described under F-2 of the 1993 report and the tax rebate was shown as \$3,988.68 in 1992 tax dollars. This organization receives no other grant from the City whereas the Family Service Bureau received \$27,500 from the City in 1992."

While your Committee supports the work being done by the Saskatoon Family Service Bureau, it must adhere to its philosophy that property tax rebates are not the way to provide funding to an organization. The Committee has suggested to the Saskatoon Family Service Bureau that if additional funding is required, then a request could be made through the Assistance to Community Groups: Cash Grants Program (formerly C.I.P.).

**RECOMMENDATION:** that the request for a rebate of taxes from the Saskatoon Family Service Bureau be denied.

*ADOPTED.*

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**6. 1993 Membership Fee  
Hudson Bay Route Association  
(File No. CK. 155-7) \_\_\_\_\_**

During consideration of the 1993 Membership Renewal for the Hudson Bay Route Association, your Committee raised the question of whether the Hudson Bay Route is an efficient and effective route for grain out of Saskatchewan and why the Hudson Bay Route Association is necessary (i.e. the benefits of the Hudson Bay Route in comparison with other routes). Answers to these questions are contained in the attached letter dated December 17, 1992 from Mr. Murray R. Bryck, Executive Assistant to the President, Saskatchewan Wheat Pool, and the attached letter dated December 29, 1992 from Pat Stewardson, Executive Secretary, Hudson Bay Route Association.

Taking this information into account, your Committee supports the membership renewal in the Hudson Bay Route Association. Attached is a copy of the Notice regarding the 1993 Membership Fees, as well as a copy of the November, 1992 Newsletter of the Hudson Bay Route Association.

**RECOMMENDATION:** that payment of the 1993 Membership Fees for the Hudson Bay Route Association in the amount of \$200.00, be approved.

*ADOPTED.*

**7. Cross Cultural Awareness Package  
Saskatchewan Indian Cultural Centre  
(File No. CK. 1871-2) \_\_\_\_\_**

Funding to the Saskatchewan Indian Cultural Centre for production of a Cross Cultural Awareness Package was approved by City Council in 1991. Funding for this project was contingent upon the Saskatchewan Indian Cultural Centre providing a copy of the video to the City.

A copy of the video entitled "Still the Eagle Flies", which is an introductory video and provides a synopsis of each topic in a series of videos, has now been received.

**RECOMMENDATION:**

- 1) that the video entitled "Still the Eagle Flies" be received with thanks and be forwarded to the Personnel Services Department for use by the Corporation in any way deemed appropriate; and
- 2) that the Personnel Services Department be requested to

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arrange a viewing of this video for members of Council and the Administration.

*ADOPTED.*

**REPORT NO. 1-1993 OF THE WORKS AND UTILITIES COMMITTEE**

Composition of Committee

Councillor D.L. Birkmaier, Chair  
Councillor M. Hawthorne  
Councillor B. Dyck  
Councillor O. Mann

**1. 1993 Capital Budget/1994-1997 Capital Plan  
Project 969 - Agriplace Relief Sewer/Idylwyld W & S - LIP  
(File No. CK. 1703)**

City Council, at its special meeting held on December 15, 1992, during review of the above-noted matter, resolved that Project 969 (Agriplace Relief Sewer/Idylwyld W & S Main - LIP) not be approved and that the matter be referred to the Works and Utilities Committee for further review and report.

Your Committee has reviewed this matter and has been informed that the need to proceed with the construction portion of Project 969 - (Agriplace Relief Sewer/Idylwyld W & S Main - LIP) will be driven by additional development in Agriplace which utilizes the sanitary sewer system, or if the businesses along the east side of Idylwyld Drive north of 51st Street request the City to proceed with local improvements.

In light of the above, your Committee therefore

**RECOMMENDS:** that Council proceed with the design portion of Project 969 (Agriplace Relief Sewer/Idylwyld W & S Main - LIP) in the amount of \$58,000 in 1993.

*IT WAS RESOLVED: that Council proceed with the design portion of Project 969 (Agriplace Relief/Idylwyld W & S Main - LIP) in the amount of \$58,000 in 1993 with funding from the Infrastructure Reserve.*



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**2. 1993 Capital Budget/1994-1997 Capital Plan  
Project 796 - Water Reservoir Roof Repair - Acadia Drive  
(File No. CK. 1703)**

City Council, at its Special Budget Review meetings held on December 14 and 15, 1992, during review of the above-noted matter, resolved that Project 796 (Water Reservoir Roof Repair - Acadia Drive) be approved and that the matter be referred to the Works and Utilities Committee for a report.

Report of the Manager, Water and Pollution Control Department, December 18, 1992:

"During the 1993 Capital Budget deliberations Council requested a report on project #796 - Acadia Drive Reservoir Roof Repair.

Capital Project #796 was included in the 1992 Capital Budget at an estimated cost of \$239,000. The estimate was based on a cursory inspection of the reservoir roof and similar work that was carried out on the 42nd Street Reservoir roof. The visual inspection indicated that sections of the 90,000 square foot concrete deck were deteriorating due to continuous freeze thaw cycles. Numerous cracks were evident. The deterioration did not, however, appear to be excessive and the insulation was assumed to only require replacement in selected sections of the roof.

However, early in 1992, prior to undertaking any design work, the consulting firm of Cochrane-SNC-Lavalin was hired to investigate the actual condition of the roofing and the supporting structural slab. The inspection included:

- visual inspections
- the removal of samples of the topping slab for examination
- elevation survey and drainage evaluation
- insulation core testing
- interior cracking evaluation
- manhole and curb inspection

That investigation indicated that the interior of the reservoir had, over the past 28 years, moved downward relative to the exterior. The movement has interfered with drainage and the topping slab is totally deteriorated in all low spots. The insulation is completely saturated and does little to protect the structure from freeze thaw damage. Rain water and snow melt is leaking into the reservoir. The interior inspection revealed the presence of

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numerous cracks associated with thermal stresses. The curbs on manholes and the reservoir perimeter require repair and/or replacement.

Cochrane·SNC·Lavalin prepared a conceptual design to address the concerns noted. The conceptual design recommends the following actions:

- Remove the present concrete topping and insulation from the reservoir. The removal will require separation of the concrete topping from the insulation in order to allow disposal in City of Saskatoon disposal facilities. This removal will include the concrete curb on the perimeter of the roof area.
- After removal of the concrete topping, conduct a corrosion audit and repair cracks of structural significance.
- Level low areas of the structural slab by means of a concrete topping.
- Recondition the existing area drains and install two new area drains on the south side of the reservoir.
- Provide a new protective system separated into four quadrants along the centre lines of the reservoir.
- Raise the existing access manholes to allow proper protection to prevent leakage at those points. Repair loose concrete and corroded reinforcing at these locations.
- Provide a new vapour barrier, insulation and roof membrane.
- Provide exterior wall insulation to reduce the thermal stresses in the concrete wall.
- Provide a concrete work surface around manholes.

Cochrane·SNC·Lavalin has prepared a preliminary estimate of the cost for this work and the estimate has been used to prepare the estimated total cost of Project #796:

Existing roofing removal	90,000
Levelling	18,000
Structure crack repair	20,000
Roofing (vapour barrier & insulation)	225,000
Water proof membrane	234,000
On grade excavation/insulation	36,700
Miscellaneous (manholes, catch basin, curbs)	<u>34,800</u>
	658,500

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General Contractor Overhead/Profit	<u>52,500</u>
	711,000
Contingency	55,000
Engineering	<u>77,000</u>
	\$843,000

It is expected that during the detailed design, alternative roofing systems will be investigated and the design documents will call for bids on alternate systems in order to minimize costs and maximize effectiveness."

**RECOMMENDATION:** that the information be received.

*ADOPTED.*

**3. SUMA Resolution  
- Proposed Fuel Tax  
(File No. CK. 155-3-2)**

City Council, at its meeting held on November 23, 1992, considered a report of A Committee of the Whole Council and resolved that the following resolution and attached background information, be forwarded to SUMA for consideration at its 1993 Annual Convention:

WHEREAS the economic viability of each municipality, each region, and the Province of Saskatchewan itself depends on a reliable transportation system; and,

WHEREAS a significant portion of the haulage in Saskatchewan has been transferred from rail to roadway; and,

WHEREAS the condition of the transportation infrastructure in the Province of Saskatchewan is falling into a state of disrepair; and,

WHEREAS the Province of Saskatchewan assistance programs for transportation systems have been eliminated; and,

WHEREAS the cost of provision and maintenance of transportation systems in urban municipalities is now funded entirely from property and business tax; and,

WHEREAS those individuals who benefit from the transportation system should pay for the transportation system; and,

WHEREAS the consumption of fuel by an individual reflects that individual's use of the transportation system;

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THEREFORE BE IT RESOLVED that the Saskatchewan Urban Municipalities Association ask the Province of Saskatchewan to levy a province-wide fuel tax, to be distributed back to the municipalities as funds dedicated for the construction, rehabilitation and maintenance of transportation systems.

Additionally, City Council, at its meeting held on January 4, 1993, considered a letter dated December 18, 1992, from Duncan S. McKercher, Member, Synergy Today, copy attached, regarding the proposed fuel tax, and resolved that the information be received and referred to the Works and Utilities Committee for a report at the next meeting of City Council.

The following is a report of the Director of Works and Utilities dated January 6, 1993:

"At its meeting held on January 4, 1993, City Council referred the matter of the proposed SUMA resolution respecting a fuel tax for municipalities to the Works and Utilities Committee for a report prior to the 1993 SUMA Convention.

In reviewing the criticisms of the proposed fuel tax, it is apparent that a number of points need to be clarified. If the proposed resolution was adopted by both SUMA and by the Province as is:

1. The tax would be levied at the same rate on a province wide basis, not just within cities. The balance of competition among retailers within the province would not be affected.
2. The tax would be collected by the Province, so there would be little or no increase in administrative costs.
3. The funds would be distributed to all municipalities, not just cities. All municipalities have a transportation infrastructure for which they are responsible.
4. The funds would be dedicated for the construction, rehabilitation and maintenance of municipal transportation systems. In this way, the revenue would be used to benefit those systems on which the revenue was generated. The funds should not be used for other purposes.
5. A method to distribute the funds to the municipalities fairly would have to be developed. One method might be to estimate the travel (i.e. vehicle-kms) and the loading (i.e. tonne-kms) within each municipality, and distribute the funds back accordingly. In this way, the available funds would be in proportion to the demand as determined by loading. Other factors such as the number and size of bridges and structures could be considered. In any event, the method must not be subject to

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political interference.

6. The summary of the background to the proposed SUMA resolution indicates that a 5.09¢ per litre is needed to meet the current funding shortfall in transportation infrastructure in the City of Saskatoon. An analysis carried out province wide may indicate a lower fuel tax requirement.

The fuel tax proposal has received considerable criticism and is seen by many as just another bureaucratic tax grab. It is really important that critics and supporters alike consider two fundamental questions:

1. Do you want the transportation infrastructure to be maintained in its current condition as a minimum? How much is it worth to you? How much would it cost you if it is allowed to deteriorate indefinitely?
2. If the transportation infrastructure is important to you, who should pay for its construction, maintenance and rehabilitation? The municipal property and business tax payer? The user?

Often, the response to question 1. is that already too much is spent, or that there has to be another solution. We estimate the current annual rehabilitation funding requirements for roadway infrastructure in Saskatoon to be \$8.6 million. This is based on a rehabilitation cycle ranging from 10 years to 25 years depending on the facility. We currently spend \$4.2 million, a shortfall of \$4.4 million annually.

In addition, we should be setting aside from 1% to 2% of the current reconstruction value of our roadway infrastructure for its eventual replacement. This is based on a replacement cycle ranging from 50 to 100 years. We estimate the current replacement value of our roadway infrastructure in Saskatoon to be \$375 million.

It is not hard to imagine the extent of the problem this City and other cities will have if this current situation is allowed to continue. If this was a private company, an investor would be concerned about the long viability of the company.

Given the current economic climate in Saskatchewan, it would not be inappropriate to start with 1¢ or 2¢ per litre and phase in the rest over a period of time. However, it must be recognized that this would be a deferral in addressing the problem and would likely increase the rehabilitation costs in the long run. If this consequence is acceptable, then such a phase-in would be appropriate."

Your Committee has considered the above report of the Director of Works and Utilities and notes that the Province had asked the municipalities to look at alternate sources of funding. Your

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Committee considered a proposed fuel tax and thought it would be an appropriate avenue to take. However, in light of the fact that the price of a litre of gas has increased significantly in the City of Saskatoon (being the highest in the Province), it would not be appropriate for the City of Saskatoon to support the resolution at this point in time.

Your Committee therefore

- RECOMMENDS:**
- 1) that the City of Saskatoon request SUMA to withdraw the City's resolution regarding a proposed fuel tax from the 1993 SUMA Convention; and
  - 2) that the City of Saskatoon request the SUMA Board to consider the proposed fuel tax resolution as a Board-sponsored resolution at the 1993 SUMA Convention.

- IT WAS RESOLVED:*
- 1) *that the City of Saskatoon request SUMA to withdraw the City's resolution regarding a proposed fuel tax from the 1993 SUMA Convention; and*
  - 2) *that the City of Saskatoon through SUMA and other interested parties encourage the Province to further endorse the principle of revenue sharing and include gasoline tax revenue within the revenue sharing formula for appropriate local governments.*

**REPORT NO. 2-1993 OF THE WORKS AND UTILITIES COMMITTEE**

Composition of Committee

Councillor M. Hawthorne, Chair  
Councillor D.L. Birkmaier  
Councillor B. Dyck  
Councillor O. Mann

1. **1992 Equipment Purchases  
Three-Cubic-Yard Loader  
(File No. CK. 1395-1)**

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Report of the Acting Manager, Vehicle and Equipment Services, November 19, 1992:

"Tenders for the purchase of one (1) three-cubic-yard front-end loader were received and publicly opened by the Purchasing Department. The following unit prices were received:

Firm	Redhead Equip. Ltd.	Brandt Equip.	Saskcon Repair Hyundai	Kramer Ltd. Cat 950F	Blackwood Hodge Michigan
Make & Model L120B	Case 821	J.D. 644G	HL25		
Price w/o Trade	\$133,680	\$146,000	\$150,000	\$156,510	\$165,000
Guar. Max Repairs	\$ 8,500	\$8,000	\$15,000	\$10,000	no bid
Extended Warranty	no bid	\$14,500	\$15,000	\$10,000	no bid
Guar. Buy-Back	\$60,500	\$65,000	\$50,000	\$70,000	no bid

The three-cubic-yard front-end loader will replace a five-year-old unit and will be used by the Engineering Department.

The Vehicle and Equipment Services Department tender form called for suppliers to provide a Guaranteed Maintenance bid, and an Extended Warranty bid, or an alternative bid in the form of a lease package with all of the bid conditions included. The lowest evaluated bid meeting specifications was the Guaranteed Maintenance Bid by Redhead Equipment Ltd. and is being recommended for purchase (see attached evaluations).

The recommended purchase is within the 1992 approved budget estimate. Under the terms of the guaranteed buy back provision of the Guaranteed Maintenance bid program, the three-cubic-yard loader that is being replaced was returned to Kramer Ltd. on November 10, 1992, for the Guaranteed Buy-Back of \$82,000.00.

The purchase from Redhead Equipment Ltd. is as follows:

Base Price	\$133,680.00
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G.S.T. @ 7%	9,357.60
P.S.T. @ 8%	<u>10,694.40</u>
	\$153,732.00
G.S.T. Rebate	<u>5,347.20</u>
	\$148,384.80"

**RECOMMENDATION:** that City Council accept the lowest evaluated bid meeting specifications from Redhead Equipment Ltd., for one (1) three-cubic-yard rubber-tired loader, for the amount of \$153,732.00 with G.S.T. and P.S.T. included.

*ADOPTED.*

**2. Communications to Council**

**From: Betty Frank**

**412 Taylor Street West**

**Date: November 29, 1992**

**Subject: Requesting installation of a bus stop on Route #21  
(evenings) in the vicinity of Belfast and Taylor Street**

**(File No. CK. 7311-1)**

Attached is a copy of the above-noted communication which was referred by City Council to the Works and Utilities Committee for further handling.

Report of the Transit Manager, December 29, 1992:

"We have reviewed the bus stops on Route 1/21 along Taylor Street from Lorne Avenue to St. Charles Avenue. When the service was changed (effective September 6, 1992) for Route 21, to travel via Taylor Street from Lorne Avenue to St. Henry Avenue, the walking distance to the nearest stop increased, during weekday off-peak and night service hours and all day Saturday and Sunday.

This is primarily a residential area with five blocks between the bus stops, where we would normally locate a bus stop every 2nd or 3rd block, indicating that we should add a bus stop.

Since the intersection of Taylor Street and Belfast Avenue is the only corner where the bus stop would be on flankage, it is the most favourable location."

**RECOMMENDATION:** that the proposed new bus stop, located westbound on Taylor Street,



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west of Belfast Avenue, be installed.

*ADOPTED.*

**3. Proposed Lane Closure  
East-West Lane North of 33rd Street Between  
Avenues Y and W  
(File No. CK. 6295-1)**

Report of the City Engineer, January 4, 1993:

"The Engineering Department has been monitoring traffic flow in the east-west lane, north of 33rd Street, between Avenues Y and W. Over the past few years, a number of complaints regarding dust, excessive number of vehicles and speeding have been received from residents along the lane.

A vehicular count was conducted on May 13 to 19, 1992, at two locations in the lane as shown on attached Plan No. C5-3C. The number of vehicles recorded at count stations 1 and 2 was 50 and 100 vehicles per day, respectively. This is considered excessive considering the number of properties that are accessed daily via the lane system as shown on Plan No. C5-3C. Frequently, motorists from the residential area to the north-west enter the east-west lane from Avenue Y and shortcut to Mac's Confectionary, thereby, avoiding the left turn onto 33rd Street.

During a number of random sight inspections, it was estimated that some of the vehicles were travelling in excess of the 20 km/h speed limit.

A lane closure at the east end of the east-west lane, as shown on attached Plan No. C5-3C, would have no detrimental effect on garbage collection.

In September of 1992, all the residents backing onto the east-west lane were sent a letter asking whether they supported the closure. The results of the survey are listed in the following table and are shown on attached Plan No. C5-3C.

**Lane Closure Survey Results**

Type of Response	Number of Responses	Frequent Access From Lane
In Favor	10	5

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Not In Favor	5	2
No Response	<u>19</u>	<u>11</u>
Total	34	18

The survey results show that 67% (10) of the responses received from the residents backing onto the east-west lane are in favor of the lane closure. Of the five responses not in favor of the closure, only two frequently access their residence from the lane. All residents accessing their property from the lane may enter the east-west lane via Byers Crescent or via Avenue Y. The Engineering Department can only assume that the residents who did not respond (56%) are indifferent to the closure.

The Engineering Department recommends that the east end of the east-west lane be closed to reduce the amount of traffic on the lane by eliminating the short cutting that is occurring. The closure will alleviate some of the speeding, dust problems and traffic volumes presently experienced by the residents backing onto the lane. The closure will detrimentally affect a few residents who frequently access their property from the lane, however, a larger number of residents will benefit.

Pending Council approval, the Engineering Department will review the closure six months after its installation to determine its effectiveness in reducing the through traffic."

- RECOMMENDATION:**
- 1) that through vehicular traffic along the east-west lane north of 33rd Street between Avenue W and Avenue Y be prohibited as shown on Plan No. C5-3C;
  - 2) that through vehicular traffic along the north-south lane west of Avenue W between 33rd Street and Byers Crescent be prohibited as shown on Plan No. C5-3C; and
  - 3) that a further report be submitted in six months.

*ADOPTED.*

**REPORT NO. 3-1993 OF THE FOCUS GROUP ON WOMEN'S ISSUES IN THE COMMUNITY**

**I. SUBCOMMITTEE MEMBERSHIP**

The Education Subcommittee of the Focus Group on Women's Issues in the Community consists of

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the following members:

Marilyn Morrow  
Dr. Annu Thakur  
Toni MacNeil  
Sandra Byers  
Laverne Szejvolt

The following people also participated in the Education Subcommittee:

Sheila Krueger  
Margaret King  
Donna Renneberg  
Anne Ryan  
Coralie Therrien  
Dayle Norman  
Lori Isinger  
Kate Waygood  
Carol Lees

## **II. OVERVIEW**

The Education Subcommittee's mandate was to explore how we can use education to make the City of Saskatoon a better place for women. The Committee looked at both the formal education system and education of the public in a general sense. Education can be used to teach and change attitudes toward women and thus change actions and practises that are harmful to women or that prevent women from reaching their potential.

The Education Committee identified eight groups of women that had either little or no representation in the original Focus Group. These groups included:

- Youth (7-10 years)
- Adolescents (11-17 years)
- Young adults
- Low Socioeconomic
- Aboriginals
- Minorities (Racialized and others)
- Immigrants (Racialized and others)
- Seniors

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Committee members interviewed females from these target groups.

In general terms, the target groups were asked their opinions about the current situation, their vision for the future and what can be done to achieve that vision. They were asked questions about:

- School Systems in Saskatoon
- birth control information
- media stereotyping of women
- pornography
- attitudes toward women
- how women can overcome feelings of powerlessness

In all, 92 women were interviewed. Data collected was presented to the Focus Group on Women's Issues. The information gained from these interviews is included in the Education Subcommittee's report.

### **III. COMMITTEE OBJECTIVES**

The Education Subcommittee explored how we can use education to make Saskatoon a better place for women. Education can be used to change attitudes, beliefs, and actions both in the formal education systems and by education of the general public.

The Committee looked at the formal education systems in an attempt to answer the following questions:

- What does it do well for female students?
- Does it fail females in any way?
- Are there alternative methods to educate hard-to-reach females?
- Do females (young and old) find the school systems and extensions accessible?
- What are the educational advantages of cooperation?
- What is cooperative learning and is it more effective than competitive learning?
- Where does sex education fit into the system?
- Is sex stereotyping a problem in schools?
- Do the number of women in positions of power/influence in the school systems represent gender equity?

The Committee also looked at ways to educate the general public and sought answers to some of the following questions:

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- Where do people get their ideas regarding women?
- How can we change attitudes that are harmful to women?
- How can we empower (educate) women and children to say "no" to abuse or violence?
- How can we make people in power more accountable?
- How can we educate people about sexism?
- How can we make sure that there is general access to birth control information?
- How can we control violent and degrading pornography? (We agreed that the definition of pornography was words and pictures which are violent and degrading to the victim, and in which the victim is rendered powerless).

**IV. ACTIVITIES REPORT**

The Education Committee members met 17 times between June 12, 1992 and November 24, 1992. Some of the meetings involved only members of the smaller Education Subcommittee; other meetings were with the entire Focus Group.

The Education Committee identified eight groups of women that had little or no representation in the original Focus Group. These groups included:

- Youth (7-10 years)
- Adolescents (11-17 years)
- Young adults
- Low Socioeconomic
- Aboriginals
- Minorities (Racialized and others)
- Immigrants (Racialized and others)
- Seniors

Education Subcommittee members interviewed and consulted with women in these target groups. In all, 92 women were interviewed.

The women interviewed were asked their opinions about the current situation, their vision for the future and what actions can be taken to achieve that vision. The topics addressed in the interviews included:

- School Systems in Saskatoon
- birth control information
- cooperative/competitive learning
- media stereotyping of women
- pornography

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- attitudes toward women
- how women can overcome feelings of powerlessness

Questions asked of each target group were slightly different depending on the level of understanding of the group and the life circumstances of the interviewee. A complete list of the questions may be found in Appendix A.

The information gained in these interviews was compiled and summarized for this report.

**V. CONCLUSIONS**

The theme of Education is very broad and in many cases the topics addressed by the Education Subcommittee overlap with the work of other subcommittees of the Focus Group on Women's Issues. These topics will be included in this report as the perspective may be different.

The topics addressed by the Education Subcommittee are not all under the control of City Council. Nevertheless, the Committee members considered the questions and answers important enough to include in this report. Suggestions that do not pertain to City Council will be referred to the appropriate agencies.

**1. School Systems**

Girls often do not achieve their intellectual potential and do not aspire to positions of power. Girls feel discounted when they perceive they are treated with a lack of respect. This can happen when boys are chosen to do physical jobs that girls could do just as easily. Girls think they are treated as if they can't do certain tasks or sports very well and as if their main role in life will be that of a homemaker. The sex stereotyping which leads to differential treatment and thus lack of equal opportunities for girls can lead to feelings of unimportance and low self-esteem. We must encourage girls and also work on boys to root out sex stereotyping and sexist attitudes.

We realize that Saskatchewan Education issued a policy statement on Gender Equity (February, 1991) and the Saskatchewan Teachers Federation issued a discussion paper on Gender Equity (November, 1992). A summary of the S.T.F. discussion paper is included in Appendix B. We encourage the Saskatoon School Boards to implement Gender Equity Programs in our city.

The Focus Group feels it is important that the City be a role model in the matter of women's issues. To facilitate this, we encourage City Council to work in cooperation with other jurisdictions such as School Boards to implement the following recommendations.

**RECOMMENDATION:** 1) that inservice programs or workshops be held for teachers to

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increase awareness of gender bias in their attitudes and actions. They can then work toward equitable treatment of students to enable all children the opportunities to develop their intellectual and leadership abilities.

- 2) that the number of female administrators, superintendents and directors be increased to provide gender equity. This will provide role models for female students as well as bring a female perspective to positions of power and influence.
- 3) that schools help in the effort to eliminate violence against women and children. Educators can teach boys about respectful treatment of girls/women. Girls can learn they have the right to be treated with respect and what this means. Children need to be taught specific methods for anger management and methods for coping with stress so they acquire more appropriate behaviors.
- 4) that education in the advantages of cooperative learning start for both boys and girls at an early age in order to provide a balance with competitive learning.
- 5) that more anti-discriminatory measures be implemented at schools that include more openness, more tolerance for children of different colour, religion, cultural background and zero tolerance for physical violence. These measures would help racialized girls who face special difficulties in our schools.

**2. University of Saskatchewan**

The following suggestions were made by young adults who are University students at the University of Saskatchewan, Saskatoon. As with the above, we encourage City Council to work in cooperation with the University of Saskatchewan to implement the following recommendations.

- RECOMMENDATION:**
- 1) that the University of Saskatchewan increase the number of women employed as Senior administrators, full-time professors and Deans and work toward gender equity at these levels;
  - 2) that academic penalties reflecting the seriousness of the offense be imposed on persons who have committed acts of sexual harassment or sexual abuse; and

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- 3) that sensitizing workshops on identifying gender abuse for be held for employees of the University of Saskatchewan.

**3. Sex education, birth control access and information**

Saskatchewan continues to have one of the highest teen birth rates of all the provinces in Canada. Sex education, access to birth control information and access to contraceptive devices are ways to deal with this problem. Sweden has the lowest teenage pregnancy rate in the world. In Sweden, children get sex education from kindergarten on; access to contraceptive information has been legal since 1938. In Canada, information about birth control was a crime under the Criminal Code up to 1969. (Anderson, D., The Unfinished Revolution, 1991).

Many young women in Saskatoon stated they would prefer sex education be taught by someone outside the home like a school nurse or doctor. Committee members believe that age-appropriate information on human sexuality should be taught in school from kindergarten on. Sex education should include an emphasis on abstinence and further emphasis on responsibilities of both males and females.

We understand that City Council has expressed concern over the number of teenage pregnancies in Saskatoon (See Appendix C for minutes of the meetings of the Planning and Development Committee on September 8, 1992 and November 2, 1992). The Focus Group on Women's Issues believes that the City of Saskatoon should take a more active role in responding to the economic and social costs of teenage pregnancy to the City.

- RECOMMENDATION:**
- 1) that City Council urge the school systems to institute a program on human sexuality from kindergarten on;
  - 2) that City Council encourage the Saskatoon Health Board to have the Community Health Unit make birth control information more easily available; and
  - 3) that the City petition the Provincial government to make contraceptives such as pills and condoms more reasonably priced.

**4. Gaining Self-Confidence**



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We live in a society which places enormous stresses on the family. Tough economic times produce many more people who feel a sense of helplessness and are unable to cope with the additional stress. As a result, they may turn to illicit drugs, alcohol or violence. Those who live with them are their most common victims and often have no visible means of support outside the home. This, in turn, results in a feeling of powerlessness. The stresses of modern living fall directly on the shoulders of families who are least able to cope.

Education or learning can give people a feeling of self-confidence and control over their own lives. People can learn from television, from Community Health Stress Workshops or they can learn from each other in self-help groups.

We commend the City for initiating the Employee and Family Assistance Plan to help employees and their family members deal with stress. The City thus provides a role model for other employers in the city to initiate similar programs.

- RECOMMENDATION:**
- 1) that the City continue to fund the Community Development Programs that can sponsor self-help groups where women can help each other. It is essential that appropriate child-care and adequate facilities be provided for these groups;
  - 2) that Community Associations be made aware of those who need extra help such as handicapped women and seniors who are afraid to go out alone at night so that caring citizens can be encouraged to assist these people; and
  - 3) that, since the Provincial Government has taken the initiative in bringing forth the Provincial Wellness Plan, the Saskatoon Health Board work with its agencies to implement the following:
    - a) that Community Health Units hold more Stress Reduction Workshops for both men and women so they can learn to deal with their anger and frustrations in ways other than turning to drugs, alcohol or violence, and
    - b) that Community Health Units make use of all forms of media to do public service by running Stress Information programs for people who are unable or unwilling to attend workshops outside the home.

**5. Education and Immigrant Women**

Many immigrant women have problems adapting to the Canadian culture. The children learn at school and husbands learn from work. Women who remain at home are left to educate themselves. Family funds are often not available for these purposes. Some immigrant women are totally dependent on their husbands for their needs.

Seminars are needed regarding "The Changing Face of the Family in Modern Canadian Culture" and entire immigrant families including husbands and grandparents should be encouraged to attend in order to learn about their new country.

**RECOMMENDATION:** that the City of Saskatoon be a key player in facilitating the establishment of a non-affiliated Women's Centre where, among other things, workshops and classes could be held for immigrant women.

**6. Media Stereotyping of Women, Pornography, Attitudes re Women**

There is great concern amongst women of all ages about how women are depicted in the media. Young girls commented that women's personal body parts are often shown but men are treated with more respect. Some grade eight girls suggested that pornography is not good because "it makes some men crazy; it gives men the wrong idea that they can do anything to women." Research studies show that some men are indeed influenced by pornography to do "crazy things".

Women of all ages and from all target groups stated again and again that they think it is time for the visual media to cease their portrayal of women as only sexual objects. The media has a large part to play in shaping attitudes. They must take a more proactive role to help change people's attitudes toward women and work toward eliminating the problems of violence against women.

Aboriginal women complained that they cannot walk down Saskatoon streets in the middle of the day without being treated as prostitutes. Young girls also complained that they cannot walk down streets even close to their schools or wait for the bus without being harassed and treated as prostitutes.

**RECOMMENDATION:** 1) that an Advisory Committee on Women's Issues (recommended by the Political/Legal Subcommittee,

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Report 2, Page 3, Item #1) be a vehicle through which we address the problem of media stereotyping of women. The Advisory Committee should link with Provincial and Federal agencies to look at the problem and should also draw upon other resources in the community to help;

- 2) that the City of Saskatoon take the initiative to work with Provincial and Federal agencies to impose more control over pornographic material that is violent or degrading to women and children; and
- 3) that the City of Saskatoon, including its Police force and communities, make it a priority to work together to solve the problem of harassment of women and children on the streets.

*Marilyn Morrow, Dr. Annu Thakur and Toni MacNeil presented the report on behalf of the Focus Group on Women's Issues in the Community and answered questions of Council.*

*IT WAS RESOLVED: that the information be received and referred to the Personnel and Organization Committee for a report.*

**REPORT NO. 1-1993 OF THE ADVISORY COMMITTEE ON ANIMAL CONTROL**

Composition of Committee

Dr. J. Delack, Chair  
Councillor P. Mostoway  
Dr. L. Webster  
Staff Sergeant T. Vanin  
Dr. E. Hudson  
Dr. C. D'Arcy  
Mr. H. Prince  
Mr. G. Hellard  
Dr. B. Gee

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**1. Bylaw No. 7292 - Exotic Species  
- Proposed Amendments  
(File No. CK. 151-8)**

City Council, at its meeting held on November 4, 1992 passed Bylaw No. 7292 to amend the Animal Control bylaw to prohibit the harbouring of certain wild or exotic animals in the City of Saskatoon.

Following passage of the Bylaw, Council received communications from Rio Ryon and Owen Jubinville, copies attached, requesting that Vietnamese Potbelly Pigs not be included in the Bylaw as being prohibited in the City of Saskatoon.

Your Committee has reviewed this matter and is of the opinion that the Bylaw should be amended to include a grandfather clause, allowing current owners of Vietnamese Potbelly Pigs to obtain a permit from the City for their exotic pet prior to March 1, 1993. If current owners of Vietnamese Potbelly Pigs do not obtain a permit by March 1, 1993, the pet would not be allowed.

Additionally, your Committee received a letter from Curtis Wagner, World of Pets, copy attached, requesting that the following three species of tarantulas which are sold at his store, be excluded from the Bylaw:

Stripeknee	-	Aphonopelma rheospica Seemanni
Pinktoe	-	Avicularia avicularia
Chilean Rose	-	Grammostola cala

Your Committee has considered the above request from Curtis Wagner and concurs that the Bylaw be amended to permit the above-noted species of tarantulas.

- RECOMMENDATION:**
- 1) that Bylaw No. 7292 be amended to:
    - a) include a grandfather clause allowing the current owners of Vietnamese Potbelly Pigs an opportunity to identify their pet and obtain a permit from the City of Saskatoon prior to March 1, 1993, and
    - b) permit the following species of tarantulas:

Stripeknee	-	Aphonopelma	rheospica
		Seemanni	
Pinktoe	-	Avicularia	avicularia

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Chilean Rose - Grammostola cala; and

- 2) that the City Solicitor be requested to prepare the necessary bylaw amendment.

*ADOPTED.*

*Pursuant to motion by Councillor Birkmaier and carried by a majority of members of Council, the hour of the meeting was extended beyond 10:30 p.m.*

**REPORT NO. 1-1993 OF THE SASKATOON ECONOMIC DEVELOPMENT  
AUTHORITY**

Board of Directors

Mr. Jim Yuel, Chairman  
Mayor Henry Dayday  
Alderman Owen Mann  
Alderman Peter McCann  
Commissioner Marty Irwin  
Mr. George Ivany  
Mr. Les Dube  
Mr. Terry Grieve  
Mr. Dallas Howe  
Ms. Sonia Prescesky  
Mr. Dick Pinder  
Mr. David Fairlie  
Mr. Gary Moore  
Mr. Craig Campbell

**1. Community Bond Corporation Application  
Jet Breeze Community Bond Corporation  
(File No. CC 3500-12-1)**

Report of the Economic Development Manager, May 22, 2002:

"Jet Breeze Holdings Ltd. has submitted an application to form a Community Bond

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Corporation for the purpose of raising \$350,000."

Jet Breeze Holdings Ltd. is a Canadian company, headquartered in Saskatoon, currently with manufacturing operations in Tampa, Florida. The company manufactures proven personal watercraft under the brand name Jet Breeze. Jet Breeze plans to relocate manufacturing operations to the Saskatoon area in order to gain greater management control and bring the manufacturing of more components in-house, thus increasing the efficiency of production and reducing overall costs. A combination of competitive labour rates and an excellent location for the plan.

The City's administration has reviewed the application and finds the documents to be in accordance with City Council's previously approved requirements.

Should Council support the application by Garvin Weber, Robert Connoly, Darren Lozinski, Brad Powe, Trevor Hewison, and Anita Verhelst of the Jet Breeze Community Bond Corporation, the following would be the appropriate resolution:

WHEREAS Garvin Weber, Robert Connoly, Darren Lozinski, Brad Powe, Trevor Hewison, and Anita Verhelst and others resident in the City of Saskatoon desire to incorporate a Community Bond Corporation under The Community Bonds Act (the "Act") with its head office located in the City of Saskatoon;

AND WHEREAS the Act requires that the incorporation be approved by the council of the municipality in which the corporation's head office is to be located;

AND WHEREAS it is necessary that the Mayor or reeve or other designate of such municipality be authorized by such council to be a director of the corporation;

AND WHEREAS Council deems it desirable that the incorporation of the proposed community bond corporation proceed;

IT IS HEREBY RESOLVED that approval be and the same is hereby given to the application for incorporation by Garvin Weber, Robert Connoly, Darren Lozinski, Brad Powe, Trevor Hewison, and Anita Verhelst and others of Jet Breeze Community Bond Corporation and that the representative of this municipality on the board of directors of such corporation shall be Robert Connoly.

IT IS FURTHER RESOLVED that approval by the City of Saskatoon of the incorporation of Jet Breeze Community Bond Corporation is not, and shall not in any manner be construed as a representation or warranty as to the feasibility or economic viability of the corporation or of the projects or investments contemplated by the corporation, and Council disclaims any liability or responsibility with respect to same.

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**RECOMMENDATION:** that the direction of Council issue.

*IT WAS RESOLVED: WHEREAS Garvin Weber, Robert Connoly, Darren Lozinski, Brad Powe, Trevor Hewison, and Anita Verhelst and others resident in the City of Saskatoon desire to incorporate a Community Bond Corporation under The Community Bonds Act (the"Act") with its head office located in the City of Saskatoon;*

*AND WHEREAS the Act requires that the incorporation be approved by the council of the municipality in which the corporation's head office is to be located;*

*AND WHEREAS it is necessary that the Mayor or reeve or other designate of such municipality be authorized by such council to be a director of the corporation;*

*AND WHEREAS Council deems it desirable that the incorporation of the proposed community bond corporation proceed;*

*IT IS HEREBY RESOLVED that approval be and the same is hereby given to the application for incorporation by Garvin Weber, Robert Connoly, Darren Lozinski, Brad Powe, Trevor Hewison, and Anita Verhelst and others of Jet Breeze Community Bond Corporation and that the representative of this municipality on the board of directors of such corporation shall be Robert Connoly.*

*IT IS FURTHER RESOLVED that approval by the City of Saskatoon of the incorporation of Jet Breeze Community Bond Corporation is not, and shall not in any manner be construed as a representation or warranty as to the feasibility or economic viability of the corporation or of the projects or investments contemplated by the corporation, and Council disclaims any liability or responsibility with respect to same.*

**REPORT NO. 1-1993 OF THE PENSION ADMINISTRATION BOARD**

Composition of Committee

Mr. A. Froess, Chair  
Councillor M.T. Cherneskey, Q.C.  
Councillor O. Mann  
Councillor M. Hawthorne  
Councillor P. McCann  
Mr. J. Beveridge  
Mr. W. Robbins  
Mrs. J. Llewellyn  
Prof. W. Wallace  
Dr. K. Lal  
Mr. R. Walker  
Mr. M. West  
Mr. L. Thiessen  
Mr. D. Bushey  
Mr. W. Furrer  
Mr. C. Isaacson  
Mr. T. Graham  
Mr. R. Balezantis  
Mr. P. Jaspar

**1. Appointment to Fund Administration Committee  
(Pension Administration Board)  
(File No. CK. 175-14-3)**

In accordance with the Terms of Reference of the Fund Administration Committee, appointments to the Committee shall be made by City Council on the recommendation of the Pension Administration Board.

The terms of Mr. W. Wallace (Employer representative), Mr. D. Bushey and Mr. A. Froess



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(Employee representatives) on the Fund Administration Committee have expired and Mr. R. Walker (Employee representative) has resigned after serving one year of his three-year term (1992, 1993, 1994).

- RECOMMENDATION:**
- 1) that Mr. W. Wallace (Employer representative), Mr. D. Bushey and Mr. W. Furrer (Employee representatives) be reappointed and appointed to the Fund Administration Committee for the years 1993, 1994 and 1995; and
  - 2) that Mr. M. Totland (Employee representative) be appointed to the Fund Administration Committee for the years 1993 and 1994, to replace Mr. R. Walker.

*ADOPTED.*

**2. SEI Financial Services Ltd.  
1993 Service Agreement  
(File No. CK. 4620-6)**

Attached is a copy of a Letter of Agreement dated December 11, 1992 from Mr. Doug Andrews, Senior Consultant, SEI Financial Services Ltd., outlining the service arrangement and fees for 1993 (\$11,885 plus all applicable federal and provincial taxes).

- RECOMMENDATION:**
- 1) that the SEI Performance Evaluation Service Agreement for 1993 be approved in the amount of \$11,885 plus all applicable federal and provincial taxes; and
  - 2) that the City Commissioner and the City Clerk be authorized to execute the Letter of Agreement dated December 11, 1992 under the Corporate Seal.

*ADOPTED.*

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**3. Membership Changes - Pension Administration Board  
(File No. CK. 175-14)**

Recent changes in membership have taken place on the Pension Administration Board, as follows:

Mr. Murray Totland has replaced Mr. Ron Walker as a representative of the Exempt Staff Association; and

Ms. Toba Robarts, CUPE Local 2669 (Saskatoon Public Library) has resigned and a replacement is yet to be made.

**RECOMMENDATION:** that the information be received.

*ADOPTED.*

**REPORT NO. 1-1993 OF THE AUDIT COMMITTEE**

Composition of Committee

Councillor M. Thompson, Chair  
Councillor D.L. Birkmaier  
Councillor P. McCann

**1. Capital Construction Projects: Compliance Audit Report and Policy Revision  
(File No. CK. 1600-4)**

Report of Manager, Audit Services, December 22, 1992:

"The study of *Capital Construction Projects: Compliance Audit Report and Policy Revision* was placed on the audit plan in 1988. Due to staffing changes and shifts in the mandate of the Audit Services Department, the report has not been finalized until now. The report includes a compliance audit to determine the extent to which departments are complying with Policy No. 03-023, *Justification, Management and Control of Capital Projects*. The policy has also been revised to provide more clarity of direction. In addition, the direction itself has been changed in some cases (e.g. justification reports should be submitted if capital construction project budget is over \$500,000, rather than \$1,000,000 as stated in the previous policy) to better suit the needs of the corporation.

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The audit disclosed that, for the most part, departments are complying with the policy. There is room for improvement, however, particularly in the areas of cash flow reporting and specification of contingency funds in the capital budget. An administrative project management policy has been developed and approved by the City Commissioner. This policy replaces the current City Council Policy No. C03-023 which can now be rescinded. We are suggesting that certain statements from the current policy, that are of significance to City Council be inserted in more appropriate policies, being Policy No. 03-001, *The Budget Process* and Policy No. C03-001, *Purchasing of Goods and Services*. In addition, we are recommending that a separate administrative policy be developed for cash flow management."

It should be noted that the new administrative project management policy will be an administrative policy which does not require Council approval.

The Audit Committee has reviewed this matter with the auditors and supports the changes outlined in the report.

- RECOMMENDATION:**
- 1) that City Council Policy No. 03-023, *Justification Management and Control of Capital Projects*, be rescinded; and
  - 2) that the Administration be instructed to make the necessary changes to City Council Policy No. 03-001, *The Budget Process* and City Council Policy No. C02-003, *Purchasing of Goods and Services*.

*ADOPTED."*

*Moved by Councillor Waygood, Seconded by Councillor Penner,*

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

*CARRIED.*

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**ENQUIRIES**

Councillor Birkmaier: Would the Legislation and Finance Committee review and report on the equity and fairness of license fees vs. business tax.  
(Files CK. 300-1 and 1915-1)

Councillor Birkmaier: Would the Administration please report on the intent for closure of Harry Bailey Pool over the summer months.  
(File No. CK. 613-2)

**MOTIONS**

**REPORT OF CITY CLERK:**

"Council is requested to consider the following appointments of Deputy Mayor for the months indicated:

Councillor M. Thompson	-	For the month of February, 1993;
Councillor G. Penner	-	For the month of March, 1993;
Councillor P. Mostoway	-	For the month of April, 1993."

*Moved by Councillor McCann, Seconded by Councillor Hawthorne,*

*THAT the following be appointed Deputy Mayor for the months indicated:*

<i>Councillor P. Mostoway</i>	-	<i>For the month of February, 1993;</i>
<i>Councillor G. Penner</i>	-	<i>For the month of March, 1993;</i>
<i>Councillor M. Thompson</i>	-	<i>For the month of April, 1993.</i>

*CARRIED.*

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*Moved by Councillor Penner, Seconded by Councillor McCann,*

*THAT the meeting stand adjourned.*

*CARRIED.*

The meeting adjourned at 10:35 p.m.

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Mayor

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City Clerk