



# **CITY COUNCIL**

**Tuesday, March 29, 2016  
5:30 PM**

**Henry Baker Hall, Main Floor, City Hall**



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**Revised Agenda  
City Council  
Tuesday, March 29, 2016**

**Confirmation of Agenda**

**[Minutes from the meeting held on February 29, 2016](#)**

**DELEGATIONS, PUBLIC NOTICE BYLAWS AND RELATED REPORTS**

DE16-13      [Munir Haque – Westerra Development Corporation: Zoning Amendment Application \(15-Z-21\) - Discretionary Use Application \(15-DU-33\) - Live/Work Zoning Regulations – Westerra Subdivision](#)

CR16-17      [Regina Planning Commission: Zoning Amendment Application \(15-Z-21\) Discretionary Use Application \(15-DU-33\) Live/Work Zoning Regulations – Westerra Subdivision](#)

**Recommendation**

1. That Lots 23-45, inclusive, Block 1 and Lots 1-23, inclusive, Block 2, in the Westerra Subdivision be rezoned from R5(H) – Residential Medium Density (Holding Overlay Zone) to R5 – Residential Medium Density.
2. That the discretionary use for the proposed Live/Work Units located on Lots 23-45, inclusive, Block 1 and Lots 1-23, inclusive, Block 2, in the Westerra Subdivision be approved subject to the following conditions:
  - a) The development shall generally be consistent with the plans attached to this report as Appendix A-1, A-2 and A-3.0-A-3.7 inclusive.
  - b) That the Live/Work Units are subject to *The Licensing Bylaw, 2007* and the *2010 National Building Code* for Mixed Use Buildings, or equivalent;
  - c) The development is contingent on subdivision approval of the subject lots and subsequent title creation; and
  - d) The development shall comply with all applicable standards and regulations in *Regina Zoning Bylaw No. 9250*.



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3. That the proposed amendments to the *Regina Zoning Bylaw No. 9250* be approved as specified in Appendix B-1.
4. That the City Solicitor be directed to prepare the necessary bylaw to authorize the respective Zoning Bylaw amendment.

DE16-14      [Susan Cibere: Application for Contract Zoning \(15-CZ-02\) Proposed Two Mixed Use Buildings - 125 Hamilton Street and 120 Broad Street \(Locally known as 1925 5th Avenue North\)](#)

CR16-18      [Regina Planning Commission: Application for Contract Zoning \(15-CZ-02\) Proposed Two Mixed Use Buildings, 125 Hamilton Street and 120 Broad Street \(Locally known as 1925 5th Avenue North\)](#)

**Recommendation**

1. That the application to amend Regina Zoning Bylaw No. 9250 to rezone 125 Hamilton Street and 120 Broad Street, being Lots 1-10 & 31-41, Block 39, Plan Z140; Block C, Plan G2311; and Lots A and B, Block 40, Plan 72R23442 from I -Institutional Zone to C - Contract Zone be APPROVED, and that the contract zone agreement between the City of Regina and the owner of the subject properties be executed.
2. That further to recommendation 1, the proposed contract zone agreement shall include the following terms:
  - a. The development shall conform to the attached plans labelled ECC Village, prepared by CITE 360 Studio, and dated January 29, 2016, Appendix A-3.1a-3.4b;
  - b. Permitted uses on site shall be limited to two mixed use buildings which are comprised of the uses outlined in the Contract Zone Agreement and are defined under the *Regina Zoning Bylaw No. 9250*;
  - c. Any zoning related detail not specifically addressed in the contract zone agreement shall be subject to applicable provisions of the Zoning Bylaw; and
  - d. The Agreement shall be registered as an interest in the Saskatchewan Land Titles at the applicant's cost pursuant to *Section 69 of The Planning and Development Act, 2007*.
3. That the City Solicitor be directed to prepare the necessary bylaws to authorize the respective Zoning Bylaw amendment.



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- DE16-15      [Neil Cromarty: Regina Downtown Business Improvement District – Change to Boundaries – 2016](#)
- DE16-16      [Judith Veresuk: Regina Downtown Business Improvement District – Change to Boundaries – 2016](#)
- CR16-19      [Finance and Administration Committee: Regina Downtown Business Improvement District – Change to Boundaries - 2016](#)

**Recommendation**

That the City Solicitor be instructed to amend Bylaw 2003-80, *The Regina Downtown Business Improvement District Bylaw, 2003* to expand the Regina Downtown Business Improvement District boundary as depicted in Appendix A to this report.

- 2016-13      [THE REGINA ZONING AMENDMENT BYLAW, 2016 \(No. 2\)](#)
- 2016-14      [THE REGINA ZONING AMENDMENT BYLAW, 2016 \(No. 3\)](#)
- 2016-18      [THE REGINA DOWNTOWN BUSINESS IMPROVEMENT DISTRICT AMENDMENT BYLAW, 2016](#)

**DELEGATIONS, BYLAWS AND RELATED REPORTS**

- DE16-17      [Calvin and Jean Hermann: Closure Application \(15-CL-20\) - Portion of Lane Adjacent to 601 Campbell Street and 710 Williams Street](#)
- CR16-20      [Regina Planning Commission: Closure Application \(15-CL-20\) - Portion of Lane Adjacent to 601 Campbell Street and 710 Williams Street](#)

**Recommendation**

1. That the application for the closure and sale of a portion of lane right-of-way as shown on the attached plan of proposed subdivision prepared by Scott Colvin, dated October 23, 2015 and legally described as follows, be APPROVED:

“All of Lot 14, Block 31, Plan FN41; part of Lane, Plan FN41; and all of Lot 15, Block 31, Plan FN41 in NW-26-17-20-W2M in Regina, Saskatchewan”.

2. That the City Solicitor be directed to prepare the necessary bylaw.



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- DE16-18 [Dr. Jim Leskun – Saskatchewan Multicultural Centre Association: Property Tax Exemption - Saskatchewan Multicultural Centre Association \(SMCA\)](#)
- DE16-19 [Mary Kolitsas - Saskatchewan Multicultural Centre Association: Property Tax Exemption - Saskatchewan Multicultural Centre Association \(SMCA\)](#)
- DE16-20 [Bob Friedrich - Saskatchewan Multicultural Centre Association: Property Tax Exemption - Saskatchewan Multicultural Centre Association \(SMCA\)](#)
- CR16-21 [Finance and Administration Committee: Property Tax Exemption - Saskatchewan Multicultural Centre Association \(SMCA\)](#)

**Recommendation**

1. The Saskatchewan Multicultural Centre Association (SMCA) be provided a three year tax exemption for the property at 2144 Cornwall Street.
2. The Administration be directed to bring back a policy outlining how to effectively proceed with tax exemption requests from non-profit organizations including any criteria that can be used.
3. The City Solicitor be instructed to bring forward the necessary bylaw and agreement to provide for the property tax exemption for 2144 Cornwall Street.

- DE16-21 [Chad Novak – Saskatchewan Taxpayers Advocacy Group: Boundary Alteration - 2016 Property Tax Exemptions](#)
- CR16-22 [Finance and Administration Committee: Boundary Alteration - 2016 Property Tax Exemptions](#)

**Recommendation**

1. That the property tax exemptions, as outlined in this report, be approved.
2. That the City Solicitor be instructed to bring forward the necessary bylaw to provide for the property tax exemptions listed in Appendix A, B and C.



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DE16-22 [Chad Novak – Saskatchewan Taxpayers Advocacy Group: Annual Property Tax Exemptions – 2016](#)

CR16-23 [Finance and Administration Committee: Annual Property Tax Exemptions - 2016](#)

**Recommendation**

1. That City Council approve the property tax exemptions outlined in Appendix A.
2. That the City Solicitor be instructed to bring forward the necessary bylaw to provide for the property tax exemptions listed in Appendix A.

DE16-23 [Chad Novak – Saskatchewan Taxpayers Advocacy Group: Regina Property Tax Exemptions](#)

IR16-3 [Finance and Administration Committee: Regina Property Tax Exemptions](#)

**Recommendation**

That this report be received and filed.

2016-15 [THE PROPERTIES EXEMPT FROM TAXATION AS A RESULT OF THE 2013 MUNICIPAL BOUNDARY ALTERATION BYLAW, 2016](#)

2016-16 [THE PROPERTIES EXEMPT FROM TAXATION BYLAW, 2016](#)

2016-17 [THE SASKATCHEWAN MULTICULTURAL CENTRE ASSOCIATION INC. - TAX EXEMPTION BYLAW, 2016](#)

**COMMITTEE REPORTS**

**COMMUNITY AND PROTECTIVE SERVICES COMMITTEE**

DE16-24 Lynne Sheldon: Off-Leash Dog Park

CR16-24 [Off-Leash Dog Park](#)

**Recommendation**

That Council approve the Administration's proposed approach with respect to the development of off-leash dog parks and areas as set out in Option #2 of this report.



EXECUTIVE COMMITTEE

CR16-25 [Support to Host the Ladies Professional Golf Association \(LPGA\) 2018 Canadian Pacific Women's Open](#)

**Recommendation**

That the City of Regina indicate support in principle in the amount of \$100,000, consisting of a \$50,000 cash grant and the provision of City services valued up to \$50,000, for the Ladies Professional Golf Association (LPGA) 2018 Canadian Pacific Women's Open, subject to the following conditions:

- a) The bid to host the 2018 Canadian Pacific Women's Open in Regina is successful;
- b) The City's funding is conditional upon the 2018 Canadian Pacific Women's Open host committee securing an additional \$300,000 in funding from other community partners such as the Province of Saskatchewan and the Regina Hotel Association;
- c) Completion of a multi-party agreement outlining relationships, accountabilities, responsibilities and roles of the funders (e.g. the Province of Saskatchewan, the City of Regina and the Regina Hotels Association) and organizers (e.g. 2018 Canadian Pacific Women's Open Host Committee);
- d) Recognition that the City accepts no obligations for deficits, loans or guarantees for the 2018 Canadian Pacific Women's Open;
- e) Demonstration of the ability of the 2018 Canadian Pacific Women's Open Host Committee to plan and host the event through a plan which outlines the proposed organizational structure, human resource plan, operations and financial plan, evaluation plan and risk management plan. Administration believes this is a critical component; and
- f) A commitment by the 2018 Canadian Pacific Women's Open Host Committee to provide a follow up report that identifies how the City's funding was utilized in the hosting of the event.



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CR16-26 [Organizational Appointments for 2016 – School Board City Council Liaison Committee](#)

**Recommendation**

1. That the following organizational representative nominees for the Regina Public School Board be appointed to the School Board/City Council Liaison Committee for a term of office as indicated below:
  - Mrs. Katherine Gagne be appointed for a three year term effective January 1, 2016 to December 31, 2018;
  - Mr. Dale West be appointed for a three year term effective January 1, 2016 to December 31, 2018;
  - Mr. Greg Enion be appointed as an Administrative Representative for a three year term effective January 1, 2016 to December 31, 2018;
  - Mrs. Debra Burnett be appointed as an Administrative Representative for a three year term effective January 1, 2016 to December 31, 2018.
2. That the members appointed continue to hold office for the term indicated or until their successors are appointed.

CR16-27 [2016 Appointments to Regina's Warehouse Business Improvement District Board](#)

**Recommendation**

1. That the following appointment be approved to Regina's Warehouse Business Improvement District Board:
  - Ms. Heike Doerksen be appointed as citizen members for the term March 1, 2016 to December 31, 2017.
2. That Ms. Doerksen continue to hold office for the term indicated or until successors are appointed.

**FINANCE AND ADMINISTRATION COMMITTEE**

CR16-28 [Architectural Services - Facilities Renewal - Issue and Request for Proposal \(RFP\) Award](#)

**Recommendation**

1. That the Administration issue a request for proposal (RFP) for separate engagements of architectural and professional engineering consulting services for the development of three new facilities at the Landfill, Transit Operations and Parks and Facilities Yard for the City of Regina (City).





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2. That City Council authorize the Chief Financial Officer to award and enter into up to three contracts with the highest ranked proponents from the RFP process.
3. That the City Clerk be authorized to execute the contracts after review and approval from the City Solicitor.

PUBLIC WORKS AND INFRASTRUCTURE COMMITTEE

CR16-29 [Trunk Relief Initiative Advance Funding - Third Force Main](#)

**Recommendation**

That City Council approve the advancement of \$8.0 million from planned future year funding from the Integrated Wastewater Solutions for New Growth project (Trunk Relief Initiative), Capital Account U7048, to allow for the tendering and construction of a third wastewater force main, pump capacity upgrades to the McCarthy Boulevard Pumping Station (MBPS), and piping and process modification at the Wastewater Treatment Plant (WWTP) in 2016.

CR16-30 [Sewer Service Bylaw Change - Weeping Tile Discharge-Removal From Sanitary Sewer System](#)

**Recommendation**

1. That City Council approve and authorize amendments to *The Sewer Service Bylaw, No. 5601* to include provisions relating to weeping tile discharge, as identified in this report and in Appendix A.
2. That the City Solicitor be directed to prepare amendments to *The Sewer Service Bylaw, No. 5601* to include provisions identified in recommendation 1 to this report.

CR16-31 [Revised Hauled Wastewater Program](#)

**Recommendation**

1. That City Council approve the following rates for the Hauled Wastewater Station (HWS) (formerly referred to as the Septage Receiving Station), phased-in over three years:
  - a) monthly hauled wastewater permit rates (cost based on hauling capacity per vehicle per month) be set at:
    - i. \$5.00/.455m<sup>3</sup>/month effective January 1, 2017;
    - ii. \$8.00/.455m<sup>3</sup>/month effective January 1, 2018; and
  - b) discharge rates per usage be set at:



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- i. \$5.00/m<sup>3</sup>, effective when the new HWS becomes operational (planned for September 30, 2016);
  - ii. \$10.00/m<sup>3</sup>, effective January 1, 2017; and,
  - iii. \$15.72/m<sup>3</sup>, effective January 1, 2018.
2. That City Council approve the transfer of \$1.5 million from the General Utility Reserve to Capital Account U6016 to upgrade and pave a section of Condie Road.
3. That City Council approve and authorize amendments to the *Interim Extra-Municipal Servicing Agreement Policy* that contain the following:
  - a) notification to the City if the land use has changed;
  - b) notification if the land has been subdivided or the volume of wastewater significantly increases;
  - c) re-application if the owner of the land that was approved to haul wastewater to the City changes; and,
  - d) alignment of the fee schedule as recommended.
4. That the Director of Planning or their designate be directed to prepare amendments to the *Interim Extra-Municipal Servicing Agreement Policy*, to include provisions for the new hauled wastewater transfer program, as identified in recommendation 3 and Appendix E.
5. That City Council approve and authorize amendments to *The Sewer Service Bylaw, No. 5601* that contain the following:
  - a) updated requirements for hauled wastewater permit, including issuance of an Radio Frequency Identification Device (RFID) tag;
  - b) updated hauled wastewater permit obligations; and,
  - c) updated hauled wastewater fee schedule.
6. That the City Solicitor be directed to prepare amendments to *The Sewer Service Bylaw, No. 5601* (Bylaw) to include provisions relating to the new Hauled Wastewater Program, as identified in recommendation 5 and particularly in Appendices A and B.



CR16-32      [Sewer Service Bylaw No. 5601 - Repeal](#)

**Recommendation**

1. That City Council repeal the existing *The Sewer Service Bylaw, No. 5601* (Sewer Bylaw) and replace it with a new sewer service bylaw.
2. That City Council approve and authorize a new sewer service bylaw that contains the following:
  - a. new formatting that improves readability of the bylaw;
  - b. changes as identified in Appendix A of this report, which include:
    - updated requirements for businesses related to the discharge of fats, oils, greases (FOG), grit and dental amalgam,
    - updated allowable limits for chemical parameters discharged into the wastewater collection system, and,
    - updated provisions relating to surcharges levied against persons for treatment of high-strength wastewater; and,
  - c. existing provisions in the Sewer Bylaw as identified in Appendix B to this report.
3. That the City Solicitor be directed to prepare a new sewer bylaw to include provisions identified in recommendation 2 to this report and the provisions relating to the new wastewater receiving station, as identified in report "*Revised Hauled Wastewater Program*" and the provisions relating to weeping tile, as identified in report "*Sewer Service Bylaw Change – Weeping Tile Discharge – Removal from Sanitary Sewer System*".

**MOTIONS**

- DE16-25      Lisa Hein: Truth and Reconciliation Commission
- DE16-26      [Ivy Kennedy: Truth and Reconciliation Commission](#)
- DE16-27      David Owen: Truth and Reconciliation Commission
- MN16-2      Mayor Michael Fougere: Truth and Reconciliation Commission
- MN16-3      [Councillor Shawn Fraser: Pedestrian Traffic Safety](#)



## BYLAWS AND RELATED REPORTS

CR16-33 [Community and Protective Services Committee: Community Standards Bylaw](#)

### **Recommendation**

1. That *The Regina Property Maintenance Bylaw, 2008-48* be repealed.
2. That the City Solicitor be instructed to bring forward a new Community Standards Bylaw consistent with the draft bylaw attached as Appendix “A” to this report.

CR16-34 [Executive Committee: 2016 Municipal Election – Changes to Election Bylaws and Updating of Election Expenses Limits](#)

### **Recommendation**

1. That the City Solicitor be instructed to prepare amendments to the following Bylaws as outlined in this Report: Bylaw No. 2012-42 being *The Mail-In Ballot, 2012* Bylaw No. 2007-34 being *The Regina Municipal Election Expenses Bylaw*; and Bylaw No. 10197 being *The Automated Vote Counting Bylaw*.
2. That the City Clerk advise candidates of the new Election Expense Limits for the 2016 Municipal Election.

CR16-35 [Public Works and Infrastructure Committee: Amendments to \*The Clean Property Bylaw No. 9881\*](#)

### **Recommendation**

1. That Schedules “I” and “K” of *The Clean Property Bylaw No. 9881* be amended as proposed in Appendices A and B.
2. That the City Solicitor be instructed to prepare the necessary bylaw to authorize the respective amendment.

2016-2 [THE REGINA COMMUNITY STANDARDS BYLAW](#)

2016-20 [THE ELECTION AMENDMENT BYLAW, 2016](#)

2016-21 [THE CLEAN PROPERTY AMENDMENT BYLAW, 2016](#)

## ADJOURNMENT