



Tower Crossing Financial Options for Servicing

Date	March 2, 2022
To	Mayor Masters and City Councillors
From	Executive Committee
Service Area	Planning & Development Services
Item #	CR22-17

RECOMMENDATION

That City Council:

1. Approve the City providing water servicing to lands within the Tower Crossing Plan Area as described in Option 1 of Appendix B.
2. Approve the transfer of \$740,000 from the General Utility Reserve to fund the costs of providing Water Services to lands within the Tower Crossing Plan Area.
3. Approve the City providing Sewer Services to lands within the Tower Crossing Plan Area as described in Option 1(b) of Appendix B.
4. Approve an amendment to *The Development Levy Bylaw, 2011* by revising section 7.A.1 of The Development Charges Policy to allow for the collection of an Area Servicing Agreement Fee within the Tower Crossing Plan Area to enact recommendation #3.
5. Approve the City acquiring the lands needed for the identified road right-of-way network within the Tower Crossing Plan Area as described in Option 2 of Appendix B.
6. Approve the transfer of \$355,000 from the Asset Revitalization Reserve to fund the costs of acquiring the lands needed for the identified road right-of-way network within the Tower Crossing Plan Area.
7. Approve an amendment to *The Development Levy Bylaw, 2011* by revising section 7.A.1 of

The Development Charges Policy to exempt the subject lands within the Tower Crossing Plan Area from the application of Greenfield Area Development Charges.

8. Instruct the City Solicitor to prepare the necessary bylaw amendments to give effect to the recommendations, to be brought forward to a meeting of City Council following approval of these recommendations and the required public notice.
9. Instruct the Administration to bring a memo to Council to report back in 2024 the total actual costs associated with recommendations 1, 2 and 3 above and to provide a statement of revenues achieved from municipal tax revenue and servicing agreement fees.

HISTORY

At the February 23, 2022 meeting of the Executive Committee, the Committee considered the attached EX22-13 report from the City Planning & Community Development Division.

The following addressed the Committee:

- Stu Niebergall, representing Regina & Region Home Builders' Association, Regina, SK; and
- Bill Babey, representing SCR Holding Inc., Regina, SK.

The Committee adopted a resolution to concur in the recommendation contained in the report.

Recommendation #10 in the attached report does not require City Council approval.

Respectfully submitted,

EXECUTIVE COMMITTEE



Interim City Clerk

ATTACHMENTS

EX22-13 - Tower Crossing Financial Options for Servicing

Appendix A - Subject Lands

Appendix B - Options Evaluation