

**Proposed Wording for a Bylaw to Amend Bylaw 21M2020,
the Green Line Board Bylaw**

1. The Green Line Board Bylaw 21M2020 as amended is hereby further amended.
2. Section 26 is deleted and replaced by the following:

“Subject to Sections 25 and 27.1 of this Bylaw, contracts required for implementation and completion of the Program shall be executed in accordance with a delegation of authority approved by the City Manager under Execution of Contracts Bylaw 43M99, as may be amended or replaced from time to time, for the Program if the funds required for the execution of the contracts are included in the Capital Budget.”

3. The following is added after section 27:

“Real Property Transactions

27.1 (1) All negotiated real property transactions required to support the Program, and any amendments thereto, must be approved in accordance with the approval process set out in Schedule “B” to this Bylaw provided that:

- (a) the property is required for the Program; or
- (b) the property is required to facilitate the construction and maintenance of the Program’s light rail transit (LRT) system and/or associated facilities which may include but is not limited to tracks, road and sidewalk improvements, LRT stations and station integration, bus terminal(s), substations, elevated guideways, piers, columns, tunnels, bridges, park and ride facilities, maintenance and storage facilities, staging, hoarding, landscaping, sloping, utility locations and relocations, construction activities, demolitions, detouring, city shaping initiatives including strategic land purchases and ancillary purposes;

and the Capital Budget is available within the Council approved funding for construction of the Program.

(2) The following shall apply to the identification of real property for disposition:

- (a) the property has been identified as surplus to municipal requirements;
- (b) the proposed disposition must comply with:
 - i. all Council approved policies; and

- ii. the Sales, Acquisitions and Leases Environmental Policy and the Corporate Land Management Framework, subject to the City Manager’s discretion to determine the application and interpretation of administrative policies as they apply to the Program; and

(c) the property is required to be disposed of to support the Program.”

4. The following is added after Schedule “A” as Schedule “B”:

“ SCHEDULE “B”

Levels of Approval for Negotiated Real Property Transactions

1. A Green Line Land Authorization Form (GLLAF) shall be prepared containing the terms and conditions of each proposed real property transaction for the Program. In the event of an amendment to a real property transaction for the Program that has been previously approved, an amendment form shall be prepared describing the amendments. The GLLAF or amendment form, as the case may be, will be circulated to the appropriate approving authority for approval and execution.
2. The approving authority for all real property transactions for the Program and amendments thereto shall be determined based on the total compensation range as identified in the approval levels below. In addition to an approving authority approving and executing real property transactions for the Program in the identified range, the approving authority may approve and execute any real property transaction for the Program at a lower level.
3. The total compensation associated with each real property transaction may include, but is not limited to, market value, market value of any exchange lands, incentive payments, non-cash items (such as construction activities or services) and any other payments/costs required to facilitate the negotiation and finalization of a proposed real property transaction.
3. If the proposed real property transaction involves a land exchange, the property which has the highest market value will be the basis for determining which approving authority the proposed real property transaction shall be forwarded to for approval and execution.

4.

Level	Total Compensation	Approving Authority / Execution
One	City Licenses of \$1,000.00 or less that have a term of not more than one week	Manager, Sales and Acquisitions, Green Line
Two	\$0 - \$5 Million	Chief Operating Officer, Green Line

Three	Less than \$20 Million	Chief Executive Officer, Green Line
Four	Greater than or equal to \$20 Million	Chief Executive Officer, Green Line, subsequent to approval by the Green Line Board

5. Administration will provide quarterly reporting to the Executive Committee in accordance with this Bylaw.”
5. This Bylaw comes into force on the day it is passed.

TEXT FOR DISCUSSION ONLY