



MINUTES

PRIORITIES AND FINANCE COMMITTEE

**June 28, 2018, 8:30 AM
IN THE COUNCIL CHAMBER**

PRESENT:

Mayor N. Nenshi, Chair
Councillor S. Chu, Vice-Chair
Councillor D. Colley-Urquhart (CPS Chair)
Councillor S. Keating (T&T Chair)
Councillor J. Magliocca (PUD Chair)
Councillor W. Sutherland (UCS Chair)
Councillor E. Woolley (Audit Chair)
*Councillor G-C. Carra
*Councillor G. Chahal
*Councillor J. Davison
*Councillor P. Demong
*Councillor J. Farkas
*Councillor D. Farrel
*Councillor J. Gondek

ALSO PRESENT:

Deputy City Manager B. Stevens
Chief Financial Officer E. Sawyer
General Manager K. Hanson
General Manager S. Dalglish
General Manager D. Duckworth
General Manager R. Stanley
General Manager M. Thompson
Acting City Clerk D. Williams
Acting City Clerk M. A. Cario
Legislative Assistant J. Lord Charest
Legislative Assistant T. Rowe

1. CALL TO ORDER

Mayor Nenshi called the meeting to order at 8:34 a.m.

2. OPENING REMARKS

Mayor Nenshi provided opening remarks at today's meeting.

3. CONFIRMATION OF AGENDA

Moved by Councillor Chu

That the Agenda for the 2018 June 28 Regular Meeting of the Priorities and Finance Committee be confirmed.

MOTION CARRIED

4. CONFIRMATION OF MINUTES

4.1 Minutes of the Regular Meeting of the Priorities and Finance Committee, 2018 June 05

Moved by Councillor Chu

That the Minutes of the Priorities and Finance Committee held on 2018 June 05 be confirmed.

MOTION CARRIED

5. POSTPONED REPORTS

None

6. ITEMS FROM OFFICERS, ADMINISTRATION AND COMMITTEES

6.1 New Community Growth Strategy: Investment Recommendations, PFC2018-0678

Subject to Section 6(1) of Procedure Bylaw 35M2017, Section 31(3) was suspended by general consent, in order that members of the public be invited to address Committee with respect to Report PFC2018-0678.

Distributions made with respect to Report PFC2018-0678:

- revised page 12 of 24;
- revised page 23 of 24;
- a PowerPoint presentation entitled "New Community Growth Strategy: Investment Recommendations", dated 2018 June 28;
- a PowerPoint presentation entitled "Southeast Keystone Hills, A Strategic Investment in a Complete Community";
- a coloured booklet entitled "New Communities Growth Strategy Nose Creek Area Structure Plan Lands", dated 2018 June 28;
- a PowerPoint presentation entitled "East Stoney Business Case," dated 2018 June 2018;
- a coloured booklet entitled "West Belvedere", dated 2018 June 27;
- a coloured booklet entitled "TwinHills CyberCity & Intermunicipal Service Centre".
- a document entitled "Hotchkiss";
- a PowerPoint presentation entitled "Rangeview & Ricardo Ranch A Generational Opportunity";
- a coloured document entitled "The Case for Providence";
- a document entitled "Demonstration of a Practical Strategy for Fire/Emergency Servicing Plan: Providence";

- a PowerPoint presentation entitled "Rowan Park and Marquis Lands Business Case";
- a coloured document entitled "Glacier Ridge - Business Case Area";
- a PowerPoint presentation entitled "Symons Valley Business Case Presentation capexco" dated 2018 June 28;
- a PowerPoint presentation entitled "Glacier Ridge Business Case" dated 2018 June 28;
- a coloured document entitled "Glacier Ridge Business Case Community D";
and
- a document entitled "list of unresolved Infrastructure and Servicing Questions".

Speakers

1. Marcello Chiacchia, Genstar
2. Alan Boucher, Melcor Developments
3. Dennis Doherty, Pacific Investments & Developments Ltd.
4. Stephen Shawcross, IBI Group
5. Dennis Inglis, Highfield Land Management Inc.
6. Rahim Lakhoo, Tristar Communities
7. David White, Civicworks
8. Phil Nottveit, Urban Systems Ltd.
9. Susan Nelson, Open Gate
10. Greg Hart, RainForest Alberta + Calgary Technologies Inc.

Committee recessed at 11:55 a.m. and reconvened at 12:59 p.m. with Mayor Nenshi in the Chair.

11. Brett Friesen, Hopewell Residential
12. Paul Boskovich, Genstar
13. Trevor Dickie, Dream
14. Josh White, Dream
15. Trent Edwards, Brookfield
16. Geoff Bobiy, Brookfield
17. Jay German, Ronmor
18. Charles Cochrane, Capexco
19. Ben Lee, IBI Group
20. Ben Mercer, Qualico
21. Clark Piechotta, Qualico

Subject to Section 6(1) of the Procedure Bylaw, Section 77(c) be suspended by general consent to allow Members additional time for questions to Administration.

Committee recessed at 3:20 p.m. and reconvene at 3:50 p.m. with Mayor Nenshi in the Chair.

Moved by Councillor Carra

That the Priorities and Finance Committee postpone Item 6.1, Report PFC2018-0678 to the Call of the Chair.

MOTION CARRIED

Moved by Councillor Carra

That with respect to Report PFC2018-0678, the following be approved, **after amendment**, in part:

That the Priorities and Finance Committee file the Administration Recommendations contained in Report PCF2018-0678 and substitute with the following:

That the Priorities and Finance Committee:

1. Directs Administration to:

c) prepare bylaws and advertise for proposed Area Structure Plan amendments to remove Growth Management Overlays for communities identified in Attachment 1 (PFC2018-0678), and bring these amendments to the 2018 July 30 Public Hearing and Meeting of Council for a public hearing.

2. Recommends that Council, for the communities identified in Attachment 1 (PFC2018-0678):

(a) approve, as part of One Calgary 2019-2022 four year service plan and budget, a property tax rate increase of up to 0.75% in 2019 to fund the capital and direct incremental operating budgets necessary to support development of these communities;

(b) approve, as part of One Calgary 2019-2022 four year service plan and budget, a water utility rate increase of up to 0.5% per year to fund the specific capital budget necessary to support development of these communities; and

(c) confirm Council's intention to provide, through 2023 and future years' capital and operating budgets, the necessary public infrastructure and services to serve and support these communities.

3. Recommends that Council, for the communities identified in Attachment 1 (PFC2018-0678), direct Administration to:

(a) include the estimated capital and direct incremental operating investments identified in Attachment 1 (PFC2018-0678), including any changes to the

estimates, in 2018 November as part of One Calgary 2019-2022 four year service plan and budget, subject to the required operating and capital funding being in place; and

(b) continue to refine the 2023 and future years' capital and operating budget estimates identified in Attachment 1 (PFC2018-0678), and when needed bring incremental additional budget requests to Council for the necessary public infrastructure and services to serve and support these communities.

4. Recommends that Council hold a public hearing on 2018 July 30 meeting of Council to amend the applicable Area Structure Plans by removing the growth management overlays for the communities identified in Attachment 1 (PFC2018-0678).

5. Directs that this Report proceed to the 2018 July 30 Combined Meeting of Council.

6. Recommends that Council direct Administration to bring the next recommendations for new community growth and development approvals by no later than 2020 March, and in coordination with the One Calgary 2023-2026 four year service plan and budget process.

MOTION CARRIED

Moved by Councillor Carra

That with respect to Report PFC2018-0678, the following be approved, in part:

That the Priorities and Finance Committee:

1. Directs Administration to:

a) Continue to refine the operating and capital budget impacts for all business cases, including the list of unresolved issues in consultation with the applicants;

b) Upon completion of the refinement, determine if any communities in addition to those identified in Attachment 1 (PFC2018-0678), that meet the strategic alignment and market demand criteria, can be accommodated within the approved indicative tax rate range. If so, bring forward recommendations to approve these communities for growth directly to 2018 July 30 Combined Meeting of Council with comprehensive rationale for all business cases; and

Against: Councillor Farrell

MOTION CARRIED

6.2 Independent Review of Non-Residential Assessment and Appeal System, PFC2018-0798

Moved by Councillor Carra

That the Priorities and Finance Committee postpone Item 6.2, Report PFC2018-0798 to the Call of the Chair.

MOTION CARRIED

Moved by Councillor Woolley

That with respect to Report PFC2018-0798, the following be approved:

That the Priorities and Finance Committee:

1. Receive this report and attachments for information; and
2. Direct that Administration return to PFC with the final, independent report and recommendations no later than Q4 2018.

MOTION CARRIED

6.3 Bus Rapid Transit Network Marketing Strategy, PFC2018-0776

A clerical correction was noted in the header of the Report, third line, by deleting the year "2017" prior to the date "June 28" and by substituting the year "2018".

Moved by Councillor Woolley

That with respect to Report PFC2018-0776, the following be approved:

That the Priorities and Finance Committee refer Item 6.3, Report PFC2018-0776 to the 2018 July 19 Regular Meeting of the SPC on Transportation and Transit.

MOTION CARRIED

6.4 Electronic Notices for Property Assessment and the Assessment Review Board, PFC2018-0753

Moved by Councillor Chu

That with respect to Report PFC2018-0753, the following be approved:

That the Priorities and Finance Committee:

1. Direct Administration to
 - a. Forward Report PFC2018-0753 to the 2018 July 23 Public Hearing Council Meeting;
 - b. Publish a notice of the 2018 July 23 Public Hearing of the proposed bylaw under Report PFC2018-0753 (Attachment 3) in two issues of a newspaper, with each issue being in consecutive weeks and no later than 2018 July 13;
 - c. Publish banner advertisements on Calgary.ca, from 2018 July 3 to 2018 July 22, advertising the 2018 July 23 Public Hearing of the proposed bylaw under Report PFC2018-0753, and;

- 2. Recommend that Council:
 - a. Hold a Public Hearing and give three readings to the proposed bylaw (Attachment 3).

MOTION CARRIED

6.5 Delegation Bylaw to Support the Compassionate Tax Penalty Relief Program, PFC2018-0761

Moved by Councillor Woolley

That with respect to Report PFC2018-0761, the following be approved:

That the Priorities and Finance Committee recommends that Council:

- 1. Give three readings to the proposed bylaw to delegate the authority to reduce, refund or cancel taxes;
- 2. Forward report PFC2018-0761 to the 2018 July 23 Public Hearing Council Meeting; and
- 3. Direct that Administration publish a notice of the 2018 July 23 Public Hearing of the proposed bylaw under Report PFC2018-0761 in two issues of a newspaper, with each issue being in consecutive weeks and no later than 2018 July 13.

MOTION CARRIED

7. ITEMS DIRECTLY TO COMMITTEE

7.1 REFERRED REPORTS

None

7.2 NOTICE(S) OF MOTION

None

8. URGENT BUSINESS

None

9. CONFIDENTIAL ITEMS

Moved by Councillor Sutherland

That Committee move into Closed Meeting, at 5:24 p.m., in the Council Lounge, to discuss confidential matters with respect to the Item 9.1.1, Naming of a City Park, PFC2018-0789 subject to Sections 23 and 24 of *Freedom of Information and Protection of Privacy Act*.

MOTION CARRIED

Committee reconvened in public meeting at 5:25 p.m. with Mayor Nenshi in the Chair.

Moved by Councillor Colley-Urquhart

That Committee rise and report.

MOTION CARRIED

9.1 ITEMS FROM OFFICERS, ADMINISTRATION AND COMMITTEES

9.1.1 Naming of a City Park, PFC2018-0789

Moved by Councillor Sutherland

That with respect to Report PFC2018-0789, the following be approved:

That the Priorities and Finance Committee recommend that Council:

1. Approve Administration Recommendation 1 contained in Report PFC2018-0789; and
2. Direct that the Report and Attachments remain confidential subject to Sections 23 and 24 of the *Freedom of Information and Protection of Privacy Act* until Council rises and reports.

MOTION CARRIED

9.2 URGENT BUSINESS

None

10. ADJOURNMENT

Moved by Councillor Chu

That this meeting adjourn at 5:26 p.m.

MOTION CARRIED

The following items have been forwarded to the 2018 July 23 Combined Meeting of Council:

OTHER REPORTS AND POSTPONEMENTS FOR PUBLIC HEARING

Electronic Notices for Property Assessment and the Assessment Review Board, RFC2018-0753

Delegation Bylaw to support the Compassionate Tax Penalty Relief Program, PFC2018-0761

CONFIDENTIAL CONSENT

Naming of a City Park, PFC2018-0789

The following Item has been forwarded to the 2018 July 30 Combined Meeting of Council:

CONSENT

New Community Growth Strategy: Investment Recommendations, PFC2018-0678

The next Regular Meeting of the Priorities and Finance Committee has been scheduled for 2018 July 17 at 9:30 a.m.

CONFIRMED BY COMMITTEE ON

CHAIR

ACTING CITY CLERK

UNCONFIRMED