



PUBLIC MINUTES

STANDING POLICY COMMITTEE ON PLANNING, DEVELOPMENT AND COMMUNITY SERVICES

Monday, March 8, 2021, 9:30 a.m.

Via Teleconference Hosted in the Council Chamber, Saskatoon City Hall

PRESENT: Councillor T. Davies, Chair
Councillor M. Loewen, Vice-Chair
Councillor C. Block
Councillor S. Gersher
Councillor D. Hill
His Worship, Mayor C. Clark (Ex-Officio)

ALSO PRESENT: General Manager, Community Services L. Lacroix
Solicitor J. Manastyrski
Deputy City Clerk S. Bryant, in Council Chamber
Committee Assistant P. Walter

1. CALL TO ORDER

The Chair called the meeting to order on Treaty Six Territory and the Traditional Homeland of the Métis people.

2. CONFIRMATION OF AGENDA

Moved By Councillor Hill

1. That the following letters submitting comments be added to Item 6.1.2:
 - Albert Couillard, dated March 5, 2021;
 - James Nolan, dated March 6, 2021;
2. That the request to speak from Randy Pshebylo, Executive Director, Riversdale District, dated March 8, 2021 be added to Item 7.1.2;
3. That the request to speak from Randy Pshebylo, Executive Director, Riversdale District, dated March 8, 2021 be added to Item 7.1.3;
4. That the following requests to speak be added to Item 7.3.1:
 - Orion Morgan, dated March 4, 2021;

- Andrew Wagner, Maison Design and Build, dated March 5, 2021;
 - Graham Baxter, dated March 5, 2021;
 - Patrick Wolfe, dated March 5, 2021;
5. That the items with speakers be heard following Adoption of Minutes:
- 6.1.1 - Paula Lichtenwald
 - 6.3.1 - Peggy Sarjeant
 - 6.3.2 - Greenery Cannabis Boutique
 - 7.1.2 - Randy Pshebylo
 - 7.1.3 - Randy Pshebylo
 - 7.3.1
 - Orion Morgan
 - Andrew Wagner
 - Graham Baxter
 - Patrick Wolfe
6. That the agenda be confirmed as amended.

In Favour: (6): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, Councillor Hill, and Mayor C. Clark

CARRIED UNANIMOUSLY

3. DECLARATION OF CONFLICT OF INTEREST

There were no declarations of conflict of interest.

4. ADOPTION OF MINUTES

Moved By Councillor Gersher

That the minutes of Regular Meeting of the Standing Policy Committee on Planning, Development and Community Services held on February 2, 2021 be approved.

In Favour: (6): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, Councillor Hill, and Mayor C. Clark

CARRIED UNANIMOUSLY

5. UNFINISHED BUSINESS

6. COMMUNICATIONS (requiring the direction of the Committee)

6.1 Delegated Authority Matters

6.1.1 Municipal Heritage Advisory Committee – Consolidated City Centre School - Heritage Conservation of the King George School and the Pleasant Hill School [File No. CK. 610-11]

A letter from Lenore Swystun, Chair, Municipal Heritage Advisory Committee, dated February 26, 2021, was provided.

General Manager, Community Services Lacroix introduced the item and addressed questions of the Committee.

Paula Lichtenwald, Vice-Chair, Municipal Heritage Advisory Committee was in attendance to address questions.

Moved By Councillor Hill

That the Standing Policy Committee on Planning, Development and Community Services support the gathering of information for the Municipal Heritage Advisory Committee with respect to the two properties.

In Favour: (6): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, Councillor Hill, and Mayor C. Clark

CARRIED UNANIMOUSLY

Item 6.3.1 was considered next.

6.1.2 Murray Wilson - Flying Drones [File No. CK 370-1]

Due to time constraints this matter was not considered and deferred to the April 12, 2021 meeting.

6.2 Matters Requiring Direction

6.2.1 Development Appeals Board 2020 Annual Report [File No. CK 430-30]

Due to time constraints this matter was not considered and deferred to the April 12, 2021 meeting.

6.3 Requests to Speak (new matters)

6.3.1 Saskatoon Heritage Society - Civic Heritage Policy [File No. CK 710-0]

A letter from Peggy Sarjeant, Saskatoon Heritage Society, dated January 27, 2021 was provided.

General Manager, Community Services Lacroix introduced the item and addressed questions along with Director of Planning and Development Anderson.

Peggy Sarjeant, Saskatoon Heritage Society addressed the Committee regarding the Civic Heritage Policy and the lack of process and notifying the Municipal Heritage Advisory Committee.

Moved By Councillor Block

That the letter be forwarded to the Municipal Heritage Advisory Committee for feedback.

In Favour: (6): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, Councillor Hill, and Mayor C. Clark

CARRIED UNANIMOUSLY

6.3.2 Greenery Cannabis Boutique - Cannabis Business License Bylaw [File No. CK 4350-68]

A letter from Greenery Cannabis Boutique, dated January 28, 2021 was provided.

General Manager, Community Services Lacroix introduced the item. Licensing and Permitting Manager Wilson addressed questions of the Committee.

Mike Poulton addressed the Committee regarding Section 9(1) of the *Cannabis Business License Bylaw* and asked for a change in

the sign display regulations to allow signage that includes non-alpha-numeric characters.

Moved By Councillor Hill

That the Committee move *In Camera* to receive legal advice on this matter.

In Favour: (6): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, Councillor Hill, and Mayor C. Clark

CARRIED UNANIMOUSLY

The Committee moved *In Camera* at 10:54 a.m. and re-convened publicly at 11:06 a.m. with all members of Committee present.

Moved By Councillor Hill

That the matter be referred to Administration to report to the appropriate Regular Business meeting providing options to amend Section 9.1.f (i) &(ii) of *The Cannabis Retail Bylaw, No. 9525* to allow for signage other than alpha-numeric.

In Favour: (1): Councillor Hill

Against: (5): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, and Mayor C. Clark

DEFEATED

Moved By Councillor Loewen

That the *Cannabis Retail Bylaw, No. 9525* be referred to the planned signage review.

In Favour: (6): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, Councillor Hill, and Mayor C. Clark

CARRIED UNANIMOUSLY

The meeting recessed at 11:31 a.m. and reconvened at 11:40 a.m. with all members of the Committee in attendance. Item 7.1.2 was considered next.

6.3.3 Meewasin Valley Authority - Meewasin Trail Enhancement Project in Meewasin Park River Heights [File No. CK 4205-5]

This item was withdrawn.

7. REPORTS FROM ADMINISTRATION

7.1 Information Reports

7.1.1 Canadian Medical Association Foundation COVID-19 Community Response Fund for Vulnerable Populations [File No. CK 1860-1, x 270-7]

Due to time constraints this matter was not considered and deferred to the April 12, 2021 meeting.

7.1.2 Riversdale Business Improvement District – Proposed Streetscape Master Plan for North of 20th Street West [File No. CK 4125-1]

A report from the Administration was provided along with the request to speak from Randy Pshebylo, Executive Director, Riversdale District, dated March 8, 2021.

General Manager, Community Services Lacroix introduced the item and addressed questions along with Neighbourhood Planning Manager Whitenect.

Randy Pshebylo, Executive Director, Riversdale District, requested assurance that the proposed Streetscape Master Plan for North of 20th Street West will go ahead after a number of false starts in the past.

Moved By Councillor Gersher

That the information be received.

In Favour: (6): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, Councillor Hill, and Mayor C. Clark

CARRIED UNANIMOUSLY

7.1.3 Maintenance of Back Lane Trees [File No. CK 4139-4]

A report from the Administration was provided along with the request to speak from Randy Pshebylo, Executive Director, Riversdale District, dated March 8, 2021.

General Manager, Community Services Lacroix introduced the item and addressed questions along with Bylaw Compliance Manager Grazier.

Randy Pshebylo, Executive Director, Riversdale District outlined the concerns with back lane trees in the Riversdale area and no accountability for having the trees removed. He requested a contact number for the removal of back lane trees.

Moved By Councillor Hill

That Administration report on options for a potential bylaw and operational changes for trees in back lanes on residential and commercial properties.

In Favour: (6): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, Councillor Hill, and Mayor C. Clark

CARRIED UNANIMOUSLY

Item 7.2.1 was considered next.

7.1.4 Foxtail Seed Strategy [File No. CK 4200-2]

Due to time constraints this matter was not considered and deferred to the April 12, 2021 meeting

7.2 Approval Reports

7.2.1 Architectural Design Review Committee – Extension of Terms [File No. CK 4130-2-8]

A report from the Administration was provided.

Moved By Councillor Hill

That the Standing Policy Committee on Planning, Development and Community Services recommend to City Council that the terms of the members of the Architectural Review Committee identified in Appendix 1 be extended for a period of no more than one year,

ending on March 1, 2022, or until such time as the new Committee structure and process is in place.

In Favour: (6): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, Councillor Hill, and Mayor C. Clark

CARRIED UNANIMOUSLY

7.2.2 Leasing of Civic Property – Bowerman House - 1328 Avenue K South [File No. CK 600-3, x710-10]

A report from the Administration was provided.

Moved By Councillor Hill

That the Standing Policy Committee on Planning, Development and Community Services recommend to City Council:

1. That the Lease and Operating Agreement with the Meewasin Valley Authority for the Bowerman House be renewed for a further term of five years upon the same terms as previous, with the option to renew the agreement for an additional five-year term, upon mutual agreement of the parties.
2. That the City Solicitor be requested to prepare the appropriate agreement and that His Worship the Mayor and the City Clerk be authorized to execute the agreement under the Corporate Seal.

In Favour: (6): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, Councillor Hill, and Mayor C. Clark

CARRIED UNANIMOUSLY

7.3 Decision Reports

7.3.1 Riverbank Overlay District – Review of In-Ground Swimming Pools [File No. CK 4350-019-003]

A report from the Administration was provided along with the following requests to speak:

- Orion Morgan, dated March 4, 2021;

- Andrew Wagner, Maison Design and Build, dated March 5, 2021;
- Graham Baxter, dated March 5, 2021;
- Patrick Wolfe, dated March 5, 2021.

Director of Building Standards Fagnou introduced the report with a PowerPoint presentation and addressed questions along with Geotechnical Engineering Specialist Heilman.

Moved By Councillor Hill

That the Committee move *In Camera* to receive legal advice on this matter.

In Favour: (6): Councillor Davies, Councillor Loewen, Councillor Block, Councillor Gersher, Councillor Hill, and Mayor C. Clark

CARRIED UNANIMOUSLY

The Committee moved In Camera at 12:36 p.m. and re-convened publicly at 12:41 p.m. with all members of Committee present with the exception of Councillor Davies. Councillor Loewen assumed Chair.

Discussion continued. Councillor Davies re-entered the meeting at 12:44 p.m. and assumed the Chair.

Orion Morgan addressed the matter stating human activities to the ground water can be mitigated and that Option 2 was the desired option.

Andrew Wagner, Maison Design and Build stated in-ground pools are a major consideration in almost all developments in the area. He expressed Option 2 as the desirable option.

Graham Baxter addressed the Committee stating as a geotechnical engineer he completed a geotechnical report for a property within the Riverbank Overlay District. The level of risk depends on many different factors and a geotechnical engineer tries to quantify that risk. A geotechnical report for the area would include an engineered solution and highlight whether the risk is high or low to consider an in-ground pool.

Patrick Wolfe provided options to mitigate the risks of an in-ground pool highlighting swimming pools on high-rise buildings with drainage systems.

Following the speakers the Chair ascertained that due to time constraints continuation of the matter will occur at the April 12, 2021 meeting.

7.3.2 Carbon Monoxide Alarms in Properties [File No. CK 540-1, 4400-1]

This item was withdrawn.

- 8. MOTIONS (notice previously given)**
- 9. GIVING NOTICE**
- 10. URGENT BUSINESS**
- 11. IN CAMERA SESSION (If Required)**
- 12. ADJOURNMENT**

The meeting adjourned at 1:07 p.m.

Councillor T. Davies, Chair

S. Bryant, Deputy City Clerk