

REPORT 8-2019  
CITY OF MARTENSVILLE  
COMMITTEE OF THE WHOLE MEETING  
TUESDAY – SEPTEMBER 10, 2019  
MINUTES

**PRESENT:** Mayor Kent Muench, Deputy Mayor Tyson Chillog, Councillors Michael Cox, Bob Blackwell, Debbie McGuire, Jamie Martens, City Manager Scott Blevins, Director of Infrastructure & Planning Matt Gruza, Director of Recreation & Community Services Ted Schaeffer, Community Economic Development Manager Dillon Shewchuk, Director of Corporate Services Leah Bloomquist

**REGRETS:** Councillor Darren MacDonald

**LOCATION:** City Hall – Council Chambers

**RECORDING SECRETARY:** City Clerk Carla Budnick

**CALL TO ORDER:** Deputy Mayor Chillog called the meeting to order at 5:00 P.M.

Deputy Mayor Chillog requested that Recreation be added to the In-Camera portion of the meeting. All Council Members were in favor of the addition.

#### 4. REPORTS

##### 4.2 Director of Corporate Services

###### 4.2.1 Budget Variance

Director of Corporate Services Bloomquist went over the Budget Variance Reports for the period ending August 31, 2019. She highlighted areas that had significant changes.

###### **General Government**

**Other Operating Revenue** will see an increase due to a commodity tax review that was conducted earlier in the year. The city was able to apply to the Province to claim back the PST they paid on gravel and snow removal contract which should not be charged to municipalities. This resulted in just under \$52,000 be claimed back.

###### **Fire Department**

**Capital – Vehicles:** The city put a deposit of \$115,518 on a new rescue truck, with the remainder being paid in 2020. The original budgeted amount for the vehicle was \$200,000 so this year the capital account will be under budget. This is a funded expense from the Fire Department's capital reserve so the net effect is zero as we will draw less from the reserve this year.

###### **Transportation Services**

**Prov/Fed Capital Grants – New Deal:** municipalities received double the 2019 allocations from the Gas Tax Fund to help local authorities to address infrastructure deficits. This will result in revenues being over budget; however, the new funds will be transferred to reserves at year-end.

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**Water & Sewer**

**Maintenance – Aeration Building** – due to significant repairs and maintenance the account is projected to be over approximately \$20,000.

**Maintenance – Lagoon Drain Line** – due to a late thaw resulting in the drain line not opening, maintenance costs were incurred to assist in the thawing of the line. This resulted in the account being \$16,000 over budget.

**Capital – Buildings** – With the signing of the New Building Canada Fund contribution agreements work has begun on the wastewater upgrades. This year the project was not included in the operating budget due to timing uncertainties. It is projected the city will incur approximately \$1.9 million dollars on the project this year with 2/3 of the expenses being claimed back through the contribution agreements. The remained will be funded from reserves.

**Capital – Machine & Equipment** – Due to continued odor issues at the lagoon, a review was conducted with Nexom. It was recommended that additional aerator heads and lines being added at a cost of approximately \$163,000. These expenses will be included in the New Building Canada Fund claim with the remaining funds coming from the Utility Reserve.

**4.2.2 RFD – DRK Investments Ltd.**

In July, Derrick Kauk owner of DRK Investments Ltd spoke to City Council regarding his property tax assessment and his request to be reimbursed for taxes that were paid on his property that had an incorrect assessment value. City Council directed administration to look further into the request and bring that information forward.

Administration did review the information and noted there were emails dating back to 2016 and an appeal was filed on May 10, 2017 and later withdrawn. The Commercial Business & Property Abatement Program was introduced in 2018, allowing commercial property owners who appealed in 2018 and were successful to be retroactively abated/credited the municipal taxes overpaid for in 2017. DRK Investments did not file an appeal in 2018, as he was conducting his own research on assessments.

Director of Corporate Services Bloomquist presented City Council the 2017- and 2018-dollar amounts which would be based on the assessment adjustment for abatements. The total abatement to DRK Investments Ltd. would be \$4,766.18

City Council discussed the request and felt that it was a fair request and directed a motion be brought forward to the next Regular Council meeting for formal approval.

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**4.4 Director of Recreation and Community Services**

**4.4.1 RFD -Ice Rental/Cancellation Policy**

At the July Regular Council meeting City Council was presented the draft Ice Use Policy for the Sports Centre. It was noted at that meeting that Administration still had to meet with user groups to review the policy before bringing back for formal approval.

A meeting was held on July 23<sup>rd</sup>, the main concern identified regarded access to dressing rooms. This was originally a concern of City Council as well and these points have been addressed and amended.

There were no further questions and the policy will go to the next Regular Council meeting for formal approval.

**4.6 Community Economic Development Manager**

**4.6.1 CEDM Report**

Community Economic Development Manager Shewchuk, reviewed what he has been working on over the past month. Two Economic Development Incentive applications have been received, one for a commercial store front expansion and the second is for two buildings with leasable space. Continued inquiries about available land and lease space. Filmed the Business is Booming Video during the Martensville 100 event and have finalized details for the Regional Run.

**4.6.2 RFD – Economic Development Incentive – 109 Centennial Drive North**

V & V Holdings the owner of 109 Centennial Drive North and home to Checkered Flag Automotive is looking to add an additional 4200sf to their existing building. The new space will provide lease space for tenants that will be complimentary to the automotive industry. It was noted that a current Home-Based Business has confirmed they will be moving into half of the new space.

The new construction is estimated to cost in excess of \$600,000. V & V Holdings plan to utilize as many local trades and contractors as possible. Under the Economic Development Business Incentive Bylaw this new addition would be eligible for a 3-year tax exemption.

Council was in favour and a Bylaw will come to the next Regular Council meeting form formal approval.

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**4.6.3 RFD – Economic Development Incentive – 40 Centennial Drive North**

The owner of 40 Centennial Drive North, a foreign investor through the SINP program, is requesting a tax incentive for the development of 2 separate buildings which would consist of seven leasable bays. Currently there are no confirmed tenants.

The construction costs for this new development are in excess of \$1 million dollars. Under the Economic Development Business Incentive Bylaw this new development would be eligible for a 5-year tax exemption.

Council was in favour and a Bylaw will come to the next Regular Council meeting form formal approval.

**6. IN-CAMERA**

**6.1 RFD – Official Community Plan Tender**

**6.2 Municipal Sustainability Plan**

**6.3 Recreation**

**ADJOURNMENT:**

Meeting adjourned at 6:50 P.M.

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Mayor Kent Muench