Agenda – Council – April 30, 2014

Report – Executive Policy Committee – April 9, 2014

Item No. 3 Transit Development Agency (TDA)

EXECUTIVE POLICY COMMITEE RECOMMENDATION:

On April 9, 2014, the Executive Policy Committee submitted the following to Council:

1. That the motion of March 26, 2014, be referred to the Winnipeg Public Service for review and report back within 90 days.

2. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the foregoing.

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DECISION MAKING HISTORY:

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On April 9, 2014, the Executive Policy Committee referred the Council motion of March 26, 2014, to the Winnipeg Public Service for review and report back within 90 days and submitted the matter to Council.

Further, on April 9, 2014, David Sanders submitted a communication dated April 9, 2014 with respect to the Transit Development Agency (TDA).

COUNCIL DECISION:

On March 26, 2014, Council ruled automatic referral of the following motion to the Executive Policy Committee:

Moved by Councillor Wyatt,
Seconded by Councillor Havixbeck,

WHEREAS the City of Winnipeg is undertaking an expansion of its Rapid Transit System that will connect the city's downtown to the University of Manitoba;

AND WHEREAS the City of Winnipeg may be in the possession of lands near the proposed Rapid Transit Corridor, as well as near the existing Rapid Transit Corridor;

AND WHEREAS Transit Orientated Development (TOD) can directly enhance the city's tax base, increase transit ridership and improve housing options for Winnipeggers';

AND WHEREAS encouraging density along Transit Corridors is seen as preferable when compared to 'greenfield' development, or what has been referred to commonly as 'urban sprawl'

AND WHEREAS to facilitate Transit Orientated Development, land assembly may be necessary, as well as being able to enter into strategic partnerships with other levels of government, post-secondary institutions and the private sector;

AND WHEREAS the CentreVenture model has served the City well in being able to facilitate and encourage redevelopment and renewal of Downtown Winnipeg for over 10 years, including the creation of a land bank with all surplus city land in the downtown being seeded to Centre Venture;

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DECISION MAKING HISTORY (continued):

COUNCIL DECISION (continued):

AND WHEREAS new development via a TDA has the potential to provide the City with revenues and/or a dividend that could be directed toward subsidizing the development of future Rapid Transit corridors;

THEREFORE BE IT RESOLVED that the City of Winnipeg establish a new Transit Development Agency (TDA) that will be able to facilitate, coordinate and spearhead Transit Orientated Development;

AND BE IT FURTHER RESOLVED THAT that the City of Winnipeg formally directs all surplus City lands within 400 meters of either side of the existing Rapid Transit Corridor and the new Rapid Transit Corridor (800 metres) to the new TDA, including conducting a review of other potential city lands that could be declared surplus to the needs of the City for this said corridor;

AND BE IT FURTHER RESOLVED THAT council consider having the new TDA established with a fund for conducting further land assembly, similar to precedent that was set upon the establishment of Centreventure;

AND BE IT FURTHER RESOLVED THAT that the governance of the TDA be appointed by Council, be required to file an annual report, including audited financial statements, to City Council via the Director of Winnipeg Transit;

AND BE IT FURTHER RESOLVED THAT that the TDA, for its first 5 years of existence, be required to file quarterly update reports to the Standing Policy Committee on Property and Development;

AND BE IT FURTHER RESOLVED THAT that following the first 5 years, an independent review be undertaken of the TDA and shall report its findings to City Council.