Minute No. 581
Report – Executive Policy Committee – July 5, 2023

Item No. 18 Waiver of Street Closure Parking Fees – Paulin Street (Point Douglas Ward)

COUNCIL DECISION:

Council concurred in the recommendation of the Executive Policy Committee and adopted the following:

1. That parking street closure fees of $74,775.65 charged to Hofer Construction Ltd. related to the closure of Paulin Street, be waived.

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

Report – Executive Policy Committee – July 5, 2023

DECISION MAKING HISTORY:

Moved by His Worship Mayor Gillingham,

That the recommendation of the Executive Policy Committee be adopted by consent.

Carried

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On July 5, 2023, the Executive Policy Committee passed the following motion:

WHEREAS in 2019 Hofer Construction Ltd. (the Developer) Purchased 311 Ross Avenue and 346 Pacific St. from the City of Winnipeg, via CentreVenture Development Corporation (CentreVenture) to redevelop a heritage building and adjacent surface parking lot into 220 multi family units;

AND WHEREAS in 2020 the Developer extended an offer to the City of Winnipeg to purchase Paulin Street from the City which is adjacent to the development, with the intention of investing in a renewal of Paulin Street;

AND WHEREAS the onset of the COVID-19 pandemic, along with additional agreements with CentreVenture Development Corporation, resulted in delays in the filing of the necessary street closure plans with the City;

AND WHEREAS the delays required the Developer to obtain a street closure permit for Paulin Street in February 2021 in order to proceed with redevelopment of the heritage building and surface parking lot;

AND WHEREAS the Developer received an invoice from the Winnipeg Parking Authority for $74,775.65 related to lost parking metre revenue resulting from the closure of Paulin Street for the last three years, despite the fact that a majority of these charges were applied during the COVID-19 pandemic when very few people were parking their vehicles on downtown streets;

AND WHEREAS the Winnipeg Parking Authority has not included additional provision for doubtful accounts to cover full amount owing in its 2023 operating budget and therefore if Council decides to waive these charges it would result in additional bad debt expense in the amount of $58,543.70 ($74,775.65 less $16,231.95 provision for doubtful accounts that was previously set up) of the Winnipeg Parking Authority or the City of Winnipeg;

AND WHEREAS the purchase of Paulin Street by the developer will relinquish the City's maintenance responsibility.

Report – Executive Policy Committee – July 5, 2023

DECISION MAKING HISTORY (continued):

EXECUTIVE POLICY COMMITTEE RECOMMENDATION (continued):

THERFORE BE IT RESOLVED that that the Executive Policy Committee recommend to Council:

1. That parking street closure fees of $74,775.65 charged to Hofer Construction Ltd. related to the closure of Paulin Street, be waived.

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

and submitted the matter to Council.