REPORT OF THE

EXECUTIVE POLICY COMMITTEE

DATED MAY 8, 2002

On motion of His Worship Mayor Murray, the Report of the Executive Policy Committee, dated May 8, 2002, was considered clause by clause.

Moved by His Worship Mayor Murray,

That the Consent Agenda, Clauses 1,2,3,4 and 5, be adopted.

Carried.

Expenditure from the Land Dedication Reserve Fund - Request for Funding for the Bunn's Creek Environmental Stewardship Association - East Kildonan Transcona Community
File EP-2 (Vol. 29) [c/r PR-2 (33) (Vol. 2)]

444 - 1. The Executive Policy Committee has been advised that the East Kildonan - Transcona Community Committee has recommended an allocation of $30,000.00 from the East Kildonan - Transcona Land Dedication Reserve Fund to assist with the cost of the North Kildonan Clean and Green Team.

The Executive Policy Committee concurs with the above and recommends:

I. That funds in the amount of $30,000.00 be approved from the East Kildonan - Transcona Land Dedication Reserve Fund for the project.

II. That the criteria of Council Policy FI-029, the Land Dedication Reserve Fund, be waived for any projects which do not qualify.

Adopted by consent.

Expenditure from the Land Dedication Reserve Fund - Request for Funding for the River East Preschool Centre - East Kildonan Transcona Community
File EP-2 (Vol. 29) [c/r PR-2 (33) (Vol. 2)]

445 - 2. The Executive Policy Committee has been advised that the East Kildonan - Transcona Community Committee has recommended an allocation of $7,000.00 from the East Kildonan - Transcona Land Dedication Reserve Fund to assist with the cost of installation of windows and washrooms at River East Preschool Centre.

The Executive Policy Committee concurs with the above and recommends that funds in the amount of $7,000.00 be approved from the East Kildonan - Transcona Land Dedication Reserve Fund for the project.

Adopted by consent.

Report of the Executive Policy Committee dated May 8, 2002

Proposed Lane Corner Widening at the Rear of No. 970 North Drive
File DAO 8/2001

446 - 3. The Executive Policy Committee has been advised that the lane corner widening requires a by-law pursuant to Section 495 of The City of Winnipeg Act.

The residents in the neighbourhood of the subject property have been using a portion of No. 970 North Drive as part of the public lane for a number of years. The owner of the land, Mr. Valter Rosa, requested that the City of Winnipeg purchase the property. The Public Works Department confirmed that the property was indeed being used as public lane and directed the Real Estate Division of the Planning, Property and Development Department to enter into negotiations with Mr. Rosa for the acquisition of the land.

The terms and conditions of the sales agreement have been approved by the Standing Policy Committee on Property and Development (October 4, 2001) and by Council (October 24, 2001).

The City of Winnipeg is now entitled to be the owner of the land required for the corner widening, and it is appropriate at this time to enact the opening by-law.

This report is submitted in accordance with the provisions of By-law No. 7325/98, a by-law to amend current procedures to allow certain street opening and closing applications to be submitted to the Executive Policy Committee for report to Council without the requirement to be reviewed by a Standing Policy Committee.

The following criteria must be met before the authority given in the by-law may be exercised:

1. The proposed opening and acquisition must have been approved by the Director of Public Works.
2. The proposed opening must have been submitted to all affected City Departments and public utilities with no objections having been received.
3. Any conditions regarding engineering aspects (i.e. relocation of facilities) must have been mutually agreed to.
4. The affected property owner(s) must have agreed to the terms and conditions of the acquisition of the land required for the proposed opening.
5. The terms and conditions of any agreements concerning the proposed opening and acquisition must have been approved by the Director of the department that requested the opening and either the Standing Committee on Fiscal Issues, the Standing Policy Committee on Property and Development, or the Director of the Planning, Property and Development Department, as is appropriate.

All of these criteria have been met.

The Executive Policy Committee recommends:

I. That the City Solicitor be instructed to prepare the necessary by-law for submission to Council to effect the lane corner widening in accordance with Attachment “A”, Misc. Plan No. 11161.

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

Copy of attachment referred to in the above clause is on file in the office of the City Clerk.

Adopted by consent.

Proposed Amendment to Plan Winnipeg By-law No. 7630/2000 by Re-designating Lands Located North of Portage Avenue, West of Camp Manitou from a Rural Policy Area to a Neighbourhood Policy Area
File EP-1.1 (PW) (Vol. 15)

447 - 4. On October 25, 2000, Council gave second reading to Plan Winnipeg By-law No. 7630/2000, which included an amendment to re-designate lands fronting Portage Avenue in the Assiniboia Downs Neighbourhood from a Rural Policy Area to a Neighbourhood Policy Area. This re-designation was subsequently

Report of the Executive Policy Committee dated May 8, 2002

reversed under instructions from the Minister of Intergovernmental Affairs when Plan Winnipeg By-law No. 7630/2000 received third reading on December 12, 2001. The Director of Planning, Property and Development Department has initiated the amendment process for consideration by Executive Policy Committee as the committee responsible for Plan Winnipeg.

In 1995 Plan Winnipeg was amended to re-designate a portion of the lands located West of the Perimeter Highway, North of Portage Avenue from a Rural Policy Area to a Neighbourhood Policy Area. These lands have since been serviced with a full range of municipal services and developed as the Pointe West Auto Park. During the recent Plan Winnipeg review process, lands in the Assiniboia Downs Neighbourhood located south of Portage Avenue were also re-designated from Rural Policy Area to Neighbourhood Policy Area as there was a need for an additional supply of residential land to meet demand in the westernmost part of the City and the lands could be serviced with a full range of municipal services.

After the Public Hearing on Plan Winnipeg, and prior to third reading, a proposal came forward from the landowner, with the support of the area councillor, to also re-designate the remaining frontage along the North side of Portage Avenue to a Neighbourhood Policy Area. The Executive Policy Committee considered this proposal and chose to include this re-designation in the amended Plan Winnipeg that went forward to Council and received second reading. The amended Plan was sent to the Minister of Intergovernmental Affairs for comment and approval. The Minister felt that significant changes in land use designation should not occur after public hearings had been closed and directed Council to return the subject property to its original designation.

The subject property is located on the North side of Portage Avenue, adjacent to the Pointe West Auto Park to the east. Lands immediately to the south and west are in the Rural Municipality of Headingley and designated for Commercial Development under their development plan. The re-designation of the subject property along the Portage Avenue frontage would ensure consistency of land use for the immediate area. This land is suitable for highway commercial development and can be readily serviced with the full range of municipal services as required by Plan Winnipeg Policy 3B-02 - Guide for the Development of New and Existing Residential Areas.

Under the Plan Winnipeg amendment process, the re-designation of these lands will be advertised and be the subject of a public hearing, thus addressing the concerns of the Minister of Intergovernmental Affairs. As the lands will remain zoned A – Agricultural, their development will also require a rezoning where any detailed concerns such as servicing and access can be dealt with more thoroughly.

The Executive Policy Committee recommends:

I. That Plan Winnipeg By-law No. 7630/2000 be amended by re-designating lands located on the North side of Portage Avenue to a depth of approximately 103.5 metres (340 feet) bounded by the Winnipeg City limits to the West, and the existing Plan Winnipeg Neighbourhood Policy Area to the East from a Rural Policy Area to a Neighbourhood Policy Area as outlined on Attachment “A”.

II. That in accordance with recommendation I., By-law No. 8030/2002, outlined on Attachment “B”, amending By-law No. 7630/2000 receive first reading.

III. That the Executive Policy Committee be instructed to hold a public hearing in accordance with Sections 579(3) and 632 to 645 of The City of Winnipeg Act.

Copy of attachments referred to in the above clause are on file in the office of the City Clerk.

Adopted by consent.

Loan Guarantee - The Manitoba Opera Association

File FC-2.2 (Vol. 2)

448 - 5. The Executive Policy Committee, on May 8, 2002, passed the following motion, namely:

WHEREAS on July 19, 1999, Council approved a loan guarantee to The Manitoba Opera Association (MOA) in the form of a line of credit for a maximum amount of $250,000.00, subject to the following:

a) Should Council approve the loan guarantee, and should the attempts for restructuring fail and the loan guarantee is called, the City will recover its costs over a period of five years, at a sum not to exceed

Report of the Executive Policy Committee dated May 8, 2002

$50,000.00 per year, which is approximately equivalent to the current operating grant being provided to the Manitoba Opera Association; said recovery being charged against the Amusement Tax Revenue for the following fiscal years; and further that the City's policy for Cultural Grants (C 302) regarding its guaranteed level of funding be amended accordingly.";

AND WHEREAS in order to help the MOA to carry its debt and still manage its cash-flow, the Province of Manitoba also provided a loan guarantee in the amount of $250,000.00;

AND WHEREAS shortly after the Province agreed to the line of credit (but before they had signed its agreement with The MOA), the Royal Bank converted its line of credit into a demand loan for $115,000.00, which was the amount that the MOA had charged against its bank line of credit at the time, and inasmuch as the Province had not signed the agreement, they agreed to up their guarantee to $285,000.00 in recognition of the loss of this amount on the bank side;

AND WHEREAS if the City were to increase its loan guarantee to $285,000.00 to match the Province's level, it would restore the MOA's ability to manage its accumulated debt in light of the diminished loan capacity on the bank's side;

AND WHEREAS as the MOA begin to implement their long range plans and retire their deficit, they will be less reliant on their line of credit, however, during this transition period, an increase in the line of credit will allow them to consolidate their debt in one location and ensure they can manage the cash-flow;

THEREFORE BE IT RESOLVED that the City of Winnipeg increase their loan guarantee to The Manitoba Opera Association in the form of a line of credit from $250,000.00 to a maximum of $285,000.00, subject to the Province of Manitoba confirming their share, and providing any necessary approval of the City's loan guarantee.

and submits same to Council for approval.

Adopted by consent.

REPORT OF THE

EXECUTIVE POLICY COMMITTEE

DATED MAY 15, 2002

On motion of His Worship Mayor Murray, the Report of the Executive Policy Committee, dated May 15, 2002, was considered clause by clause.

Moved by His Worship Mayor Murray,

That the Consent Agenda, Clauses 1,2,3 and 4, be adopted.

Councillor Timm-Rudolph requested that Clause 1 be pulled from the Consent Agenda.

Councillor Steek requested that Clause 2 be pulled from the Consent Agenda.

The motion to adopt the Consent Agenda, Clauses 3 and 4 was put and declared carried.

Ecopass – Employer Sponsored Pass Program

File TT-2 (Vol. 12)

449 - 1. The Executive Policy Committee has been advised that as part of its 1996 capital budget the Transit Department included in the Innovative Transit Program a project to investigate alternative forms of employer sponsored transit programs.

City Council, on December 13, 2000, granted the Transit Department authority to negotiate and commit to EcoPass (Employer Sponsored Bus Pass) agreements based on a 5:1 cost sharing ratio between the employer and Transit (for every five (5%) per cent an employer reduced the price of a monthly pass to employees, Transit would rebate one (1%) to the employer). In February 2001, Transit began what was to be a six month pilot project with Manitoba Public Insurance (MPI). They agreed to provide a fifty (50%) per cent discount to employees and Transit would rebate ten (10%) per cent to MPI. Unfortunately, at the time the program began, there was considerable negative media concerning bonuses for Y2K (Year 2000) changeovers paid to senior MPI staff. The EcoPass Program became associated with this negative publicity and the Minister responsible for MPI made a decision that the EcoPass Program would be curtailed after three months at MPI. Based on the three month trial at MPI, the results were very positive in increasing Transit usage amongst MPI employees.

On April 24, 2002, Council adopted Clause 2 of the Report of the Standing Policy Committee on Public Works dated April 2, 2002, approving a recommendation from the Transit Department for a new cost sharing formula for organizations participating in a six (6) month pilot project of the EcoPass Program.

Over the last few months the Transit Department has actively pursued a number of organizations seeking their participation in a six (6) month pilot project for the EcoPass Program. As a result of these contacts, Transit is now in the process of formalizing a commitment from ten (10) organizations to participate in a joint pilot project effective June 1, 2002. These organizations include:

Manitoba Telecom Services
Cargill Grain Limited
CanWest Global Services
The Forks- North Portage Partnership
Assiniboine Credit Union
Mountain Equipment Co-op
Winnipeg Airports Authority
Resource Conservation Manitoba
Decibel Credit Union
International Institute for Sustainable Development

Each of these organizations has agreed to participate in the EcoPass program on a pilot project basis and have specifically asked/urged that the City participate by offering the EcoPass to City employees as a sign of its commitment to the program.

Report of the Executive Policy Committee dated May 15, 2002

The pilot project would include the following key elements:

- It would be a six (6) month pilot project beginning June 1, 2002, would be coordinated with Environment Week/Clean Air Day/Commuter Challenge initiatives, and would be strongly positioned as a commitment by all of the organizations to protect our environment by reducing auto congestion and air pollution.

- The employers would offer monthly bus passes to employees at a thirty (30%) per cent discount and Transit would rebate ten (10%) per cent to the employer.

By undertaking this program on a "pilot project" basis, it allows Transit and the participating organizations to assess the benefits, costs, and operational considerations. Assuming both parties are satisfied with the results of the pilot project, a longer term agreement would be signed with flexibility to discontinue the program should circumstances change.

The direct costs for development and promotion of the program are covered in the existing Transit budget. It is conservatively expected to be revenue neutral at minimum, and has the potential to substantially increase transit ridership. However, there would be an additional cost of $125,000.00 to the City for the involvement of City staff in the six (6) month pilot project. This cost estimate is based on an estimate developed by the Transit Department and would provide for the EcoPass Program to be offered to all City employees except Transit employees who receive a transit pass as a result of a clause in their collective agreement.

The Employer Sponsored Bus Pass Program has the potential to provide significant benefits for employers, employees, the Transit Department and the environment. At this time, ten (10) organizations have given their verbal commitment to participating in the EcoPass Program on a pilot project basis. All of these organizations have asked/urged that the City also participate as a sign of its commitment to the program.

The Executive Policy Committee recommends:

I. That the City of Winnipeg participate with a group of other employers in a six (6) month pilot project of the EcoPass beginning June 1, 2002.

II. That an additional appropriation in the amount of $125,000.00 be approved and allocated to a Corporate account (Tax Supported Fund) to fund the cost of the involvement of City staff in the pilot project.

III. That the Proper Officers of the City be authorized to do all things necessary to implement the foregoing, including the execution of documents related thereto

Moved by His Worship Mayor Murray,
Adoption of the clause.

Carried.

Proposed Multiple Family Dwelling Grant Program

File EX (Vol. 14)

450 - 2. The Executive Policy Committee has been advised that a Multiple Family Dwelling Grant Program has been developed to address vacant and boarded sites, to promote new and/or renovated multiple family development in Winnipeg's Major Improvement Areas, Rehabilitation Areas and the Downtown, and to provide incentives for neighbourhood revitalization through multiple family redevelopment and the renovation of vacant and boarded sites.

The proposal is also intended to facilitate the redevelopment of boarded-up properties in the Osborne Village area, where new private multiple family projects are planned. These projects are not economically viable, and will likely not proceed without funding assistance.

Report of the Executive Policy Committee dated May 15, 2002

A. INTRODUCTION

Plan Winnipeg

Plan Winnipeg policies provide for the provision of safe and affordable housing. The Plan states that the City shall facilitate the provision of safe and affordable housing giving first priority to Major Improvement Neighbourhoods (identified on Policy Plate D) and second priority to Rehabilitation Neighbourhoods (identified on Policy Plate D) by:

- working with the housing industry, financial institutions, volunteer and non-profit organizations, and other levels of government to develop long-term funding strategies;
- promoting increased home ownership among low income residents;
- encouraging landlords and homeowners to maintain safe housing through information, inspections and, where necessary, by-law enforcement;
- supporting, in partnership with not-for-profit community housing groups, the acquisition and redevelopment of vacated houses;
- promoting timely demolition when rehabilitation is not feasible and adopting a strategy for the temporary or long-term re-use of vacant land when houses are demolished; and
- proposing tax increment financing and tax credit programs to facilitate affordable infill development and improve housing stock in older neighbourhoods.

The Winnipeg Housing Policy

City Council, in October, 1999, endorsed the Winnipeg Housing Policy to address the serious decline in housing conditions in Winnipeg's fourteen (14) Major Improvement Inner City Neighbourhoods.

The City has provided funding to support housing initiatives through the creation of a $7 million Housing Investment Reserve Fund.

Since May, 2000, the City has been active in delivering housing improvement programs both through staff support programs and through the Winnipeg Housing and Homelessness Initiative. The Housing Investment Reserve Fund has supported various levels of improvement to some six hundred (600) housing units in Winnipeg's Inner City, to date. Approximately seventy-seven (77%) per cent of all funding has been directed at one family units.

Vacant Dwellings By-law

Council, on February 27, 2002, passed By-law No. 7983/2002, The Vacant Dwellings By-law to address the serious health, safety and sustainability concerns that vacant and boarded-up dwellings have raised throughout the City, and especially for Winnipeg's inner city neighbourhoods.

The Fire Prevention Branch recently completed a comprehensive exterior inspection and assessment of all vacant and boarded buildings within the City of Winnipeg and prepared a registry of these buildings. Significant information obtained from these inspections, includes the following:

- There are some three hundred and thirty three (333) vacant and/or boarded single family structures within the City;
- There presently are one hundred and thirty three (133) vacant and/or boarded multiple family structures within the City;

Approximately sixty (60%) per cent of all vacant and boarded dwellings are in poor or very poor condition.

The by-law should be supported by housing renewal strategies and tools that:

- are consistent with Plan Winnipeg policies and the Winnipeg Housing Policy; and
- facilitate the rehabilitation of vacant and boarded dwellings.

B. PROPOSED GRANT PROGRAM

As previously noted, there are some one hundred and thirty-three (133) vacant and/or boarded multiple family structures within the City. While public sector programs can facilitate the redevelopment and renewal of many inner city properties, additional incentives are necessary to promote private sector investment in Winnipeg's inner city neighbourhoods. Plan Winnipeg specifically notes that tax increment financing and tax credit programs can assist in providing for the provision of safe and affordable housing.

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Tax credit or grant programs could provide a tool to introduce complementary initiatives that promote private investment in infill multiple family development, and in the improvement of housing stock in older neighbourhoods. The proposed grant program, based upon incremental tax increases, is designed to assist multiple family projects which would not otherwise be viable, to be completed.

Tax Credits for Buildings in Designated Areas

Urban Tax Credit Legislation

Section 138.4 of The City of Winnipeg Act provides that Council may, by by-law, establish a program of grants, property tax credits or refunds to encourage and assist in the construction, renovation or preservation of buildings within an area designated by Council. The by-law can include provisions relating to, among other things, the types of buildings, eligibility criteria, the amount of a tax credit, grant or refund and applicable terms and conditions, as follows:

> "Council may by by-law establish a program of grants, property tax credits or refunds to encourage and assist in the construction, renovation or preservation of buildings within an area designated by council and any such by-law shall include provisions:
>
> (a) prescribing types or classes of buildings eligible for a grant, tax credit or refund;
> (b) establishing terms and conditions under which a grant, tax credit or refund may be provided or terminated;
> (c) establishing criteria for determining:
> (i) the amount of a grant, tax credit or refund,
> (ii) the maximum annual grant, tax credit or refund, and
> (iii) the period of time in which a grant, tax credit or refund may be paid out to an owner or applied to taxes;
> (d) respecting eligibility criteria for recipients of grants, tax credits or refunds; and
> (e) respecting any other matter that the council considers necessary or advisable."

Resources

The City of Winnipeg has committed $7 million through the Winnipeg Housing Initiative to the renewal of housing within four (4) Target Housing Improvement Zones and various locations within the Downtown. Funds dedicated to the Housing Investment Reserve Fund have been allocated on an annual basis.

Implementation of any private sector renewal or redevelopment initiative for multiple family development is constrained by the availability of funding. This program will not utilize any of the Housing Investment Reserve Funds.

The urban tax credit legislation provides an opportunity to create a "Self-Funded Multiple Family Tax Investment Reserve". Approved multiple family projects would fund an investment reserve through their incremental municipal tax increases.

It is proposed that a three (3) year by-law be adopted as a pilot project in order to provide an opportunity to monitor and assess the impacts and benefits of a multiple family tax grant program. Although the by-law would be based upon a three (3) year term, grants available under the related program would be paid out for up to five (5) years following the date of project approval. An incentive grant program would be structured in the following manner:

Multiple Family Dwelling Grant Program

1. The grant program would apply only to properties that meet all of the following criteria:

   - Properties located in the 14 Major Improvement Neighbourhoods and the 19 Rehabilitation Neighbourhoods identified under Plan Winnipeg;
   - vacant land or boarded buildings existing on the date that the Multiple Family Dwelling Grant By-law comes into force and effect, or any other site(s) approved by Council; and
   - Multiple family projects that are not receiving other City of Winnipeg grants or subsidies.

Report of the Executive Policy Committee dated May 15, 2002

2. Developers of multiple family projects, who are the owners or entitled to be the owners, would be required to make an application, submit all necessary legal, corporate, financial and project information to the Director of Planning, Property and Development.

3. Projects would require approval from the Director of Planning, Property and Development in order to qualify for grants under the program. An appeal would be available to the Standing Policy Committee on Property and Development.

4. All property taxes, utility charges or rates of any nature whatsoever, which have become due to the City, would have to be paid out in full prior to any application being approved and prior to any grant being paid out.

5. All construction would have to be completed and all invoices, bills and costs related thereto would have to be paid and an agreement entered into with the City, all to the satisfaction of the Director, prior to any grant being paid out.

Tax Investment Reserve Fund

1. A Multiple Family Dwelling Tax Investment Reserve Fund would be established with the Director of Planning, Property and Development designated as the fund manager.

2. In approving a project, the Director of Planning, Property and Development would consider the following:

   - The existing municipal tax paid on the land;
   - The projected municipal tax that will be paid to the City based on development of the approved project; and
   - The above information would be obtained through consultation with the Property Assessment Department and the Corporate Finance Department.

3. The municipal tax revenue applicable to the site would continue to be paid into the City's general revenue accounts.

4. The incremental increase in municipal tax revenue paid to the City after redevelopment would be transferred into the Multiple Family Dwelling Tax Investment Reserve Fund for up to five (5) years.

5. The City would retain any interest accruing on the Investment Reserve Fund;

6. The value of the grant paid to the developer would be equal to ten (10%) per cent of the eligible costs (construction value excluding land) to a maximum of $250,000.00.

7. An additional grant would be provided to properties containing boarded buildings in the amount of $10,000.00 per principal structure (to a maximum of five (5) structures or $50,000.00), in order to promote the redevelopment and abatement of unsightly or potentially unsafe buildings.

8. Provided that all performance criteria and conditions have been satisfied within 5 (five) years from the date of project approval, the grant would be paid to the developer as follows:

   - When the total value of the accumulated incremental municipal tax for the project equals ten (10%) per cent of the eligible costs (construction value) to a maximum of $250,000.00; or
   - At the end of 5 years, if the accumulated incremental tax is less than 10% of the eligible costs to a maximum of $250,000.00;
   - Additional credits of $10,000.00 per existing boarded principal structure would be added to the above grant to a maximum of $50,000.00;
   - The total maximum grant available would be $300,000.00 ($250,000.00 plus $50,000.00).

Financial Considerations

It should be noted that incremental taxes will flow immediately to the Province of Manitoba for the Education support levy and to the applicable School Division. In addition, future City budgets will require an expense to permit general municipal tax revenue to flow to the investment reserve.

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Project Example

The following is an example of incentives provided to a multiple family project under the proposed Multiple Family Dwelling Grant Program. The example is based upon actual cost projections generated from a forty-two (42) unit multiple family condominium project, with hard construction costs of $4,000,000.00. The total project costs including land and soft costs are approximately $6,000,000.00. The example incorporates current and projected tax information provided by Property Assessment and Corporate Finance.

Tax Grant Calculation

Tax Grant Calculation	Amount
Eligible Project Construction Costs	$4,000,000.00
10% Value	$400,000.00
Maximum Grant	$250,000.00
Existing Boarded Structures 4@$10,000.00/Unit	$40,000.00
Applicable Grant	$290,000.00

Tax Revenue Benefits

Project Status	Vacant and Boarded Property	Project Completion Year 1	Project Completion Year 2	Project Completion Year 3	Project Completion Year 4	Project Completion Year 5
Municipal Taxes	$3,000.00	$74,000.00	$74,000.00	$74,000.00	$74,000.00	$74,000.00
Cumulative Municipal Incremental Tax Increase	0	$71,000.00	$142,000.00	$213,000.00	$284,000.00	$355,000.00
Applicable Grant Paid to Developer	0	0	0	0	0	$290,000.00
Tax Revenue Paid to City	$3,000.00	$3,000.00	$3,000.00	$3,000.00	$3,000.00	$68,000.00

Note: 1. Tax information is static and is based on 2001 data.
2. The municipal tax projections require an assessed value of $135,000.00 per unit.

Conclusion

- Tax revenue generated for the City on the above noted project would increase through redevelopment of the land from $15,000.00 to $370,000.00 over a five year period, with $290,000.00 being rebated back to the developer.

- Redevelopment of vacant and boarded sites would improve the physical, social and economic environment within individual neighbourhoods and the City as a whole.

- Costs associated with the Multiple Family Dwelling Grant Program would be funded by the project.

- Tax incentive grants would encourage private sector investment in multiple family renovation and redevelopment in targeted areas of the City, by ultimately reducing costs and improving affordability.

- Projects approved under the program would have a positive impact upon the surrounding area and neighbourhood, because they would foster private investment in the other properties and promote an overall increase in property values and assessment.

The Executive Policy Committee recommends:

I. That Council approve the Multiple Family Dwelling proposal for vacant and boarded properties in Winnipeg's Major Improvement and Rehabilitation Neighbourhoods and in the Downtown.

II. That the Multiple Family Dwelling Grant By-law be approved for three years as a Pilot Project (three year by-law).

Report of the Executive Policy Committee dated May 15, 2002

III. That total City-wide tax grants available under the Program be limited to a maximum of $3,000,000.00.

IV. That the City Solicitor/Manager of Legal Services be instructed to prepare the Multiple Family Dwelling Grant By-law for consideration by Council.

V. That Council authorize the creation of a Multiple Family Dwelling Tax Investment Reserve Fund.

VI. That the Proper Officers of the City be authorized to do all things necessary to implement the foregoing recommendations, including the development of parameters for the Multiple Family Dwelling Tax Investment Reserve Fund.

Copy of attachment referred to in the above clause is on file in the office of the City Clerk.

Moved by His Worship Mayor Murray,
Adoption of the clause.

The Speaker called the Deputy Speaker, Councillor Lazarenko, to the Chair to participate in the debate, and after speaking, resumed the Chair.

Carried.

Request for Loan Guarantee for the Granite Curling Club
File FC-2.2 (Vol. 2)

451 - 3. The Executive Policy Committee has been advised that on May 9, 2002, the Director of Planning, Property and Development received a letter from the President of the Granite Curling Club advising that "the Club cannot arrange financing to restore the entire roof because it does not own the building." In addition, the letter states "it seems the only way that the Club can award a contract for restoration of the entire roof of this City owned structure is if the City guarantees a loan on behalf of the Granite for $85,000.00 to $100,000.00."

Section 313 of The City of Winnipeg Act reads as follows:

> "Subject to the approval of the Minister of Finance, the City, may on such terms and conditions as the Minister of Finance may approve, make loans and grants for, and guarantee indebtedness incurred for, any community undertaking not otherwise authorized under this Act, and the Minister of Finance may refer any application for approval under this section to The Municipal Board for its advice and recommendation."

The City had been concerned about the number of requests for loan guarantees in the past, as loan guarantees do, in fact, constitute meaningful commitments by the City. These commitments have to be recorded in the notes to the City's financial statements, are factors in determining the City's potential liabilities, and are one of the factors in determining the City's credit rating. As a result of its ongoing concern, the City adopted a Policy and Criteria to be used as a Guideline in the Consideration of Request for Loan Guarantees on June 17th, 1992. As at December 31, 2001, the City of Winnipeg was the guarantor of sixteen (16) different loans for a total amount of $15.7 million.

In response to the policy and criteria related to requests for loan guarantees, as adopted by Council on June 17th, 1992, the following information should be noted, namely:

A. Requests for loan guarantees shall be submitted to the City Treasurer for review to determine if the request meets the requirements of the policy.

In order to expedite the process, the Corporate Finance Department has performed an analysis for the loan guarantee, including a review of the Granite Curling Club's financial statements, should this information be needed.

B. The organization requesting the loan guarantee must provide a service, which, in whole or in part, falls within the mandate of the City of Winnipeg.

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The Granite Curling Club provides sports and recreation activities for residents from across Winnipeg. It also hosts events which attract national and international visitors. However, the services provided by the Granite Curling Club do not fall directly within the mandate of the City.

C. The project for which the loan guarantee is being requested must not be in conflict with City policy. For example, if City policy stated that there were already more than enough hockey arenas for the City's population, the City would not guarantee a loan for the purpose of constructing a hockey arena.

The project is not in conflict with City policy as it involves repair and restoration of an existing building, which is owned by the City. The City has entered into a lease arrangement with the Granite Curling Club allowing them to operate the facility. The Club's lease with the City requires it to maintain and repair the building. The current lease arrangement expired on July 18, 2000, and the Granite Curling Club has not yet exercised its option to renew the Lease Agreement. In the letter received by the Director of Planning, Property and Development, the Granite Curling Club requested that discussions commence regarding renewal of the lease. The Planning, Property and Development Department will be discussing various options with the Granite Curling Club in the near future, including renewing the lease agreement as originally contemplated (to 2005), renewing the lease agreement for the term of the loan, or other options with respect to this asset.

D. The organization's services must be available to the community at large without restrictions based upon ethnicity, religion or race and without unreasonably restrictive membership or user fees.

The organization advises there are no unreasonable restrictions on membership or user fees.

E. The organization must be non-profit (as defined within the City of Winnipeg's Fees and Charges Policy).

The President of the Granite Curling Club confirmed that they operate as a not for profit organization.

F. The organization must produce financial records and a business plan that demonstrates the organization's long term viability and capacity to meet the obligations of the loan that they are asking the City to guarantee.

The Granite has provided copies of their financial statements for the past four years (1998 - 2001). The statements indicate that they have been able to generate a positive cash flow position in each of the last four years averaging in excess of $28,000.00. In addition the 2001 statements indicate retained earnings of approximately $116,000.00. There is no reason to suggest that they would not be able to continue to generate a positive return after servicing the loan. The Granite advises that the Cambrian Credit Union has indicated they are prepared to advance the funds provided they are secured with this loan guarantee.

G. The organization structure and the principles of the organization must be judged by the City of Winnipeg as competent to independently implement the business plan of the organization.

The Granite Curling Club has been in continuous operation since 1880 and has generated positive net cash flow from its operations for at least the last four years.

H. Unless there are very special circumstances, the maximum amount of outstanding loan guarantees for any one organization will be $1,000,000.00.

The loan guarantee being requested is for a maximum of $100,000.00. The Granite Curling Club does not have any other loan guarantees with the City.

I. The loan that the City is being asked to guarantee should not represent more than fifty (50%) per cent of the total funding of the project. The organization requesting the loan guarantees must have raised at least twenty (20%) per cent of the total project costs from non-City of Winnipeg sources as a down-payment, i.e. if the organization is receiving a City grant for their project, the grant cannot be counted as part of the twenty (20%) per cent down payment.

The loan guarantee being requested represents fifty (50%) per cent of the total project costs of $200,000.00. The Granite has secured a Manitoba Designated Heritage Building Grant ($17,500.00 for Phase I and $17,500.00 for Phase 2, with Phase 2 approval expected in June) and a Manitoba Community Places Grant ($20,000.00). The Club has approximately $60,000.00 of its own money available for the project. Therefore, the organization has raised more than the required twenty (20%) of the total project cost from non-City of Winnipeg sources.

Report of the Executive Policy Committee dated May 15, 2002

J. The loan that the City is guaranteeing must be related to a capital asset.

The loan to the Granite is for the restoration of the roof on an existing City owned facility.

K. The capital asset must be insured to the satisfaction of the City Treasurer both during and after construction.

Both the City and the Granite have insurance in place on the facility. The Chief Financial Officer will ensure adequate insurance is in place if the project is approved.

The Granite Curling Club has been able to generate a positive cash flow in each of the last four years. There is no reason to suggest they could not continue to generate a positive cash flow even after the anticipated debt servicing costs are considered. The Curling Club has raised enough money to cover half of the project including $60,000.00 of their own cash. The loan guarantee being requested is for half of the cost of the project and the guarantee is required in order for the Curling Club to obtain funds from their bank. The building is owned by the City and the Granite is allowed to operate out of the facility as a result of a lease arrangement they have with the City. The risk of default to the City appears to be low.

The Executive Policy Committee recommends:

I. That City Council guarantee a loan in the amount of $100,000.00 to the Granite Curling Club to allow them to proceed with a restoration project on the roof of their facility.

II. That the Proper Officers of the City be instructed to do all things necessary to implement the foregoing, including obtaining approval from the Minister of Finance in accordance with Section 313 of The City of Winnipeg Act.

Adopted by consent.

Award of Contract for the Provision of Transparent LAN Services
File GL-9 (Vol. 17)

452 - 4. The Executive Policy Committee has been advised that an existing Contract for the provision of Transparent LAN Services is with GT Group Telecom Services Corp. and expires over the course of 2002. Corporate Information Technology and Materials Management issued a Tender for these services in February, 2002, which closed in March, 2002.

Final Receipt of offers took place on March 6, 2002, with bids being received from two companies:

GT Group Telecom Services Corp.
MTS Communications Inc.

Bidders were requested to provide pricing on an award as a whole (Sections A, B, C, and D), deemed to be Alternative 1 and/or pricing on award by section, deemed to be Alternative 2.

All bids were in accordance with the requirements of the Tender Package except as follows:

a) GT Group Telecom Services Corp.:

i) included P.S.T. in their extended bid prices, but the unit prices do not appear to include P.S.T. As the tender should have stated PST and GST extra, it is reasonable for the bidder to include PST in the Total Bid Price, not in the unit price, and make note of the discrepancy. The extension of the unit prices resulted in a lower total price than read out at the public opening.

ii) Contract termination charges were stated as a per centage of the balance of the contract. As the amount would be difficult to determine, this response was acceptable.

b) i) MTS stated “For MTS to comply with the City of Winnipeg’s requested Due Dates or in-service dates, we request that the City of Winnipeg provide MTS with a written purchase order by no later than April 15, 2002.” Such a request should not be considered to be a requirement or condition.

Report of the Executive Policy Committee dated May 15, 2002

Clause D2.2 of the tender package states:

"Section D - shall be a Transparent LAN leased line service able to provide full duplex simultaneous 10 Mbps data transfers in both the upstream and downstream directions from 552 Plinquet Street wiring closet to 7th Floor - 510 Main Administration Building installed and operational prior to July 2, 2002."

ii) Contract termination charges were stated as a formula of number of months, or may be waived, for the balance of the contract. As the amount would be difficult to determine, this response was acceptable.

The requirements for Bid and Performance Securities, and the execution of a formal contract were waived for this purchase in accordance with the authority delegated to the Director of Purchasing by The Board of Commissioners on April 9, 1992, and February 9, 1995.

The recommended bidders have, by successfully performing previous work similar in nature, scope and value, demonstrated that they have the necessary qualifications and resources to perform the work of this contract.

The recommended award is by sections (Alternative 2) to the bidder offering the lowest total costs per section.

A comparison of the bidders' pricing is outlined on Attachment "A": Evaluation of Bids. The Financial Impact Statement prepared is outlined on Attachment "B".

The lowest total bid is a result of awarding Sections A, B and C to GT Group Telecom Services Corp. and Section D to MTS Communications Inc.

The offers will lapse unless accepted by June 4, 2002.

The Executive Policy Committee recommends:

I. That the contract for provision of Transparent LAN services for the period be awarded by section (Alternative 2) to the responsible and qualified bidders comprising:

- Section A, B, and C to GT Group Telecom Services Corp. in the total conditional contract amount of $59,880.00, plus P.S.T. and G.S.T.

- Contract duration – Section A July 1, 2002, to June 30, 2003
  Sections B and C July 1, 2002, to June 30, 2004

- Section D to MTS Communications Inc. in the total conditional contract amount of $36,266.00, plus P.S.T. & G.S.T.

- Contract duration – Section D July 1, 2002, to June 30, 2004

II. That the Manager of Materials be authorized to issue Purchase Orders accordingly.

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

Copy of attachment referred to in the above clause are on file in the office of the City Clerk.

Adopted by consent.

REPORT OF THE

EXECUTIVE POLICY COMMITTEE

DATED MAY 22, 2002

On motion of His Worship Mayor Murray, the rule was suspended and the Report of the Executive Policy Committee, dated May 22, 2002, was considered clause by clause.

Amendment to the Multi-Party Agreement of the 2002 North American Indigenous Games

File GC-8 (Vol. 6)

453 - 1. The Executive Policy Committee has been advised that in 1999, Winnipeg was awarded the 2002 North American Indigenous Games by the NAIG Council. This award was based on a presentation made in December, 1997, by Manitoba Aboriginal Sports & Recreation Council, the three levels of government, Tourism Winnipeg, the Manitoba Metis Federation, and the Assembly of Manitoba Chiefs.

On November 21, 2001, Council approved a Multi-Party and Venue Agreement – 2002 North American Indigenous Games, which outlined funding and servicing arrangements between the three levels of government and the Host Society for NAIG. The City of Winnipeg, as part of the ongoing commitment to the NAIG, dedicated a $1 M financial contribution to the funding of the Games, both in cash and value in kind. City Council approved the funding as part of the 2000 – 2002 Business Plan and budget cycle.

In April 2002, the North American Indigenous Games requested additional support due to the overwhelming response of the Aboriginal, Inuit, Metis and Native American communities inasmuch as over 6,133 athletes, 1,233 coaches and officials and 3,000 cultural performers will be attending the Fifth (5^{th}) North American Indigenous Games in Winnipeg.

The additional funding request would provide for the following enhancements:

- Look and Feel Banner Program featuring the NAIG and City logos in strategic locations.
- City of Winnipeg/NAIG pin with custom City logo, as illustrated in Appendix “A”.
- Miscellaneous Games equipment (basketballs, volleyballs and canoes), with all equipment being retained as City of Winnipeg ownership and being returned to the City following the Games.
- Sponsorship of entertainment for a City of Winnipeg Night in the Cultural Village at the Forks.

Through the acquisition of these items the profile of the participation of City of Winnipeg would be substantially enhanced, and the sports equipment acquired for the Games would be returned to the City of Winnipeg for the benefit of other events and programs

The financial impact statement is outlined on Attachment “B”.

The Executive Policy Committee recommends:

I. That additional support of $100,000.00 be approved to enhance the City’s profile and services for the 2002 North American Indigenous Games.

II. That the Proper Officers of the City do all things necessary to amend the Multi-Party Agreement approved by Council on November 21, 2001, including the execution of any documents related thereto.

Copy of attachments referred to in the above clause are on file in the office of the City Clerk.

Moved by His Worship Mayor Murray,
Adoption of the clause.

Carried.

Report of the Executive Policy Committee dated May 22, 2002

Award of Contract for the Supply, Installation and Operation of Photo Enforcement Program, RFP No. 160-2002
File GF-2 (Vol. 54)

454 - 2. The Executive Policy Committee has been advised that a Request for Proposals was issued on March 25, 2002, for the Supply, Installation and Operation of Photo Enforcement Program. The increasing incidences of motorists who disobey red traffic control lights and speed, resulting in human tragedy and increased costs, have been identified as a major community concern. Conventional enforcement of red light and speeding offences has limited results, is labour intensive and can pose a danger to the public and the police. Bill 3, The Highway Traffic Amendment and Summary Convictions Amendment Act was introduced to the Manitoba Legislature in November, 2001, and proposes authority for the use of Photo Enforcement Program in the Province of Manitoba. That Bill received second reading May 2, 2002. It is anticipated that this Act will be proclaimed in the near future.

The primary objectives of the Photo Enforcement Program are to:

- Reduce the incidences of motorists who disobey red traffic control lights,
- Reduce incidences of motorists who travel at excessive speed in violation of current law,
- Reduce right angle collisions at intersections,
- Reduce the human tragedy and the cost to society resulting from these collisions,
- Increase public awareness of safety concerning red traffic lights, and
- Improve safety for the public and police officers.

The Contract duration shall be for a period of sixty (60) months from the date of award. Global history indicates that revenues from offences surpass operating costs of outsourced contracts.

Final receipt of bids took place on April 18, 2002, at 4:00 P.M. Winnipeg time with bids being received from two (2) bidders. There was no requirement for a Bid Bond and Agreement to Bond.

All offers were evaluated on a pass/fail basis for conformance of the Bid Submission with the mandatory requirements of the RFP Package. In addition, Bidders were evaluated and scored out of a possible one hundred (100%) for the following weighted average criteria:

-	Qualification of the Offerer	Fifty (50%) per cent
-	Features and functionality of the proposed system and work schedule	Thirty (30%) per cent
-	Total evaluated cost	Twenty (20%) per cent

ACS Public Sector Solutions Inc. (ACS)

- Qualifications of Offerer:

  ACS provided extensive positive references, exceeding the requirements of the specifications. The majority of references were in similar climatic conditions of Winnipeg. ACS noted a total of fifty-five (55) current contracts within North America.

- Features and functionality:

  The features and functionality provided by ACS are well above minimum requirements with respect to notice issuance, public education initiatives, proposed work schedules, and providing three (3) additional spare Photo Radar vehicles to ensure no interruption of enforcement.

- Total evaluated Cost:

- ACS's bid price was found to be well within the industry's standard.

Electronic Data Services (EDS), in partnership with Traffipax

- Qualifications of Offerer:

  The references provided by EDS were not satisfactory and no relevant references were provided for the Photo Radar component.

Report of the Executive Policy Committee dated May 22, 2002

- Features and Functionality:

  The features and functionality provided by EDS significantly failed to meet the technical requirements, some examples are:

- Their looping detection system is not recommended for use in concrete. (Intersections in Winnipeg are mostly concrete).

- The Intersection Safety Camera cabinet housing is not certified to function in outside temperatures as low as –30 C. (as required)

- EDS did not submit the required proposed training methods.

- Total Evaluated Cost:

  EDS's bid price structure could not be reasonably or fairly evaluated because it is based on a series of assumptions the City is required to validate for the cost to be endorsed. The City is unable to validate these assumptions and therefore is unable to calculate a cost to evaluate.

The Winnipeg Police Service is of the opinion that ACS Public Sector Solutions Inc. has the necessary experience and resources to perform all of the work in accordance with the requirements of RFP No. 160-2002 and for these reasons recommended that a Contract for the Supply, Installation and Operation of Photo Enforcement Program be awarded to ACS Public Sector Solutions Inc.

Bids are valid for acceptance until July 17, 2002.

There is a provision within the Request for Proposal, which states that "Award of this Contract will be conditional on the pending Legislature reading and approval of Bill 3, The Highway Traffic Amendment and Summary Conviction Amendment Act."

Accordingly, the Letter of Intent to advise the Contractor of award of this Contract will not be issued until Bill 3 has received Royal Assent, which the Winnipeg Police Service expects to occur before the end of May, 2002. The Letter of Intent will also refer to full enforcement capabilities being conditional on Proclamation of Bill 3 and the related Regulations being adopted.

The program will incur an expense and realize revenue, neither of which is reflected in the 2002 Adopted Budget. The net impact will be revenue positive.

Pursuant to Section 8 (e) of the Policy on Purchasing Procedures and The Disposal of Surplus Supplies, Council has the authority to approve an award of contract, to be made by the Chief Financial Officer, when the contract requires funding from future budgets.

The Executive Policy Committee recommends:

I. That a Contract for the Supply, Installation and Operation of Photo Enforcement Program be awarded to ACS Public Sector Solutions Inc. (ACS), the Bidder who submitted the lowest evaluated responsive bid in the amount of $30,859,469.00, GST extra, PST not applicable.

II. That the Proper Officers of the City be authorized to do all things necessary to implement the foregoing, including the execution of any documents related thereto.

Moved by His Worship Mayor Murray,
Adoption of the clause.

Carried.

Report of the Executive Policy Committee dated May 22, 2002

Memorandum of Agreement Between the City of Winnipeg and the Winnipeg Police Association (WPA)
File GU-4.3.9 (Vol. 9)

455 - 3. The Executive Policy Committee has been advised that the Collective Agreement between the City of Winnipeg and the Winnipeg Police Association (WPA) expired on December 23, 2000. Following extended negotiations, the WPA filed for binding arbitration in accordance with The City of Winnipeg Act.

City Council must ratify all collective agreements negotiated between the City of Winnipeg and bargaining agents representing civic employees before they may take effect. While the terms of the arbitration award are binding upon the parties, Council ratification is required for changes to the collective agreement otherwise agreed to.

The Freedman panel held two days of hearings in October, 2001, and issued an award on January 22, 2002.

The Freedman award imposed a two (2) year agreement as sought by the parties and granted a seven (7%) per cent general wage increase for all members of the Association as follows:

- December 2000 – 2.5 per cent
- September 2001 – 1.0 per cent
- December 2001 – 2.5 per cent
- September 2002 – 1.0 per cent

The Freedman panel also addressed the issue of extending the legal indemnification provisions by directing the parties to voluntarily negotiate contract language that satisfied the criteria established in the arbitration award.

During the course of discussion following the arbitration award, the parties concluded an agreement on terms respecting legal indemnification. The parties also resolved a number of operational issues that include:

- A simplified grievance process.
- A series of pilot projects that will allow the Service to test and study alternative service delivery models.
- Expanded use of one-officer cruiser cars.
- Changes to shifts for some operational units.
- A voluntary extra duty system, which will allow the Service to deploy resources more effectively.
- A slight modification to vision care benefits that eliminates a discrepancy between the benefit provided to WPA members and other civic employees.

The Executive Policy Committee recommends:

I. That City Council ratify the terms of the interest arbitration award pursuant to hearings before the Freedman panel in October, 2001, and a subsequent agreement between the City and the Winnipeg Police Association reached on May 2, 2002, as outlined on Attachment “A”, the Financial Impact Statement, and Attachment “B”, the Incremental Cost of the Memorandum of Agreement.

II. That the Proper Officers of the City be authorized to do all things necessary to implement the foregoing, including the execution of any documents related thereto.

Moved by His Worship Mayor Murray,
Adoption of the clause.

Carried.

Report of the Executive Policy Committee dated May 22, 2002

Attachment "A" referred to in Clause 3 of the Report of the Executive Policy Committee dated May 22, 2002

Financial Impact Statement

Date: May 14, 2002

Project Name: **First Year of Program** **2001**

Consolidated WPA - 2002 Memorandum of Agreement

	2001	2002	2003	2004	Total
Capital					
Capital Expenses Required	$ -	$ -	$ -	$ -	$ -
Less: Existing Budgeted Costs	-	-	-	-	-
Additional Capital Budget Required	$ -	$ -	$ -	$ -	$ -
Funding Sources:					
Debt - Internal	$ -	$ -	$ -	$ -	$ -
Debt - External	-	-	-	-	-
Grants (identify)	-	-	-	-	-
Reserves, Equity, Surplus	-	-	-	-	-
Other - Enter Description Here	-	-	-	-	-
Total Funding	$ -	$ -	$ -	$ -	$ -
Total Additional Capital Budget Required	$ -				
Total Additional Funding Required	$ -				
Current Expenditures/Revenues (000)					
Direct Costs	$ 2.527	$ 5.975	$ 6.695	$ -	$ 15.197
Less: Incremental Revenue/Recovery	$ -	$ -	$ -	$ -	$ -
Net Cost/(Benefit)	$ 2.527	$ 5.975	$ 6.695	$ -	$ 15.197
Less: Existing Budget Amounts	$ 5.721	$ 3.178	$ 4.030	$ -	$ 12.929
Net Budget Adjustment Required	$ (3.194)	$ 2.797	$ 2.665	$ -	$ 2.268

The cumulative financial impact for the year 2003 was annualised to be comparative with the budget. The budget is not sufficient to cover the total cost of the arbitration award. The budget shortfall is $2.27 million. The total cost of the Memorandum of Agreement is over the approved mandate amount by 2.4 million for the term of the agreement. It is proposed that the shortfall be addressed in future budget discussions. See attached Incremental cost of the Memorandum of Agreement and assumptions.

Original Signed by Radhika Abeysekera

Manager of Finance & Administration

Report of the Executive Policy Committee dated May 22, 2002

Attachment "B" referred to in Clause 3 of the Report of the Executive Policy Committee dated May 22, 2002

WPA
Incremental Cost of the Memorandum of Agreement

May 3, 2002
Assumptions

The Memorandum of Agreement stipulates the increases as follows

- *December 24 2000 – 2.5%*
- *September 24 2001 – 1.0%*
- *December 24 2001 – 2.5%*
- *September 24 2002 – 1.0%*

For the purpose of this calculation we have used the calendar years 2001, 2002, 2003 *and* the costing assumes the following effective pay periods

- *December 24 2000 – 2.5% - Pay period 1, 2001*
- *September 24 2001 – 1.0% - Pay period 20, 2001*
- *December 24 2001 – 2.5% - Pay period 1, 2002*
- *September 24 2002 – 1.0% - Pay period 20,2002*

1. The composition of the workforce in the bargaining unit is constant at 1,160 for WPA uniform and 320 for WPA Staff component as of January 11, 2001, for the term of the contract.

2. The number of employees in each classification and pay rate is assumed constant for the term of the contract.

3. Vacation entitlements remain constant for the term of the contract.

4. The number of hours paid to employees assumes a weighted average work-week per employee for 52 weeks a year and includes overtime hours.

5. A constant number of hours worked has been used for each year.

6. *Step adjustments, for both WPA uniform and staff component, have been estimated to be 2.48%, 2.48% effective pay period 1, for 2001, 2002 respectively.*

7. *The maximum coverage in the Vision Care Plan shall be extended to $175 to be at par with all the other City bargaining groups.*

8. Seven staff sergeants assigned to a modified 4/10 shift shall be deployed on an eight hour shift from Monday to Friday. These officers will no longer receive the statutory holiday credit. This will result in some savings to the City. Each officer will get 88 hours a year for the eleven statutory holidays, down from 137 hours per year each.

9. *Officers assigned to the Canine Unit on a full time basis shall be paid an annual bonus of $600 each. This will cost the City $4,800 annually*

10. *The proposed changes to the current indemnification will broaden indemnification provisions and also calls for retroactivity going back to 2000. When agreed upon, the City will be liable for more legal costs. It is not possible to estimate how many new cases the City will have to pay for and therefore no costs have been provided.*

Report of the Executive Policy Committee dated May 22, 2002

Attachment "B" referred to in Clause 3 of the Report of the Executive Policy Committee dated May 22, 2002 (continued)

Consolidated WPA - 2001

Incremental cost of the WPA Memorandum of Agreement

Proposed Term of Agreement December 24, 2000 - December 23, 2002

Salary Adjustments	Year	PP #	Negotiated % Increase
	2001	1	2.50%
		20	1.00%
	2002	1	2.50%
		20	1.00%
Cumulative			**7.2%**

Base Wage Negotiated Costs:		**2001**	**2002**	**2003**	**Total**
Base Wages [1]		$1,942,942	$2,122,438	$0	4,065,380
Salary Related [2]		583,933	637,879	0	1,221,812
Prior period Budget impact [3]		0	678,513	719,852	1,398,365
Annual Incremental financial impact		2,526,875	3,438,830	719,852	6,685,557
Cumulative financial Impact For Fiscal Year		**2,526,875**	**5,965,705**	**6,685,557**	**15,178,137**
Other Negotiated Benefits:					
Vision Care Plan		0	13,750	13,750	27,500
Shift Schedules		0	(9,179)	(9,179)	(18,358)
Canine Unit Annual Bonus		0	4,800	4,800	9,600
Total Other negotiated Benefits		**0**	**9,371**	**9,371**	**18,742**
Total Annual Cost		**2,526,875**	**3,448,201**	**729,223**	**6,704,299**
Annual Percent Change		**2.8%**	**3.9%**	**0.8%**	
Total Incremental Cost		**2,526,875**	**5,975,076**	**6,694,928**	**15,196,879**
2000 Adjusted Base [4]	**$88,732,428**	**2.8%**	**6.7%**	**7.5%**	

Notes:

See attached list of assumptions used in the calculation.

1) The base wage does not include the step increases which were previously negotiated. The step increase is the wage increase that employees get on their anniversary date.

2) Salary related cost includes overtime premiums, annual vacation, statutory holidays, pension costs, group life and other wage related benefits. These costs have been estimated to be **29.1%** and **35.6%** of base wages for police uniform and staff respectively.

3) Adjustment required to reflect the full year effect of prior year wage and benefit increases.

4) Adjusted budget, includes salary related factor.

The cumulative financial impact of negotiations on the year 2003 and thereafter is ***$6,685,557*** *annually. This is comprised of* **$719,852** *which is the adjustment required to reflect the full years effect of 2002 wage and benefit increases and* **$5,965,705** *which is the carry over cumulative budget impact.*

Report of the Executive Policy Committee dated May 22, 2002

Attachment "B" referred to in Clause 3 of the Report of the Executive Policy Committee dated May 22, 2002 (continued)

WPA Uniform - 2001 Negotiations

Incremental cost of the WPA Memorandum of Agreement

Proposed Term of Agreement December 24, 2000 - December 23, 2002

Salary Adjustments	Year	PP #	Negotiated % Increase
	2001	1	2.50%
		20	1.00%
	2002	1	2.50%
		20	1.00%
Cumulative			**7.2%**

Base Wage Negotiated Costs:		**2001**	**2002**	**2003**	**Total**
Base Wages [1]		$1,656,779	$1,809,838	$0	3,466,617
Salary Related [2]		481,970	526,496	0	1,008,466
Prior period financial impact [3]		0	574,294	609,283	1,183,577
Annual Incremental financial impact		**2,138,749**	**2,910,628**	**609,283**	**5,658,660**
Cumulative financial Impact For Fiscal Year		**2,138,749**	**5,049,377**	**5,658,660**	**12,846,786**
Other Negotiated Benefits:					
Vision Care Plan		0	13,750	13,750	27,500
Shift Schedules			(9,179)	(9,179)	(18,358)
Canine Unit Annual Bonus			4,800	4,800	9,600
Total Other negotiated Benefits		**0**	**9,371**	**9,371**	**18,742**
Total Annual Cost		**2,138,749**	**2,919,999**	**618,654**	**5,677,402**
Annual Percent Change		**2.8%**	**3.9%**	**0.8%**	
Total Incremental Cost		**2,138,749**	**5,058,748**	**5,668,031**	**12,865,528**
2000 Adjusted Base [4]	**$75,103,198**	**2.8%**	**6.7%**	**7.5%**	

Notes:

See attached list of assumptions used in the calculation.

1) The base wage does not include the step increases which were previously negotiated. The step increase is the wage increase that employees get on their anniversary date.

2) Salary related cost includes overtime premiums, annual vacation, statutory holidays, pension costs, group life and other wage related benefits. These costs have been estimated to be **29.1%** of base wages.

3) Adjustment required to reflect the full year effect of prior year wage and benefit increases.

4) Adjusted budget, includes salary related factor.

The cumulative financial impact of negotiations on the year 2003 and thereafter is **$5,658,660** *annually. This is comprised of* ***$609,283*** *which is the adjustment required to reflect the full year effect of 2002 wage and benefit increases and* **$5,049,377** *which is the carry over cumulative budget impact.*

Report of the Executive Policy Committee dated May 22, 2002

Attachment “B” referred to in Clause 3 of the Report of the Executive Policy Committee dated May 22, 2002 (continued)

WPA Staff - 2001 Negotiations

Incremental cost of the WPA Memorandum of Agreement

Proposed Term of Agreement December 24, 2000 - December 23, 2002

Salary Adjustments	**Year**	**PP #**	**Negotiated % Increase**
	2001	1	2.50%
		20	1.00%
	2002	1	2.50%
		20	1.00%
Cumulative			**7.2%**

Base Wage Negotiated Costs:		**2001**	**2002**	**2003**	**Total**
Base Wages [1]		$286,163	$312,600	$0	598,763
Salary Related [2]		101,963	111,383	0	213,346
Prior period Budget impact [3]		0	104,219	110,569	214,788
Annual Budget impact		**388,126**	**528,202**	**110,569**	**1,026,897**
Cumulative Budget Impact		**388,126**	**916,328**	**1,026,897**	**2,331,351**
2000 Adjusted Base [4]	**$13,629,229**	**2.8%**	**6.7%**	**7.5%**	

Notes:

See attached list of assumptions used in the calculation.

1) The base wage does not include the step increases which were previously negotiated. The step increase is the wage increase that employees get on their anniversary date.

2) Salary related cost includes overtime premiums, annual vacation, statutory holidays, pension costs, group life and other wage related benefits. These costs have been estimated to be **35.6%** of base wages.

3) Adjustment required to reflect the full year effect of prior year wage and benefit increases.

4) 1999 adjusted budget, includes salary related factor.

The financial impact of negotiations on the year 2003 and thereafter is ***$1,026,897*** *annually. This is comprised of* **$110,569** *which is the adjustment required to reflect the full year effect of 2002 wage and benefit increases and* **$916,328** *which is the carry over cumulative budget impact.*

EXECUTIVE POLICY COMMITTEE

MOTIONS

Moved by Councillor Lazarenko,
Seconded by Councillor Smith,

456 - WHEREAS, on May 2, 2002, a serious situation occurred at the City's Brady Road Landfill when a bulldozer accidentally ripped open bags of asbestos during preparations to bury the hazardous material;

AND WHEREAS City workers at Brady Road and members of the public using Brady Road could have been put at risk;

AND WHEREAS, on May 10 after an investigation and tests, the City's Occupational Hygiene Coordinator recommended upgraded employee training and a review of procedures for handling asbestos;

AND WHEREAS, on May 8 and 9, both the Manager of Solid Waste Services and the Disposal Supervisor refused to provide information on the incident to a member of the Standing Policy Committee on Public Works, the committee responsible for the operation of Brady Road, referring him instead to the Chair of the Public Works;

AND WHEREAS, at noon on May 6, the Manager of Solid Waste Services had reported details of the incident to senior officials in the CAO's office and the Water and Waste Department, to the Chair of Public Works, to the Mayor, to the Mayor's Chief of Staff and to the Mayor's Communications Co-ordinator;

THEREFORE BE IT RESOLVED that, as a matter of practice, members of the Standing Policy Committees receive full and timely access to information on matters within committee jurisdiction from committee chairs, other committee members and from City staff.

The Speaker ruled automatic referral to the Executive Policy Committee in accordance with Rule 16.1 of the Procedure By-law.

EXECUTIVE POLICY COMMITTEE

CONSIDERATION OF BY-LAWS

457 - On motion of His Worship Mayor Murray, the following by-laws were read a first, second and third time, the rule being suspended for the third reading of each by-law, and were passed and ordered to be signed and sealed, namely:

By-law No. 8031/2002, a by-law of The City of Winnipeg to widen the intersection of the first public lane south of North Drive with the first public lane east of Pembina Highway. File DAO 8/2001

By-law No. 8037/2002, to widen the public lane at the rear of 428 Mountain Avenue. File DAC 2/2002

By-law No. 8058/2002, a by-law of The City of Winnipeg to establish a program of property tax credits to encourage and assist in the renovation and improvement of designated structures in the downtown area of The City of Winnipeg. File G-3.1.5 (Vol. 3)

By-law No. 8059/2002, a by-law of The City of Winnipeg to amend The Gail Parvin Hammerquist Fund By-law No. 7633/2000. File G-3.1.6 (Vol. 1)

By-law No. 8060/2002, a by-law of The City of Winnipeg to establish a program of grants to encourage and assist in the construction and renovation of multiple family dwellings in designated areas in the City of Winnipeg. File EX (Vol. 14)

The Speaker called the Deputy Speaker, Councillor Lazarenko, to the Chair to participate in the debate.

EXECUTIVE POLICY COMMITTEE

QUESTION PERIOD

458 - Councillor Steek referred to a request that he brought before the Executive Policy Committee in December 2001 to have set aside $250,000.00 to assist in installing alarm systems. He advised that the matter had been referred to the administrative and requested an update on the report, to which His Worship Mayor Murray advised that he would raise the matter with the CAO.

Councillor Steek referenced the new policy relative to infill housing and the Federal/Provincial initiative coming forward with $16 million of City support, an questioned if the $16 million was in the form of city lands or cash.

His Worship advised that it would be up to Council to decide this when they set their priorities, but noted that land assets could in fact constitute the support in question.

Councillor Smith questioned if the Mayor and Executive Policy Committee members had signed up for the Commuter Challenge being held June 3 – 5, 2002 to which His Worship responded that he had not as yet, but would, and encouraged his colleagues to do the same.

Councillor De Smedt referred to the housing initiative and suggested that there be a coordinated approach between the Federal, Provincial and City governments. Noting that the City should probably be putting money into the initiative, he questioned how much more is it the responsibility of the City to do this?

His Worship stated that the City should be looking at evaluating how effective these various programs have been and what kind of subsidy money there is out there and questioned if we were getting the return in value. He noted that these programs have been out there for two or three years now and it would be a good time to evaluate them and do some forward planning and look at whether the desired results are in fact materializing.