

CITY COUNCIL CAPITAL BUDGET AGENDA

Tuesday, November 26, 2013 – Council Chambers, City Hall

Call to Order:	9:00 AM
Recess:	5:00 PM to 6:00 PM

I. PRESENTATIONS

- I.1. City Manager Presentation
- I.2. Chief Financial Officer Presentation

2. REPORTS

- 2.1. 2014 Capital Budget (Agenda Pages 1 – 2)
- 2.2. 2014 Capital Budget Debate
- 2.3. Approve Estimated Funding Sources
- 2.4. Approve Operating Items Funded by Capital Funding
- 2.5. 2014 Capital Plan
 - 2.5.a. Notice of Motion Submitted by Councillor Paul Harris and Councillor Lynne Mulder Re: Aquatic Centre (Agenda Pages 3 – 7)

3. BYLAWS

- 3.1. Borrowing Bylaw 3507/2013
System Wide Intelligence Software
Consideration of First Reading of the Bylaw
(Agenda Pages 8 – 11)
- 3.2. Borrowing Bylaw 3508/2013
Timberlands 209S Substation and Transmission Lines
Consideration of First Reading of the Bylaw
(Agenda Pages 12 – 15)
- 3.3. Borrowing Bylaw 3509/2013
Sanitary Offsite Project
Consideration of First Reading of the Bylaw
(Agenda Pages 16 – 19)
- 3.4. Borrowing Bylaw 3510/2013
Storm Offsite Project
Consideration of First Reading of the Bylaw
(Agenda Pages 20 – 23)
- 3.5. Borrowing Bylaw 3511/2013
North Highway Connector (NHC) Phase 1B
Northland Drive/30 Avenue Extension (Gaetz Avenue to 67 Street)
Consideration of First Reading of the Bylaw
(Agenda Pages 24 – 27)
- 3.6. Borrowing Bylaw 3512/2013
Transmission Line/Power Line Relocation
Consideration of First Reading of the Bylaw
(Agenda Pages 28 – 31)
- 3.7. Borrowing Bylaw 3489/A-2013
Amendment to Borrowing Bylaw 3489/2012
53 Avenue N. of Riverlands - Sani Trunk
Consideration of First Reading of the Bylaw
(Agenda Pages 32 – 35)

4. ADJOURNMENT



November 15, 2013

2014 Capital Budget

Financial Services

Report Summary & Recommendation:

The Capital Budget will require five new borrowing bylaws and the amendment of one existing borrowing bylaw. There is also one project approved in a prior capital budget that requires a borrowing bylaw.

The Borrowing Bylaws will be given first reading November 26, 2013. The bylaws will then be advertised to allow for public feedback prior to second and third readings of the bylaws. The second and third readings are planned to be scheduled for the regular Council meeting of January 20, 2014.

That City Council:

1. Accept the 2014-2023 Capital Plan for information and approve the 2014 Capital Budget.
2. Approve the estimated funding sources for the 2014 Capital Budget.
3. Approve the operating items funded by capital sources.
4. Provide first reading to the required borrowing bylaws.



Report Details

Background:

Council will consider the 2014 Capital Budget at its meeting on November 26, 2013. Approval of the capital expenditures and the related funding during the month of November in advance of the discussion of the Operating Budget in January permits the impact of the Capital Budget decisions to be reflected in the Operating Budget. It also allows more time for staff to plan for major projects and for borrowing bylaws to be approved to take best advantage of the relatively short construction season.

Council will be presented with five new borrowing bylaws and one amendment to existing borrowing bylaw to receive 1st reading. Council will also be presented with one borrowing bylaw related to a project approved in a prior capital budget.

Council will also be presented with operating items to be funded by capital sources.

Discussion:

The Capital Plan and the 2014 Capital Budget includes several major projects. As well, several projects have been deferred beyond the Capital Plan to 2024 and future years. The plan does include some special government grant funding for future ambulance purchases, treatment plant upgrades and a pedestrian bridge. There is a requirement for debt financing over the next ten years but the City remains at less than 55% of the debt limit set by the Municipal Government Act.

Due to the uncertainty in the economy a conservative approach with regards to the availability of grant funding has been taken. If grant funding is greater than anticipated then deferred projects may be able to be moved to earlier years of the plan and / or the grants could be used to reduce the amount of funding required from other sources.

A number of key assumptions have been made in preparing the Capital Budget. The most significant are:

- The amount and timing of grant programs
- Projections of population growth, cost of borrowing and inflation rates
- Cost and timing of projects

The requirements for capital funding can be met for the ten years of the capital plan.



November 19, 2013

Notice of Motion submitted by Councillor Paul Harris and Councillor Lynne Mulder re: Aquatic Centre

Legislative Services

Report Summary & Recommendation:

This Notice of Motion was introduced by Councillor Paul Harris and Councillor Lynne Mulder at the Monday, November 18, 2013 Council meeting. The following resolution was passed to consider the Notice of Motion at the Tuesday, November 26 2013 Capital Budget Meeting:

Resolved that Council of The City of Red Deer hereby agrees to consider the Notice of Motion as submitted by Councillor Paul Harris and Councillor Lynne Mulder at the Monday, November 18, 2013 Council Meeting regarding the Aquatic Centre during the Tuesday, November 26, 2013 Capital Budget Meeting.

This item is now being presented for Council's consideration.

City Manager Comments:

The notice of motion submitted by Councillors Harris and Mulder regarding an Aquatics Centre with a 50 meter pool has been tabled to be considered at the Capital Budget Meeting on November 26th, 2013.

If, I am interpreting the notice of motion correctly, I believe that it is recommending the following:

- 1) The first is that the decision on an aquatics Centre should be a 'go' decision and in support of that the following should occur:
 - a) A committee should be established so that consultation regarding the implementation of the pool begins including partnership and funding opportunities and further that
 - b) The capital plan be amended with a preference to include completion of the pool for the 2019 winter games.



In the first part of the notice of motion Council will need to ensure that it has enough information to make this go/no go decision. It is also important to put this decision in the context of the entire capital budget. Following Council's direction to not include an aquatics pool in the 2019 Canada Winter Games Submission, the 2014 Capital Plan was prepared, with the 50 meter pool outside of the Capital Plans 10 year horizon. The Capital Plan as submitted was fully funded and the only option to fund a pool, assuming the balance of the capital plan remains fully funded is with debt. Council will need to provide the direction if the \$55 million scaled back version or the \$92 million dollar centre is recommended for inclusion of the plan. Current Costing for debt is included in the table below:

- a. Each 20 million addition to the capital plan increases the debt limit by approximately five per cent which translates into an approximate 1.3 per cent tax increase. A new capital facility will also increase the operating budget once the facility becomes operational. These costs have not yet been determined.
- b. For example:

Additions (\$)	Debenture (unsecured debt) payments	Equivalent tax increase addition
\$20 million	\$1,427,000	1.3 per cent
\$40 million	\$2,855,000	2.6 per cent
\$60 million	\$4,282,000	4 per cent
\$80 million	\$5,710,000	5.3 per cent
\$100 million	\$7,137,897	6.6 per cent

The Capital Plan as currently prepared does not include funding for the following projects which are outside of the 10 year plan window:

1. Civic Centre Phase I
2. North Highway Connector Phase 2
3. Gaetz Avenue Enhancements
4. G.H. Dawe Centre Expansion
5. Fine Arts Centre

The Capital Plan does not include funding for the following projects however it is anticipated the funding will be required in the 10 year window of the plan:

1. Alexander Way Phase 2: Barrett Park to Taylor Drive
2. Roland Michener Recreation Centre: Upgrades
3. Museum and Collection Storage Facility



The Capital Plan does not recommend approval of other recreation projects which are included for debate at capital budget including:

1. Central Alberta Slo-Pitch
2. Red Deer Soccer Association

Both of these projects have real needs in the community and have not been included in the current capital plan.

While the Capital Plan does include the 2019 Winter Games, it is based on planning assumptions with Red Deer College and the capacity to build a sportsplex on campus. I have strong concerns that we will be looking for 'capital' donations for both a 50 metre pool and a sportsplex which could have the unintended consequence of competing for community investment. Any changes in RDC funding assumptions may impact needed funding from The City for the 2019 Games.

Doing an environmental scan of key initiatives that may require funding include but are not in a phase where exact numbers are known include:

1. Riverlands Project
2. Indoor Market
3. River Bend Capital Projects
4. Airport Capital Investment Strategy
5. Provincial Impacts from the Closure of Michener Centre and unknown impacts to the Michener Pool
6. Northeast Sportsfield Park (high school site)
7. Hazlett Lake Park
8. Dryland space at Collicutt Centre

The other key unknown is the Provincial plan in relation to MSI. We know that the Province is struggling to meet its budget commitments and has already reduced funding by 1,200,000.00 over two years. This reduces our potential for borrowing by \$17 million.

Councils current debt policy indicates that the recommended debt not exceed 90% of the provincial maximum amount. With the current plan as described we do not reach that maximum debt level however if the go decision is made, we will be at close to 80% of our debt level and funding required for emergent needs may be at risk. Council's policy in relation to overall financial health is scheduled for development in 2014.

Administration is requesting Councils direction on the following:

- 1) Council determine an engagement process to allow them to establish capital priorities for the next 10 years especially for projects that are not included in the plan; and
- 2) Once priorities are established provide direction on the vision for the 50 metre pool including scale of project, location and outdoor pool considerations especially in light of the uncertainty regarding the Michener facility; and



- 3) As part of the financial sustainability plan provide some guidance on the level of tax increases that should be considered in the development of capital plans.

Craig Curtis
City Manager

Proposed Resolution:

Whereas Red Deerians have envisioned and have been working together for decades to become a destination for sports tourism in Alberta and Western Canada, and

Whereas throughout the past number of years Red Deer City Council and administration has heard repeatedly from the community the desire for an aquatics centre with a 50 meter pool that would allow Red Deer to host national and international competitions, and

Whereas 80 percent of Albertans live within two hours travel by vehicle from Red Deer which affords us an ideal host location, and

Whereas the population of Red Deer is increasing by 3% a year and will have 120,000 residents by 2019, and nearly 150,000 by 2027 (the earliest year a centre could be completed with our current plan), and

Whereas the economic benefit for Red Deer and the region of a facility that allows Central Alberta to host national and international competitions will have a substantial influence on the hospitality and tourism industries, as well as broaden our economic base, and

Whereas, the envisioned aquatics centre adds to the revitalization and enhancement of Rotary Park and the downtown, and

Whereas the facility will provide recreational opportunities for seniors, youth, and families and deepens the quality of life in Red Deer, and

Whereas this facility would provide quality training facilities for future aquatic athletes, and



Whereas with the opportunity for the 2019 Canada Winter Games to help us attract local and regional sponsorship and grant funding through the provincial and federal governments has never been better, and

Whereas borrowing rates through the province have never been lower, and

Whereas Red Deer has a history of excellence, forward-looking leadership, and has a “can-do” attitude — citizens tell us to figure out how to make things happens, not to find reasons why things can’t be done,

Therefore be it resolved that the aquatics centre which has been in the capital plan for many years be moved into the 10 year plan with the preferred completion date for use in the 2019 Canada Winter Games.

Be it further resolved that administration and council develop and undertake an engagement process about the Aquatic Centre with the community which explores both the benefits and issues — social and economic, and

Be it further resolved that The City of Red Deer create an ad hoc committee consisting of members of the Aquatics Centre, the general public, as well as other orders government, to further develop the project as envisioned by Central Alberta Aquatic Centre and to explore grants, major sponsorships, and fundraising strategies, and

Be it further resolved that the council of The City of Red Deer develop a strategy and plan for the establishment of a community capital fund to assist with further social infrastructure needs.



LEGISLATIVE SERVICES

November 27, 2013

Mr. John Cuthbertson
Central Alberta Aquatic Centre
konaab@shaw.ca

Dear Mr. Cuthbertson:

**RE: Council Decision – November 26, 2013
Central Alberta Aquatic Centre Request for Financial Support**

At the Tuesday, November 26, 2013 Capital Budget City Council meeting, the following resolution was approved by Council:

Whereas Red Deerians have envisioned and have been working together for decades to become a destination for sports tourism in Alberta and Western Canada, and

Whereas throughout the past number of years Red Deer City Council and administration have heard repeatedly from the community the desire for an aquatics centre with a 53 meter pool that would allow Red Deer to host national and international competitions, and

Whereas 80 percent of Albertans live within two hours travel by vehicle from Red Deer which affords us an ideal host location, and

Whereas the population of Red Deer is increasing by 3% a year, and will reach nearly 150,000 by 2027 (the earliest year a centre could be completed with our current plan), and

Whereas the economic benefit for Red Deer and the region of a facility that allows Central Alberta to host national and international competitions will have a substantial influence on the hospitality and tourism industries, as well as broaden our economic base, and

FILE COPY

November 27, 2013

Mr. Paul Morigeau, President
Red Deer City Soccer Association
6905 Edgar Industrial Drive
Red Deer, AB T4P 3R2

Dear Mr. Morigeau,

Re: Council Decision – November 26, 2013
Red Deer City Soccer Association Request for Financial Support

At the Tuesday, November 26, 2013 Capital Budget City Council meeting, the following resolution was approved by Council:

Resolved that Council of The City of Red Deer, having considered the 2014 Multi-year Capital Infrastructure Plan, hereby requests that administration draft a report on sport field developments including the needs of slo pitch, soccer and other field sport uses, in conjunction with the current sport fields strategy, and have it brought to the mid-year budget meeting for Council's consideration.

If you have additional questions or comments please contact Ms. Shelley Gagnon, Recreation, Parks & Culture Manager directly at 403.342.8165.

Sincerely,



Frieda McDougall
Legislative Services Manager

c: Director of Community Services
Ms. Shelley Gagnon, Recreation, Parks & Culture Manager

LEGISLATIVE SERVICES

November 27, 2013

Mr. Wally Vance
President
Central Alberta Slo-Pitch Association
#170, 4819C – 48 Avenue
Red Deer, AB T4N 3T2

Dear Mr. Vance,

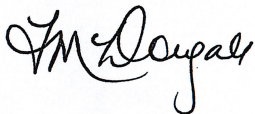
**Re: Council Decision – November 26, 2013
Central Alberta Slo-Pitch Association Request for Financial Support**

At the Tuesday, November 26, 2013 Capital Budget City Council meeting, the following resolution was approved by Council:

Resolved that Council of The City of Red Deer, having considered the 2014 Multi-year Capital Infrastructure Plan, hereby requests that administration draft a report on sport field developments including the needs of slo pitch, soccer and other field sport uses, in conjunction with the current sport fields strategy, and have it brought to the mid-year budget meeting for Council's consideration.

If you have additional questions or comments please contact Ms. Shelley Gagnon, Recreation, Parks & Culture Manager directly at 403.342.8165.

Sincerely,



Frieda McDougall
Legislative Services Manager

c: Director of Community Services
Ms. Shelley Gagnon, Recreation, Parks & Culture Manager

FILE COPY



**Council Decision – November 4, 2013
Regular Meeting - REVISED**

DATE: November 27, 2013
TO: Shelley Gagnon, Recreation, Parks & Culture Manager
FROM: Frieda McDougall, Legislative Services Manager
SUBJECT: Request for Financial Support - Central Alberta Slo Pitch Association and Red Deer City Soccer Association

Reference:

Recreation, Parks & Culture, dated July 25, 2013

Resolutions:

The following resolution was passed at the Tuesday, November 26, 2013 Red Deer City Council Capital Budget meeting:

Resolved that Council of The City of Red Deer, having considered the 2014 Multi-year Capital Infrastructure Plan, hereby requests that administration draft a report on sport field developments including the needs of slo pitch, soccer and other field sport uses, in conjunction with the current sport fields strategy, and have it brought to the mid-year budget meeting for Council's consideration.

Report back to Council: Yes

Comments/Further Action:

Administration to prepare a report on sport field developments and have it brought forward to the mid-year budget meeting for Council's consideration.

A handwritten signature in blue ink, appearing to read 'Frieda McDougall'.

Frieda McDougall
Manager

c: Director of Community Services
Corporate Meeting Coordinator

Whereas the facility will provide recreational opportunities for seniors, youth, and families and deepens the quality of life in Red Deer, and

Whereas this facility would provide quality training facilities for future aquatic athletes, and

Whereas Red Deer has a history of excellence, forward-looking leadership, and has a “can-do” attitude — citizens tell us to figure out how to make things happens, not to find reasons why things can’t be done,

Therefore be it resolved that administration and council develop and undertake an engagement process about the Aquatic Centre with the community which explores both the benefits and issues — social, economic and operational, and

Be it further resolved that The City of Red Deer create an ad hoc committee, early in 2014, consisting of members of the Aquatics Centre, the general public, as well as other orders government, to further develop and determine the phasing of an aquatics centre with the Central Alberta Aquatic Centre and to explore grants, major sponsorships, and fundraising strategies; and

Be it further resolved a report come back to Council by October 2014, for Council to make a determination about the phased construction of an aquatics centre and its placement in the capital plan.

If you have additional questions or comments please contact Ms. Shelley Gagnon, Recreation, Parks & Culture Manager directly at 403.342.8165.

Sincerely,



Frieda McDougall
Legislative Services Manager

c: Director of Community Services
Ms. Shelley Gagnon, Recreation, Parks & Culture Manager



November 8, 2013

Borrowing Bylaw 3507/2013 – System Wide Intelligent Software

Transit

Report Summary & Recommendation:

A new Borrowing Bylaw is required for the above noted project.

We request that Council approve Borrowing Bylaw 3507/2013 for the System Wide Intelligent Software project for a total of \$3,561,000.

Council approved 1.9 million for System Wide Intelligent Software, during the 2012 Capital Budget and an additional \$1,661,000 is required in the 2014 Capital Budget after receiving more detailed and thorough cost estimates. The recommended funding source is long term tax supported debt of \$3,561,000.

As required by the MGA, Section 251, this bylaw will require advertisement.

City Manager Comments:

I support the recommendation of Administration that Council consider first reading of Borrowing Bylaw 3507/2013. The bylaw would come back for consideration of second and third readings at the Monday, January 20, 2014 Council Meeting to allow time for advertising.

Craig Curtis
City Manager

Proposed Resolution

That Council consider first reading of Borrowing Bylaw 3507/2013.



Report Details

Background:

This project will expand and improve the reliability of transit planning data, passenger information, operational monitoring, system security, and overall system effectiveness. Approximately 61 regular buses will be equipped with Global Positioning Systems (GPS), Automated Passenger Counting (APC), security system and other transit technology components. There will also be 3 supervisory vehicles, one maintenance truck and one Police Officer vehicle that will be equipped with some aspects of the system to help in monitoring and supervision.

On conventional transit, accurate monitoring of ridership, schedule adherence data and real-time schedule information, is essential in helping us to determine where to deploy routes and service in the most effective and efficient manner, thereby maximizing ridership with minimum cost and ultimately reducing emissions. The ability to announce bus stops for the vision impaired customers will support accessibility. Electronic on-board signage will improve accessibility for the hearing impaired customers. Real time information will improve transit information for current and new customers.

BYLAW NO. 3507/2013
OF THE CITY OF RED DEER
IN THE PROVINCE OF ALBERTA

(the "Municipality")

This bylaw authorizes the Council of the Municipality to borrow monies by the issuance of debenture(s) in the amount of \$3,560,000 for the purpose of financing the System Wide Intelligent Transit Technology project.

WHEREAS:

- A. Section 251 of the *Municipal Government Act*, R.S.A. 2000, c. M-26, (the 'MGA') provides that a municipality may only make a borrowing if the borrowing is authorized by a borrowing bylaw.
- B. The Council of the Municipality has decided to issue a by-law pursuant to Section 257 of the *MGA* to authorize the financing, undertaking and completion of the System Wide Intelligent Transit Technology project
- C. The total cost of the project is estimated to be \$3,560,000 and the Municipality estimates the following funding sources will be applied to the projects:

Reserves	\$ 0
Debenture(s)	<u>\$3,560,000</u>
Total Cost	\$3,560,000

- D. In order to complete the projects it will be necessary for the Municipality to borrow the sum of \$3,560,000, for a period not to exceed 5 years, from the Alberta Capital Finance Authority or another authorized financial institution, by the issuance of debentures and on the terms and conditions referred to in this bylaw.
- E. The estimated lifetime of the project financed under this by-law is equal to, or in excess of 5 years.
- F. The principal amount of the outstanding debt of the Municipality as at the date of the borrowing is \$209,696,043.79 and no part of the principal or interest is in arrears.
- G. All required approvals for the projects have been or will be obtained, and the projects are and will be in compliance with all *Acts* and *Regulations* of the Province of Alberta.

COUNCIL OF THE CITY OF RED DEER ENACTS AS FOLLOWS:

1. That for the purpose of the System Wide Intelligent Transit Technology project , the sum of THREE MILLION FIVE HUNDRED AND SIXTY THOUSAND DOLLARS (\$3,560,000) be borrowed from the Alberta Capital Finance Authority or another authorized financial institution by way of debenture on the credit and security of the Municipality at large.
2. The proper officers of the Municipality are hereby authorized to issue debenture(s) on behalf of the Municipality for the amount and purpose as authorized by this bylaw, namely the System Wide Intelligent Transit Technology project.
3. The Municipality shall repay the indebtedness according to the repayment structure negotiated with the lender which shall be equal semi-annual or annual payments of combined principal and interest installments not to exceed FIVE (5) years calculated at the interest rate fixed by the Alberta Capital Finance Authority or another authorized financial institution on the date of the borrowing and not to exceed 4%.
4. The indebtedness is to be repaid by way of revenue raised through Municipal property tax and the Municipality shall levy and raise in each year municipal taxes sufficient to pay the indebtedness.
5. The indebtedness shall be contracted on the credit and security of the Municipality.
6. The net amount borrowed under the bylaw shall be applied only to the projects specified by this bylaw.
7. This bylaw comes into force on the date it is passed.

READ FIRST TIME IN OPEN COUNCIL this day of 2013.

READ SECOND TIME IN OPEN COUNCIL this day of 2014.

READ THIRD TIME IN OPEN COUNCIL this day of 2014.

AND SIGNED BY THE MAYOR AND CITY CLERK this day of 2014.

MAYOR

CITY CLERK



November 15, 2013

Borrowing Bylaw 3508/2013 – Timberlands 209S Substation and Transmission Line

Electric Light & Power

Report Summary & Recommendation:

A new Borrowing Bylaw is required for the above noted project.

The 2014 Capital budget is being considered for approval by Council on November 26, 2013. The Electric Light & Power department has submitted budget item #21 for the procurement and construction phases of a new transmission substation in the city's northeast. The recommended funding source is Utility Supported long term debt.

We request that Council approve borrowing Bylaw No. 3508/2013 for construction of the new Timberlands 209S Substation and Transmission Line for the total of \$13,000,000 in 2014 and 2015.

As required by the MGA, Section 251, this bylaw will require advertisement.

City Manager Comments:

I support the recommendation of Administration that Council consider first reading of Borrowing Bylaw 3508/2013. The bylaw would come back for consideration of second and third readings at the Monday, January 20, 2014 Council meeting to allow time for advertising.

Craig Curtis
City Manager

Proposed Resolution

That Council consider first reading of Borrowing Bylaw 3508/2013.



Report Details

Background:

The purpose of this bylaw is to borrow funds to construct a new substation transmission line in the northeast of Red Deer.

As outlined in EL&P's Transmission Master Plan approved by Council in April of 2012, the substation and transmission line are required to ensure adequate supply capacity and system reliability to meet the growing demand as Red Deer expands. While a portion of funding for this project will be provided through the utility's reserves, some debt funding is required to ensure appropriate management of the department's rates and reserves.

BYLAW NO. 3508/2013
OF THE CITY OF RED DEER
IN THE PROVINCE OF ALBERTA

(the "Municipality")

This bylaw authorizes the Council of the Municipality to borrow monies by the issuance of debenture(s) in the amount of \$13,000,000 for the purpose of financing the Timberlands 209S Substation and Transmission Line.

WHEREAS:

- A. Section 251 of the *Municipal Government Act*, R.S.A. 2000, c. M-26, (the 'MGA') provides that a municipality may only make a borrowing if the borrowing is authorized by a borrowing bylaw.
- B. The Council of the Municipality has decided to issue a by-law pursuant to Section 258 of the *MGA* to authorize the financing, undertaking and completion of the Timberlands 209S Substation and Transmission Line.
- C. The total cost of the project is estimated to be \$20,405,000 and the Municipality estimates the following funding sources will be applied to the projects:

Reserves	\$ 7,405,000
Debenture(s)	<u>\$13,000,000</u>
Total Cost	\$20,405,000

- D. In order to complete the projects it will be necessary for the Municipality to borrow the sum of \$13,000,000, for a period not to exceed 20 years, from the Alberta Capital Finance Authority or another authorized financial institution, by the issuance of debentures and on the terms and conditions referred to in this bylaw.
- E. The estimated lifetime of the project financed under this by-law is equal to, or in excess of 30 years.
- F. The principal amount of the outstanding debt of the Municipality as at the date of the borrowing is \$209,696,043.79 and no part of the principal or interest is in arrears.
- G. All required approvals for the projects have been or will be obtained, and the projects are and will be in compliance with all *Acts* and *Regulations* of the Province of Alberta.

COUNCIL OF THE CITY OF RED DEER ENACTS AS FOLLOWS:

1. That for the purpose of the Timberlands 209S Substation and Transmission Line project the sum of THIRTEEN MILLION DOLLARS (\$13,000,000) be borrowed from the Alberta Capital Finance Authority or another authorized financial institution by way of debenture on the credit and security of the Municipality at large.
2. The proper officers of the Municipality are hereby authorized to issue debenture(s) on behalf of the Municipality for the amount and purpose as authorized by this bylaw, namely the Timberlands 209S Substation and Transmission Line project.
3. The Municipality shall repay the indebtedness according to the repayment structure negotiated with the lender which shall be equal semi-annual or annual payments of combined principal and interest installments not to exceed TWENTY (20) years calculated at the interest rate fixed by the Alberta Capital Finance Authority or another authorized financial institution on the date of the borrowing and not to exceed 6%.
4. The indebtedness is to be repaid by way of revenue raised through Municipal property tax and the Municipality shall levy and raise in each year municipal taxes sufficient to pay the indebtedness.
5. The indebtedness shall be contracted on the credit and security of the Municipality.
6. The net amount borrowed under the bylaw shall be applied only to the projects specified by this bylaw.
7. This bylaw comes into force on the date it is passed.

READ FIRST TIME IN OPEN COUNCIL this day of 2013.

READ SECOND TIME IN OPEN COUNCIL this day of 2014.

READ THIRD TIME IN OPEN COUNCIL this day of 2014.

AND SIGNED BY THE MAYOR AND CITY CLERK this day of 2014.

MAYOR

CITY CLERK



November 14, 2013

Borrowing Bylaw 3509/2013 – Sanitary Offsite Projects

Engineering Services

Report Summary & Recommendation:

A new Borrowing Bylaw is required as noted above.

The 2014 Capital Budget is being considered for approval by Council on November 26, 2013. As part of the budget approval two sanitary offsite projects, East Hill Central – Timberlands Diversion – South Quarter Line to 67 St (50-52) - \$861,000 and North Highway Connector (East Hill North) – 30 Avenue Sanitary Trunk – Northland Drive to South Quarter Line (50-49) - \$1,260,000 are expected to be approved. The recommended funding source is Sanitary Offsite long term debt.

We request that Council approve Borrowing Bylaw No. 3509/2013 for a total of \$2,121,000 to construct the two projects described above.

As required by the MGA, Section 251, this bylaw will require advertisement.

City Manager Comments:

I support the recommendation of Administration that Council consider first reading of Borrowing Bylaw 3509/2013. The bylaw would come back for consideration of second and third readings at the Monday, January 20, 2014 Council Meeting to allow time for advertising.

Craig Curtis
City Manager

Proposed Resolution

That Council consider first reading of Borrowing Bylaw 3509/2013.



Report Details

Background:

Projects identified are required to provide sanitary trunk service to new development and re-development areas in various parts of the city. The projects identified above have been scheduled in accordance with development growth plans.

BYLAW NO. 3509/2013
OF THE CITY OF RED DEER
IN THE PROVINCE OF ALBERTA

(the "Municipality")

This bylaw authorizes the Council of the Municipality to incur indebtedness by the issuance of debenture(s) in the amount of \$2,121,000 for the purpose of financing the following Sanitary Offsite Levy Projects:

- **East Hill Central, Timberlands Diversion (South Quarter line to 67 St.)**
- **North Highway Connector – 30 Ave Sanitary Trunk (Northland Dr. to South Quarter line)**

WHEREAS:

- A. Section 251 of the *Municipal Government Act*, R.S.A. 2000, c.M-26 (the "MGA") provides that a municipality may only make a borrowing if the borrowing is authorized by a borrowing bylaw.
- B. The Council of the Municipality has decided to issue a by-law pursuant to Section 258 of the *MGA* to authorize the financing, undertaking and completion of the Sanitary Offsite Levy Projects. Sanitary offsite projects are required to provide sanitary trunk service to new development and re-development areas in various parts of the City of Red Deer.
- C. The total cost of the project is estimated to be \$2,121,000 and the Municipality estimates the following funding sources will be applied to the projects:

Offsite Levies	\$ 0
Debenture(s)	<u>\$2,121,000</u>
Total Cost	\$2,121,000

- D. In order to complete the projects it will be necessary for the Municipality to borrow the sum of \$2,121,000, for a period not to exceed 10 years, from the Alberta Capital Finance Authority or another authorized financial institution, by the issuance of debentures and on the terms and conditions referred to in this bylaw.
- E. The estimated lifetime of the project financed under this bylaw is equal to, or in excess of, 75 years.

- F. The principal amount of the outstanding debt of the Municipality as at the date of borrowing is \$209,696,043.79 and no part of the principal or interest is in arrears.
- G. All required approvals for the projects have been or will be obtained, and the projects are and will be in compliance with all *Acts* and *Regulations* of the Province of Alberta.

COUNCIL OF THE CITY OF RED DEER ENACTS AS FOLLOWS:

1. That for the purpose of the Sanitary Offsite Levy Projects, the sum of TWO MILLION ONE HUNDRED AND TWENTY ONE THOUSAND DOLLARS (\$2,121,000) be borrowed from the Alberta Capital Finance Authority or another authorized financial institution by way of debenture on the credit and security of the Municipality at large.
2. The proper officers of the Municipality are hereby authorized to issue debenture(s) on behalf of the Municipality for the amount and purpose as authorized by this bylaw, namely the Sanitary Offsite Levy Projects.
3. The Municipality shall repay the indebtedness according to the repayment structure negotiated with the lender which shall be equal semi-annual or annual payments of combined principal and interest installments not to exceed TEN (10) years calculated at the interest rate fixed by the Alberta Capital Finance Authority or another authorized financial institution on the date of the borrowing and not to exceed 5%.
4. The indebtedness is to be repaid by way of revenue raised through Sanitary Offsite Levies and the Municipality shall levy and raise in each year offsite levies sufficient to pay the indebtedness.
5. The indebtedness shall be contracted on the credit and security of the Municipality.
6. The net amount borrowed under the bylaw shall be applied only to the projects specified by this bylaw.
7. This bylaw comes into force on the date it is passed.

READ FIRST TIME IN OPEN COUNCIL this day of 2013.

READ SECOND TIME IN OPEN COUNCIL this day of 2014.

READ THIRD TIME IN OPEN COUNCIL this day of 2014.

AND SIGNED BY THE MAYOR AND CITY CLERK this day of 2014.

MAYOR

CITY CLERK



November 14, 2013

Borrowing Bylaw 3510/2013 – Storm Offsite Projects

Engineering Services

Report Summary & Recommendation:

A new Borrowing Bylaw is required as noted above.

The 2014 Capital Budget is being considered for approval by Council on November 26, 2013. As part of the budget approval, the North Highway Connector (East Hill North) 30 Avenue Storm Trunk from Northland Drive to South Quarter Line (81-84) is expected to be approved for \$3,570,000. The recommended funding source is Storm Offsite long term debt.

We request that Council approve Borrowing Bylaw No. 3510/2013 for a total of \$3,570,000 to construct the project described above.

As required by the MGA, Section 251, this bylaw will require advertisement.

City Manager Comments:

I support the recommendation of Administration that Council consider first reading of Borrowing Bylaw 3510/2013. The bylaw would come back for consideration of second and third readings at the Monday, January 20, 2014 Council Meeting to allow time for advertising.

Craig Curtis
City Manager

Proposed Resolution

That Council consider first reading of Borrowing Bylaw 3510/2013.



Report Details

Background:

The 2014 project identified is required to provide storm trunk service to new development and re-development areas in various parts of the city. The project identified above has been scheduled in accordance with development growth plans.

BYLAW NO. 3510/2013
OF THE CITY OF RED DEER
IN THE PROVINCE OF ALBERTA

(the "Municipality")

This bylaw authorizes the Council of the Municipality to incur indebtedness by the issuance of debenture(s) in the amount of \$3,570,000 for the purpose of financing the following Storm Offsite Levy Project(s):

- **North Highway Connector (East Hill North) 30 Avenue Storm Trunk– (Northland Dr. to South Quarter line)**

WHEREAS:

- A. Section 251 of the *Municipal Government Act*, R.S.A. 2000, c.M-26 (the "MGA") provides that a municipality may only make a borrowing if the borrowing is authorized by a borrowing bylaw.
- B. The Council of the Municipality has decided to issue a by-law pursuant to Section 258 of the *MGA* to authorize the financing, undertaking and completion of the Storm Offsite Levy Projects. Storm offsite projects are required to provide storm trunk service to new development and re-development areas in various parts of the City of Red Deer.
- C. The total cost of the project is estimated to be \$3,570,000 and the Municipality estimates the following funding sources will be applied to the projects:

Offsite Levies	\$ 0
Debenture(s)	<u>\$3,570,000</u>
Total Cost	\$3,570,000

- D. In order to complete the projects it will be necessary for the Municipality to borrow the sum of \$3,570,000, for a period not to exceed 10 years, from the Alberta Capital Finance Authority or another authorized financial institution, by the issuance of debentures and on the terms and conditions referred to in this bylaw.
- E. The estimated lifetime of the project financed under this bylaw is equal to, or in excess of, 75 years.
- F. The principal amount of the outstanding debt of the Municipality as at the date of borrowing is \$209,696,043.79 and no part of the principal or interest is in arrears.

- G. All required approvals for the projects have been or will be obtained, and the projects are and will be in compliance with all *Acts* and *Regulations* of the Province of Alberta.

COUNCIL OF THE CITY OF RED DEER ENACTS AS FOLLOWS:

1. That for the purpose of the Storm Offsite Levy Projects, the sum of THREE MILLION FIVE HUNDRED AND SEVENTY THOUSAND DOLLARS (\$3,570,000) be borrowed from the Alberta Capital Finance Authority or another authorized financial institution by way of debenture on the credit and security of the Municipality at large.
2. The proper officers of the Municipality are hereby authorized to issue debenture(s) on behalf of the Municipality for the amount and purpose as authorized by this bylaw, namely the Storm Offsite Levy Projects.
3. The Municipality shall repay the indebtedness according to the repayment structure negotiated with the lender which shall be equal semi-annual or annual payments of combined principal and interest installments not to exceed TEN (10) years calculated at the interest rate fixed by the Alberta Capital Finance Authority or another authorized financial institution on the date of the borrowing and not to exceed 5%.
4. The indebtedness is to be repaid by way of revenue raised through Storm Offsite Levies and the Municipality shall levy and raise in each year offsite levies sufficient to pay the indebtedness.
5. The indebtedness shall be contracted on the credit and security of the Municipality.
6. The net amount borrowed under the bylaw shall be applied only to the projects specified by this bylaw.
7. This bylaw comes into force on the date it is passed.

READ FIRST TIME IN OPEN COUNCIL this day of 2013.

READ SECOND TIME IN OPEN COUNCIL this day of 2014.

READ THIRD TIME IN OPEN COUNCIL this day of 2014.

AND SIGNED BY THE MAYOR AND CITY CLERK this day of 2014.

MAYOR

CITY CLERK



November 14, 2013

**Borrowing Bylaw 3511/2013 –
North Highway Connector (NHC) Phase 1B –
Northland Drive / 30 Avenue Extension
(Gaetz Ave to 67 St)**

Engineering Services

Report Summary & Recommendation:

A new Borrowing Bylaw is required as noted above.

The 2014 Capital Budget is being considered for approval by Council on November 26, 2013. As part of the budget approval the NHC 1B-1 – 30 Avenue 2 lanes – Northland Drive to 67 Street is expected to be approved for a cost of \$8,085,000. The recommended funding sources are \$2,021,000 Road Offsite funding, \$3,032,000 Basic Municipal Transportation Grant and \$3,032,000 Tax Supported long term debt.

We request that Council approve Borrowing Bylaw No. 3511/2013 for a total of \$3,032,000 to construct the project described above.

As required by the MGA, Section 251, this bylaw will require advertisement.

City Manager Comments:

I support the recommendation of Administration that Council consider first reading of Borrowing Bylaw 3511/2013. The bylaw would come back for consideration of second and third readings at the Monday, January 20, 2014 Council Meeting to allow time for advertising.

Craig Curtis
City Manager

Proposed Resolution

That Council consider first reading of Borrowing Bylaw 3511/2013.



Report Details

Background:

The first phase of the overall project spans from the Gaetz Avenue/Hwy 11A intersection to 30 Avenue and includes the portion of 30 Avenue from Northland Drive to 67 Street. It also includes 3 new structures, approximately 6.0 km of new 2 lane expressway and the reconstruction of the existing 67 Street / 30 Avenue Intersection as a roundabout.

To support anticipated residential development north of 67 Street, construction of the 67 Street / 30 Avenue Intersection and 2 lanes of 30 Avenue from Northland Drive to 67 Street is required to start in 2014.

This bylaw is required to fund part of NHC IB-1 – 30 Avenue 2 lanes – Northland Drive to 67 Street.

BYLAW NO. 3511/2013
OF THE CITY OF RED DEER
IN THE PROVINCE OF ALBERTA

(the "Municipality")

This bylaw authorizes the Council of the Municipality to borrow monies by the issuance of debenture(s) in the amount of \$3,032,000 for the purpose of financing the North Highway Connector Phase 1B

WHEREAS:

- A. Section 251 of the *Municipal Government Act*, R.S.A. 2000, c. M-26, (the 'MGA') provides that a municipality may only make a borrowing if the borrowing is authorized by a borrowing bylaw.
- B. The Council of the Municipality has decided to issue a by-law pursuant to Section 258 of the *MGA* to authorize the financing, undertaking and completion of the North Highway Connector Phase 1B.
- C. The total cost of the project is estimated to be \$8,085,000 and the Municipality estimates the following funding sources will be applied to the projects:

Offsite Levies	\$2,021,000
Grants	\$3,032,000
Debenture(s)	<u>\$3,032,000</u>
Total Cost	\$8,085,000

- D. In order to complete the projects it will be necessary for the Municipality to borrow the sum of \$3,032,000, for a period not to exceed 20 years, from the Alberta Capital Finance Authority or another authorized financial institution, by the issuance of debentures and on the terms and conditions referred to in this bylaw.
- E. The estimated lifetime of the project financed under this by-law is equal to, or in excess of 75 years.
- F. The principal amount of the outstanding debt of the Municipality as at the date of the borrowing is \$209,696,043.79 and no part of the principal or interest is in arrears.

- G. All required approvals for the projects have been or will be obtained, and the projects are and will be in compliance with all *Acts* and *Regulations* of the Province of Alberta.

COUNCIL OF THE CITY OF RED DEER ENACTS AS FOLLOWS:

1. That for the purpose of the North Highway Connector Phase 1B, the sum of THREE MILLION AND THIRTY TWO THOUSAND DOLLARS (\$3,032,000) be borrowed from the Alberta Capital Finance Authority or another authorized financial institution by way of debenture on the credit and security of the Municipality at large.
2. The proper officers of the Municipality are hereby authorized to issue debenture(s) on behalf of the Municipality for the amount and purpose as authorized by this bylaw, namely the North Highway Connector Phase 1B.
3. The Municipality shall repay the indebtedness according to the repayment structure negotiated with the lender which shall be equal semi-annual or annual payments of combined principal and interest installments not to exceed TWENTY (20) years calculated at the interest rate fixed by the Alberta Capital Finance Authority or another authorized financial institution on the date of the borrowing and not to exceed 6%.
4. The indebtedness is to be repaid by way of revenue raised through Municipal property tax and the Municipality shall levy and raise in each year municipal taxes sufficient to pay the indebtedness.
5. The indebtedness shall be contracted on the credit and security of the Municipality.
6. The net amount borrowed under the bylaw shall be applied only to the projects specified by this bylaw.
7. This bylaw comes into force on the date it is passed.

READ FIRST TIME IN OPEN COUNCIL this day of 2013.

READ SECOND TIME IN OPEN COUNCIL this day of 2014.

READ THIRD TIME IN OPEN COUNCIL this day of 2014.

AND SIGNED BY THE MAYOR AND CITY CLERK this day of 2014.

MAYOR

CITY CLERK



November 14, 2013

Borrowing Bylaw 3512/2013

Transmission Line/Power Line Relocation project

Planning Directorate

Report Summary & Recommendation:

We request that Council approve Borrowing Bylaw No. 3512/2013 for a total of \$3,200,000 for the Transmission Line/Power Line Relocation, located in the former West Yards.

The project was previously approved for \$11,311,000. The recommended funding sources are the Land Bank Reserve for \$8,111,000, and long term tax supported debt of \$3,200,000.

As required by the MGA, Section 251, this bylaw will require advertisement.

City Manager Comments:

I support the recommendation of Administration that Council consider first reading of Borrowing Bylaw 3512/2013. The bylaw would come back for consideration of second and third readings at the Monday, January 20, 2014 Council Meeting to allow time for advertising.

Craig Curtis
City Manager

Proposed Resolution

That Council consider first reading of Borrowing Bylaw 3512/2013.



Report Details

Background:

The burial of the transmission line/power line is necessary to prepare City owned land for future development.

BYLAW NO. 3512/2013
OF THE CITY OF RED DEER
IN THE PROVINCE OF ALBERTA

(the "Municipality")

This bylaw authorizes the Council of the Municipality to borrow monies by the issuance of debenture(s) in the amount of \$3,200,000 for the purpose of financing the Transmission Line/Power Line Relocation (80-L) project.

WHEREAS:

- A. Section 251 of the *Municipal Government Act*, R.S.A. 2000, c. M-26, (the 'MGA') provides that a municipality may only make a borrowing if the borrowing is authorized by a borrowing bylaw.
- B. The Council of the Municipality has decided to issue a by-law pursuant to Section 258 of the *MGA* to authorize the financing, undertaking and completion of the Transmission Line/Power Line Relocation project.
- C. The total cost of the project is estimated to be \$11,311,000 and the Municipality estimates the following funding sources will be applied to the projects:

Debentures	\$3,200,000
Land Bank Reserves	<u>\$8,111,000</u>
Total Cost	\$11,311,000

- D. In order to complete the projects it will be necessary for the Municipality to borrow the sum of \$3,200,000, for a period not to exceed 30 years, from the Alberta Capital Finance Authority or another authorized financial institution, by the issuance of debentures and on the terms and conditions referred to in this bylaw.
- E. The estimated lifetime of the project financed under this by-law is equal to, or in excess of 30 years.
- F. The principal amount of the outstanding debt of the Municipality as at the date of the borrowing is \$209,696,043.79 and no part of the principal or interest is in arrears.
- G. All required approvals for the projects have been or will be obtained, and the projects are and will be in compliance with all *Acts* and *Regulations* of the Province of Alberta.

COUNCIL OF THE CITY OF RED DEER ENACTS AS FOLLOWS:

1. That for the purpose of the Transmission Line/Power Line Relocation (80-L) project the sum of THREE MILLION TWO HUNDRED THOUSAND DOLLARS (\$3,200,000) be borrowed from the Alberta Capital Finance Authority or another authorized financial institution by way of debenture on the credit and security of the Municipality at large.
2. The proper officers of the Municipality are hereby authorized to issue debenture(s) on behalf of the Municipality for the amount and purpose as authorized by this bylaw, namely the Transmission Line/Power Line Relocation (80-L) project.
3. The Municipality shall repay the indebtedness according to the repayment structure negotiated with the lender which shall be equal semi-annual or annual payments of combined principal and interest installments not to exceed THIRTY (30) years calculated at the interest rate fixed by the Alberta Capital Finance Authority or another authorized financial institution on the date of the borrowing and not to exceed 7%.
4. The indebtedness is to be repaid by way of revenue raised through Municipal property tax and the Municipality shall levy and raise in each year municipal taxes sufficient to pay the indebtedness.
5. The indebtedness shall be contracted on the credit and security of the Municipality.
6. The net amount borrowed under the bylaw shall be applied only to the projects specified by this bylaw.
7. This bylaw comes into force on the date it is passed.

READ FIRST TIME IN OPEN COUNCIL this day of 2013.

READ SECOND TIME IN OPEN COUNCIL this day of 2014.

READ THIRD TIME IN OPEN COUNCIL this day of 2014.

AND SIGNED BY THE MAYOR AND CITY CLERK this day of 2014.

MAYOR

CITY CLERK



November 14, 2013

Amendment to Borrowing Bylaw 3489/2012 – 53 Avenue N. of Riverlands – Sanitary Trunk Borrowing Bylaw Amendment 3489/A-2013

Engineering Services

Report Summary & Recommendation:

Borrowing Bylaw 3489/2012 is currently approved for a total of \$3,595,000.

The 2014 Capital Budget is being considered for approval by Council on November 26, 2013. As part of the budget approval, a budget increase in the amount of \$630,000 is expected to be approved for the 53 Avenue N of Riverlands Sanitary Trunk project. The recommended funding source is Tax Supported long term debt.

We request that Council amend Bylaw 3489/2012 to \$4,225,000 to reflect the \$630,000 budget increase.

Please note that this bylaw will require advertisement as the cost of the increase exceeds 15% of the original amount of the bylaw.

City Manager Comments:

I support the recommendation of Administration that Council consider first reading of Borrowing Bylaw 3489/A-2013. The bylaw would come back for consideration of second and third readings at the Monday, January 20, 2014 Council Meeting to allow time for advertising.

Craig Curtis
City Manager

Proposed Resolution

That Council consider first reading of Borrowing Bylaw 3489/A-2013.



Report Details

Background:

The sanitary trunk on 43 Avenue North of Riverlands, approved in 2013, is to provide services to the increased densification of Riverlands as identified in the 2011 Area Restructure Plan (ARP) and is being constructed as part of the Ross/Taylor Intersection Improvements. Further analysis has determined that original estimates need to be increased by \$630,000 (our 2014 budget request) to a total of \$4,225,000.

BYLAW NO. 3489/A-2013

OF THE CITY OF RED DEER

IN THE PROVINCE OF ALBERTA

Being a bylaw to amend Borrowing Bylaw No. 3489/2012 by increasing the borrowing authority by \$630,000 to a total of \$4,225,000.

Whereas:

- A. In 2012 The City passed Bylaw 3489/2012 to borrow the sum of \$3,595,000 to fund the 53 Ave North of Riverlands Sanitary Trunk.
- B. In order to complete the improvements to the 53 Ave North of Riverlands Sanitary Trunk, and because of estimated cost increases, the City needs to borrow an additional \$630,000.

Council of The City of Red Deer enacts as follows:

- 1. Preamble paragraphs B and C of Bylaw 3489/2012 are deleted and replaced with the following new preamble paragraphs:
 - B. “The total cost of the project is estimated to be \$4,225,000 which the City proposes to pay for as follows:

Reserves	\$0
Debentures	<u>\$4,225,000</u>
Total Cost	\$4,225,000
 - C. In order to complete the projects it will be necessary for the Municipality to borrow the sum of \$4,225,000, for a period not to exceed 20 years, from the Alberta Capital Finance Authority or another authorized financial institution, by the issuance of debentures and on the terms and conditions referred to in this bylaw.
- 2. In paragraph 1, the words “THREE MILLION FIVE HUNDRED AND NINETY FIVE THOUSAND DOLLARS (\$3,595,000)” are deleted and replaced with the words “FOUR MILLION TWO HUNDRED AND TWENTY FIVE THOUSAND DOLLARS (\$4,225,000)”.
- 3. This bylaw comes into force on the date it is passed.

READ FIRST TIME IN OPEN COUNCIL this day of 2013.

READ SECOND TIME IN OPEN COUNCIL this day of 2014.

READ THIRD TIME IN OPEN COUNCIL this day of 2014.

AND SIGNED BY THE MAYOR AND CITY CLERK this day of 2014.

MAYOR

CITY CLERK