

Special City Council Meeting Agenda



Wednesday, November 13, 2019 – 4:00 p.m.
Council Chambers, Guelph City Hall, 1 Carden Street

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Open Meeting– 4:00 p.m.

O Canada
Silent Reflection
First Nations Acknowledgement
Disclosure of Pecuniary Interest and General Nature Thereof

Special Council - Deliberation and Approval of Capital and Non-Tax Supported Operating Budget

CS-2019-79 2020-2029 Capital Budget and Forecast
(Referred from the October 23, 2019 Special Council Meeting –
Presentation/Delegation of the Capital Budget)

Council Memo – Capital Budget Strategy for 110 Dunlop Drive

Recommendation:

1. The 2020 Capital Budget in the gross expenditure amount of \$151,590,100 and the required capital reserve fund transfers to capital projects as identified in Attachment-3 be approved.
2. The 2021-2029 Capital Forecast in the gross amount of \$1,732,967,110 be received.
3. That the 2021 operating impacts from the 2020 Capital Budget totaling \$1,461,710 for the both the tax and non-tax supported budgets be approved and included in the development of the 2021 base operating budgets.

4. That the forecasted operating impacts from the 2021 and 2022 capital forecast totaling \$15,284,175 and \$6,397,000 respectively, be received.
5. The Capital Transfer Allocation Policy as approved in report CS-2017-68 Capital Transfer Allocation Policy dated September 5, 2017 be repealed.
6. That the tax supported City Building Funding Strategy be approved, totaling an annual increase of \$5,325,000 or 2.19 per cent levy impact, to be phased-in equally over a three-year period, starting with \$1,775,000 in 2020 and that this increase be included in the base operating budget representing a 0.73 per cent levy increase, with future year impacts being reduced if the City is successful in securing grant or other revenues for this purpose.
7. That the tax supported Growth Funding Strategy be approved, totaling an annual increase of \$1,250,000 or 0.50 per cent levy impact, to be phased-in equally over a five-year period, starting with \$250,000 in 2020 and that this increase be included in the base operating budget representing a 0.10 per cent levy increase.
8. That a new reserve, 100RE Reserve (355), be created and Appendix A of the of the City's General Reserve and Reserve Fund Policy be amended accordingly.
9. The Parking Services operating budget transfer to Parking Capital Reserve Fund (151) of \$2,000,000 be approved.
10. The Stormwater Services operating budget transfer to Stormwater Capital Reserve Fund (165) of \$5,546,060 be approved.
11. The Wastewater Services operating budget transfer to Wastewater Capital Reserve Fund (153) of \$14,750,000 be approved.
12. The Water Services operating budget transfer to Water Capital Reserve Fund (152) of \$15,150,000 be approved.
13. The Ontario Building Code operating budget transfer to Building Services OBC Stabilization Reserve Fund (188) of \$53,360 be approved.
14. The Court Services operating budget transfer to Courts Capital Reserve Fund (211) of \$475,720 be approved.

Recommendations:

1. Stormwater Services:
 - a) That the 2020 Stormwater Services operating budget in the gross amount of \$7,903,600 inclusive of reserve and reserve fund transfers be approved.
 - b) That a stormwater base charge of \$5.80 per month per equivalent residential unit (ERU) effective January 1, 2020 be approved.
 - c) That the 2020 Stormwater Fees and Services By-law be approved.

2. Water and Wastewater Services:
 - a) That the 2020 Water and Wastewater Services operating budgets in the gross amounts of \$32,445,849 and \$33,949,117 respectively, inclusive of reserve and reserve fund transfers be approved.
 - b) That a wastewater volume charge of \$1.92 per cubic meter, effective January 1, 2020 be approved.
 - c) That a water volume charge of \$1.77 per cubic meter, effective January 1, 2020 be approved.
 - d) That the 2020 water and wastewater basic service charges be approved at the 2019 rate.
 - e) That the 2020 Water Services and Wastewater Services Fees and Services By-law be approved.

3. Parking Services:
 - a) That the 2020 Parking Services operating budget in the gross amount of \$6,337,502 inclusive of reserve and reserve fund transfers be approved.
 - b) That the 2020 monthly off-street parking permit fees for the Arthur Street and Norwich Street lot be increased by 30.20 per cent and 42.60 per cent respectively to \$100.00 per month and that all remaining parking fees be approved at the 2019 rate.
 - c) That a Parking Services Operating Contingency Reserve (106) be created and that Appendix A to the General Reserve and Reserve Fund Policy be amended to reflect the policy language as identified in report CS-2019-80.
 - d) That the 2020 Parking Services By-law be approved.

4. Building Services:
 - a) That 2020 Ontario Building Code Administration operating budget in the gross amount of \$3,591,200 inclusive of reserve fund transfers be approved.
 - b) That the 2020 Ontario Building Code Administration fees be approved with an increase of 2.20 per cent.

- c) That the 2020 Ontario Building Code Administration fees by-law be approved.
5. That the 2020 Court Services operating budget in the gross amount of \$4,202,100 inclusive of reserve fund transfers be approved.

Special Resolution

By-laws

Resolution to adopt the By-laws (Councillor Downer).

Adjournment

Council Memo



Date November 13, 2019
To City Council
From Antti Vilkkko, General Manager
Service Area Infrastructure, Development and Enterprise Services
Department Facilities Management
Subject Capital Budget Strategy for 110 Dunlop Drive

Capital Budget Strategy for 110 Dunlop Drive

The development of a consolidated Operations Campus, and specifically the construction of a new Transit Operations facility supports the achievement of the 3 pillars of the Strategic Plan;

- Working Together for Our Future – providing a safe and efficient work environment for our front line service staff
- Navigating Our Future – providing the space and facilities required to manage an expanded Transit service
- Sustaining Our Future – supporting the transition to electric vehicles, construction of energy efficient facilities and possible solar power generation

In order to move this work forward the 2020 Capital Budget includes the following capital requests related to development of the Dunlop Street site:

- Dunlop Site Development Account GG0252 \$5,500,000
- Transit Operations Facility Account TC0059 \$5,730,000

The following activities are planned for Dunlop Site Development – Account GG0252:

- SUBBOR building demolition \$4,900,000
- Environmental Assessment \$225,000
- Topographic survey \$100,000
- Geotechnical Investigation \$125,000
- Storm Water Management Study \$50,000
- Environmental Impact Study \$50,000
- Water Well Impact Study \$50,000
- Total Cost: \$5,500,000**

Demolition of the SUBBOR is required as per the City's Building Department as it has been deemed unsafe for continued use. This work also aligns with the need to prepare the site for construction of future infrastructure.

The following activities are planned for Transit Operations Facility - Account TC0059:

• Access Road Design	\$380,000
• Transit Facility Design	\$950,000
• Business case for site and Transit	\$300,000
• Road Access Construction	\$4,100,000
Total Cost:	\$5,730,000

Development of a business case outlining the requirements of a new Transit Operations facility in conjunction with a consolidated campus will be prepared while preliminary design work is completed on the new facility. This will enable staff to development specific metrics regarding the need and benefits directly related to Transit as well as preliminary estimates for the benefits of the overall site. Construction of a road is required in order to proceed with the Transit facility, which is an integral part of the overall Transit strategy that supports the Strategic Plan.

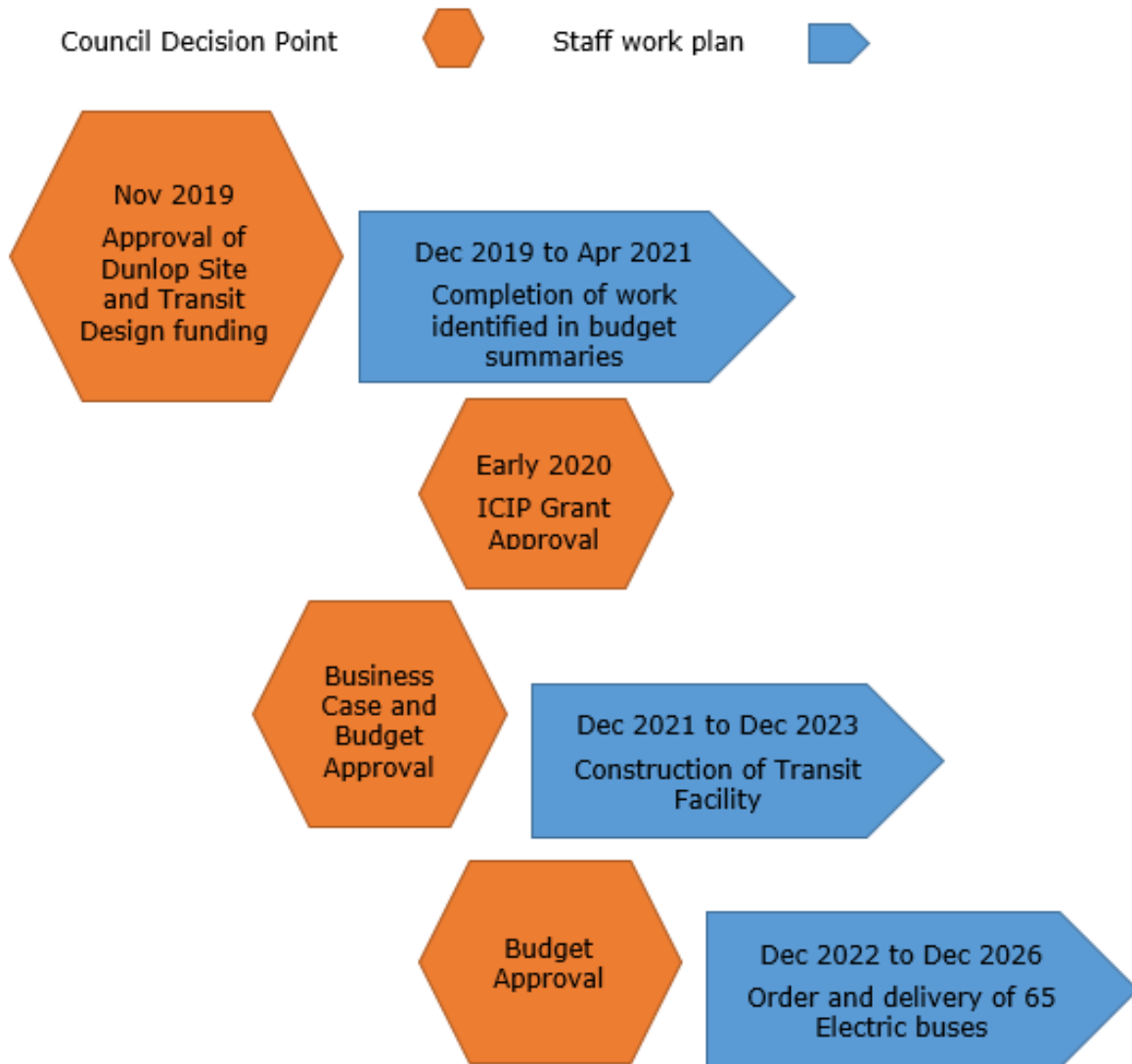
Timing of Transit Facility development

The current Transit facility is beyond capacity in terms of both bus storage and maintenance capability. The site also has minimal electrical capacity to charge electric buses, and installation of the required servicing is cost prohibitive given inability of the site to meet long term Transit needs. Some temporary charging will be possible, with equipment able to be used for Park Operations vehicle charging in the long term.

In order to move forward with both Transit fleet electrification and expansion as envisioned by the City's Strategic Plan construction of a new facility is required. With this need identified, an application for Investing in Canada Infrastructure: Public Transit Stream funding was made in May 2019 to support the construction of this new facility. Tied to this application are two additional applications; the expansion of the Transit fleet by 30 electric buses by 2027 and replacement of 35 current buses with electric buses in the same time frame.

In order to ensure these vehicles can be charged and maintained in an efficient manner the new facility needs to be in place prior to receipt of the first buses, expected in late 2023 or early 2024. Based on this the following timing of work is proposed as part of the current requests.

Figure 1 - Proposed Timing of Work for 110 Dunlop Site



Approved By

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