



CITY OF YELLOWKNIFE

## GOVERNANCE AND PRIORITIES COMMITTEE AGENDA

**Monday, September 15, 2025 at 12:05 p.m.**

Chair: Mayor B. Hendriksen,  
Councillor S. Arden-Smith,  
Councillor G. Cochrane,  
Councillor R. Fequet,  
Councillor R. Foote,  
Councillor C. McGurk,  
Councillor T. McLennan,  
Councillor S. Payne, and  
Councillor R. Warburton.

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<b><u>Item</u></b>	<b><u>Description</u></b>
1.	Opening Statement: The City of Yellowknife acknowledges that we are located in Chief Drygeese territory. From time immemorial, it has been the traditional land of the Yellowknives Dene First Nation. We respect the histories, languages, and cultures of all other Indigenous Peoples including the North Slave Métis, and all First Nations, Métis, and Inuit whose presence continues to enrich our vibrant community.
2.	Approval of the agenda.
3.	Disclosure of conflict of interest and the general nature thereof.
ANNEX A	
4.	A memorandum regarding whether to enter into a contribution agreement with the Government of Canada's Canada Housing and Infrastructure Fund (CHIF) where Canada agrees to pay a contribution of not more than seventy-five percent (75%) of total eligible expenditures for the project, but only up to a maximum of \$41,025,000.00.
ANNEX B	(For Information Only)
5.	A memorandum regarding Minutes of the Human Resource and Compensation Committee meeting of September 11, 2025.
<b><u>IN CAMERA</u></b>	
6.	A discussion regarding a personnel matter.
7.	Business arising from In Camera Session.



## CITY OF YELLOWKNIFE

### MEMORANDUM TO COMMITTEE

**COMMITTEE:** Governance and Priorities

**DATE:** September 15, 2025

**DEPARTMENT:** Public Works & Engineering

**ISSUE:** Whether to enter into a contribution agreement with the Government of Canada's Canada Housing and Infrastructure Fund (CHIF) where Canada agrees to pay a contribution of not more than seventy-five percent (75%) of total eligible expenditures for the project, but only up to a maximum of \$41,025,000.00.

#### RECOMMENDATION:

That Council authorize the Mayor and City Manager to enter into a contribution agreement with the Government of Canada's Canada Housing and Infrastructure Fund (CHIF) where Canada agrees to pay a contribution of not more than seventy-five percent (75%) of total eligible expenditures for the project, but only up to a maximum of \$41,025,000.00.

#### BACKGROUND:

City Council approved Budget 2025 in December 2024 which included increased capital funding to make up the budget shortfall for the Lift Station #1 replacement project. Due to the criticality of the facility, City Council chose to fund the project with or without external financial support.

Concurrently in December, City Administration was completing an application to the Canada Housing and Infrastructure Fund as the Lift Station #1 replacement project contributes directly to the goals of this federal funding stream. The replacement, upsizing and modernization of the lift station will allow increased development in this catchment area that the facility services which is a large portion of downtown, School Draw and Niven Lake areas. It also serves as a sewage pump out disposal facility for Old Town.

On March 21, 2025, the City received a letter indicating approval-in-principle of funding and started the process of drafting the contribution agreement.

## COUNCIL STRATEGIC DIRECTION/RESOLUTION/POLICY:

### Strategic Direction #1: People First

- Focus Area 1.2      Housing for All  
Doing our part to create the context for diverse housing and accommodation options.
- Focus Area 1.3      Liveable Community  
Supporting all residents to participate in the social fabric and physical space of our community.

### Strategic Direction #2: Service Excellence

- Focus Area 2.1      Asset Management  
Planning, implementing and maintaining assets to reliably, safely and cost effectively deliver services for current and future community needs.
- Focus Area 2.2      Capacity  
Balancing service levels with human and fiscal resources.

### Strategic Direction #3: Sustainable Future

- Focus Area 3.1      Resilient Future  
Enhancing Yellowknife as a great place to live, visit, work and play now and into the future.
- Focus Area 3.2      Growth Readiness  
Ensuring land development supports economic readiness and community priorities.

## APPLICABLE LEGISLATION, BY-LAWS, STUDIES, PLANS:

### Strategic Direction #2 – Service Excellence

Asset Management Roadmap (2022) ..... DM#565603

## CONSIDERATIONS:

### Legislative

The Government of Canada requires a motion of Council that authorizes the Mayor and City Manager to execute the contribution agreement with the federal government.

### Financial Considerations

The successful bidder on the lift station replacement project was Industra Construction Corporation out of Surrey, British Columbia. The final awarded tender amount is \$38,668,793.62. The CHIF funding will cover 75% or \$29,001,595.22 of construction costs.

The following table is a breakdown of expenses covered by CHIF funding.

#### **Lift Station #1 Replacement Costs**

	<b>Actual Contracts</b>	<b>75%</b>	<b>25%</b>
<b>Construction Tender</b>	<b>\$38,668,793.62</b>	<b>\$29,001,595.22</b>	<b>\$9,667,198.41</b>
<b>Industra Construction Corp. Contract</b>			
<b>Engineering Fees</b>	<b>\$1,861,456.00</b>	<b>\$1,396,092.00</b>	<b>\$465,364.00</b>
<b>AECOM Contract (CO#4, construction services)</b>			
<b>Project Management Services</b>	<b>\$409,703.00</b>	<b>\$307,277.25</b>	<b>\$102,425.75</b>
<b>Colliers Contract</b>			
<b>Total Anticipated Project Costs</b>	<b>\$40,939,952.62</b>	<b>\$30,704,964.47</b>	<b>\$10,234,988.16</b>
<b>Maximum Funding Amount</b>	<b>\$41,025,000.00</b>	<b>(CHIF Only)</b>	
<b>Maximum Overall Funding Project Cost</b>	<b>\$54,700,000.00</b>	<b>(CHIF + City Req't)</b>	
<b>Difference Btwn Project Cost and Funding Cost</b>	<b>\$13,760,047.38</b>	<b>(Total Funding Surplus)</b>	

Receiving this external funding provides much needed relief in the City's capital fund. This frees up capital funding to allocate towards other critical assets that are at the end of their lifecycle such as Pump House #1. It should be noted that CHIF funds can only be used for the lift station replacement project.

#### **ALTERNATIVES TO RECOMMENDATION:**

No viable alternative has been identified.

#### **RATIONALE:**

This is simply a motion of authorization required to receive much needed federal funding.

#### **ATTACHMENTS:**

None

Prepared: September 5, 2025/CG

Revised:



CITY OF YELLOWKNIFE

## **MEMORANDUM TO COMMITTEE**

**(For Information Only)**

**COMMITTEE:** Governance and Priorities

**DATE:** September 15, 2025

**DEPARTMENT:** Mayor's Office

**ISSUE:** Minutes of the Human Resource and Compensation Committee meeting of September 11, 2025.

### **BACKGROUND:**

Attached for the information of the Committee are the minutes of the Human Resource and Compensation Committee meeting of September 11, 2025.

### **ATTACHMENTS:**

Human Resource and Compensation Committee Minutes September 11, 2025. (DM#803795).

Prepared: September 11, 2025. PM



## CITY OF YELLOWKNIFE

Human Resource and Compensation Committee

**Thursday, September 11, 2025 at 12:00 p.m.**

City Hall Main Boardroom

### MINUTES

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Minutes of a meeting held on Thursday, September 11, 2025 in City Hall Main Boardroom. The following Committee members were in attendance:

Present: Mayor B. Hendriksen, Chair,  
Councillor R. Fequet,  
S. Mahe, and  
P. MacKenzie.

#### **Call to Order**

1. The meeting was called to order at 12:04 p.m.

#### **Opening Statement**

2. Mayor B. Hendriksen read the Opening Statement.

#### **Approval of Agenda**

3. Committee approved the Agenda as amended, to remove Item #6 City Manager Performance Agreement Review due to moving this item to the September 15<sup>th</sup> Governance and Priorities Committee meeting to allow for the entirety of Council's feedback.
4. Mayor B. Hendriksen moved,  
Councillor R. Fequet seconded,

**That the Agenda be approved as amended.**

**MOTION CARRIED UNANIMOUSLY**

#### **Disclosure of Conflict of Interest**

5. There were no disclosures of conflict of interest.

#### **Discussion on the 2026 External Evaluation**

6. Committee discussed the 2026 External Evaluation.

***Action Item: Administration will initiate outreach to a selection of firms to assess the availability of qualified providers capable of conducting a comprehensive 360-degree review processes.***



*Action Item: Administration will proceed with developing a detailed scope of work that reflects Council's expectations for a comprehensive 360-degree review.*

**Next Scheduled Meeting**

7. The next meeting date is to be determined.

**Adjournment**

8. R. Fequet moved,

**That the meeting be adjourned at 1:23 p.m.**

**MOTION CARRIED UNANIMOUSLY**

Prepared: September 11, 2025; PM