Village of Elbow News
June 2021

Tax Increase

For 2021 there was an increase in the base tax of $180 (from $720 to $900). There had not been a tax increase in 3 years. This increase is to address operational costs not capital costs. There was also an increase in the Education Property Tax (2020 rate = 4.12 and 2021 rate = 4.46).
In addition, 2021 was a revaluation year in that SAMA (Saskatchewan Assessment Management Agency) assesses all properties and there were assessment value increases.

We encourage everyone to stay up to date with all things COVID-19 related through the Government of Saskatchewan website: www.saskatchewan.ca

Village Office Hours

Monday	9:00-12:00	1:00-5:00
Tuesday	9:00-12:00	1:00-5:00
Wednesday	**CLOSED to the public**	
Thursday	9:00-12:00	1:00-5:00
Friday	9:00-12:00	1:00-5:00

The Office will be closed on weekends and all statutory holidays.

There is a drop slot in the door on the ramp side of the building if you wish to drop anything off.

April - June Council Meeting Highlights:

- The Village Council would like to welcome Village Foreman James Llewellyn and summer students Chastan Sim and Carson Brauner as well as Jocelyn Veikle as the project manager for the Line 19 MulitiPlex project.
- The Village Council welcomes Brandy Losie as our temporary Acting Administrator in Andrea's absence.
- 2 petitions for referendum were received in April and June respectively this year. There are many steps involved in dealing with this type of request, some of which include: extra meetings of council, consulting a law firm, consulting Government Relations Advisory Services, consulting with other communities and administrators and having a vote for referendum. All of these have resulted in costs of over $10,000.00.
- That the Village of Elbow was approved for a grant for a water study in partnership with the RM of Loreburn and Sask Water.
- That Municode was hired for building inspections.
- That Crosby Hanna was hired to handle all development and building permits.
- That a donation was made by Natalie Letts for the installation of a basketball net at the Village Community Orchard.
- That we support the Palliser Library story trails.
- That the skate park equipment is moved from the rink to the Community Park.

Yard Maintenance

Lots must be mowed and weed whacked by the end of the month from May through August. If your property is found to be unsightly, you will be contacted by telephone and/or email upon the initial complaint. If you have not rectified the situation within 48hrs you will be notified by letter to comply within 7 days of the letter date, as per Bylaw 05-10. If you do not comply, you will hereby allow the Village of Elbow permission to provide the service at a minimum charge of:

$150.00 per residential lot and $150.00/hour per acreage lot

If you are not able to maintain your property on a regular basis, there is a fantastic group of people that are available for hire. Please contact them to keep your property looking clean and maintained:

Ava Sabraw	306-567-7715
Dillan Graham	306-854-2224
Michel Scrimbitt	306-567-8221
Lance Hefervez	306-250-8254
Ashley or Dilon Hammer	306-380-6149
Jake Vice	306-630-2213

The Village does hold a Spring and Fall Yard Waste Clean Up Week for ratepayers properties. Our staff will pick up small branches and other yard waste at those times. Apart from these 2 instances, ratepayers are responsible for removing their yard waste themselves. Please refrain from cutting trees and large branches unless absolutely necessary and if you must then it is up to you to arrange a timely pick up and disposal at of that yard waste, at your cost, in the transfer site.

Dirt Bikes & Other Unlicensed Vehicles
Please be aware that dirt bikes and any other motorized vehicles that do not have a registered Saskatchewan license plate are not allowed to be ridden within the Village. Please consult our traffic bylaws if you are unsure.

Pet Owners – Please take note!
The Village Office has received complaints regarding dogs and cats in the Village. Please be a responsible pet owner.

- Cat owners – not everyone appreciates your cat in their yard and flowerbeds, on their doorsteps/deck, and wanting in their house. Please take measures to keep your cat from roaming.
- Dog owners – please be aware that the Village of Elbow does have a dog bylaw. It is your responsibility to ensure that when your dog is off your property that it is on a leash, and that you pick up after your dog.

Motorhomes & RV Trailers – the Village has a bylaw regulating the use of motorhomes and trailers. The owner of a HOUSE may permit the use of a motorhome or trailer on their property for overnight accommodation of guests provided it is NOT for commercial use (rent), and does NOT exceed a period of 7 days. If you have an empty lot with NO house, you CANNOT use a motorhome or trailer on that lot. There are provisions to obtain permission from Council to use a motorhome or trailer while you are ACTIVELY constructing a home on the property, for a period not exceeding 1 year. As with any bylaw, if you have questions, please give the Village Office a call.

Campfires - it is now the season for campfires, and we'd like to remind everyone that there are regulations in place setting minimum standards for outdoor fire pits. **The burning of rubbish (garbage), treated/painted/stained wood, garden refuse or leaves is PROHIBITED**. No material or fuel other than seasoned wood, manufactured fire logs, propane, or natural gas may be burned in a fire pit, indoor wood burner, chimney or portable fireplace. Open air fires must be supervised so as to prevent their spread and be adequately ventilated to ensure proper combustion and to prevent an unreasonable accumulation of smoke. Fires must be attended to at all times with a water source and any fire ban rules must always be followed.

Fireworks - Unfortunately, due to grass fires and wind, we were not able to set off our fireworks for Canada Day. It has been decided that we will set them off on Saskatchewan Day, July 31, 2021. So mark your calendars and let's hope that Mother Nature gives us a wonderful evening to see our beautiful fireworks!

Urgent Messages – the fastest way to get urgent messages out to our community is through social media. The Village of Elbow has a Facebook page; if you haven't "liked" it yet, please do! We also post emergencies, such as drinking water advisories, through the SaskAlert system; so download that app if you don't already have it on your phone. We also update our website at the same time any urgent notices need to be posted. Please visit our NEW website www.villageofelbow.com to stay up to date on upcoming events, meeting minutes, bylaws, Village information and much more! For those of you that see these messages on social media, consider reaching out to your family, friends, and neighbors who maybe won't see them. ***We do recognize that not everyone in our community is on Facebook so we would like to collect a list of phone numbers and/or email addresses from you to keep you up to date on sudden notices that may occur.***

Paper-less Billing and Correspondence
We are going to be starting "paper-less" utility billings and newsletters in the month of July, so please watch your emails, our website and Facebook for a form that we will be sending out to a you so you can form that will allow you to choose how you receive your utility bills and any correspondence that we may be sending with that utility billing.

With so many without landlines we often don't have the numbers we need, and people change their email addresses without letting us know. Please call Ranae at 306-854-2277 or email her elbow2@sasktel.net to make sure we have your up-to-date information on file. As you can imagine, making 300+ phone calls to alert people would take a very long time; utilizing social media and SaskAlert gets the message out to the community so much faster!

A second Line 19 Multiplex Public Meeting is being held at the Elbow Rodeo Grounds on Friday, August 6, 2021 at 7:30 pm

There is a public meeting addressing the petition for referendum on July 14, a public meeting addressing zoning/ocp changes on July 26th and the next regular meeting of Council is on Monday, August 9, 2021 all held in Council Chambers at 201 Saskatchewan Street.

Thank you so much to Cherry Grove Greenhouse and Rose and Brett Doell for the lovely flowers you see in the Village!

Line 19 Multiplex – Did You Know?

In 2018, the Village of Elbow formed a Long-Term Planning Committee. The objectives of the committee were to assist in moving the community forward "*to ensure the provision of additional recreational land and services as the community grows."*

It was determined that one of the most immediate needs was for "*a long-term plan for a multi-use facility that would serve our community and beyond to meet the cultural, recreational, and community needs in the future".*

Several studies were conducted to assess the condition of the existing facilities and found that substantial capital investments were required to repair them, upgrade them to meet anticipated increased usage and to meet the existing building and fire codes.

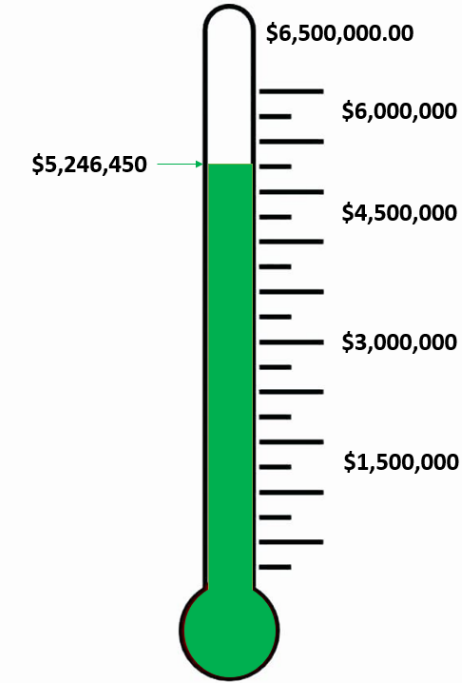
Council recognized that it would not be wise to invest further funds in our aging infrastructure. Acting proactively in March of 2020, they unanimously passed a motion to apply for funding for a new facility from the Federal and Provincial Governments via the ICIP Grant.

In February of 2020, a public meeting was held at the Civic Centre to discuss ideas and gather community input for the building of a new facility. Council also requested any of those that were away and could not attend the meeting to submit their thoughts via email.

A committee of volunteers called the Line 19 Multiplex Committee was formed in the fall of 2020 to assist Council in the panning development, fundraising, and construction of the facility. The committee, with the approval of Council, subsequently formed an RFP subcommittee.

The RFP Committee developed a Request for Proposals for the design and construction of the facility and on April 12th, 2021, it was published on the Sasktenders website. The closing date for the proposals is July 16, 2021. The forecasted construction start date is the fall of 2021 with a completion date of March 31, 2023. **Note: the RFP states that if a bidder provides a price estimate greater than the allotted budget (less contingencies) they will be disqualified.**

The estimated cost of construction is $6,500,000 (including taxes and contingencies). The grant would provide $4,766,450.00 (73.3%) of the funding. Of the remaining $1.7 million that is the Village of Elbow's responsibility, we have $380,000.00 from the Arenaplex fund, and an additional $100,000.00 committed from the RM of Loreburn to go towards the cost of the build. This results in our ability to have a $6.5 million building for $0.20 on the dollar, without taking into consideration any new fundraising efforts or potential revenue from the sale of existing buildings.



Fundraising efforts began with the Chase the Ace program. Other ideas for fundraising include:

- Selling the naming rights to the building and individual rooms
- Hosting concerts/events
- Holding an auction
- Farming by donation (similar to the Loreburn rink)
- Envelope Fundraiser
- Annual golf tournament
- Creating a Line 19 Foundation for long term planning and operational costs for all Line 19 Recreational facilities
- Donations with recognition on a sponsorship wall in the new building
- Planned giving/estate planning

Continued

During April and June, a group of ratepayers approached Council asking for further information on the project and requesting a ratepayers vote on the construction of the facility.

Following the meeting in April, Council agreed they needed to get more up-to-date information out to the ratepayers. Council worked with the Line 19 Multiplex Committee on a PowerPoint presentation. Due to Covid and public meeting restrictions, Council members delivered paper copies door to door and made the document available both on the Village website and The Village Facebook page.

In June of 2021, the Line 19 Multiplex Committee created a Frequently Asked Questions document and posted it publicly on The Line Multiplex Facebook page. The Village of Elbow Facebook page and the Village of Elbow Website. Additionally, the Line 19 Multiplex Executive hosted a second public meeting to further discuss the project, invite feedback, and provide further clarity on the project. This was held on Saturday, June 19, 2021.

On Wednesday, June 23, 2021, Village Council was able to confirm that both the Federal and Provincial Governments had approved the ICIP grant funding in the amount of $4,766,450.00.

Benefits of a New Recreation Facility

Investing in culture and recreation boosts the economy through attraction, tourism, and property value. Lake Diefenbaker's development and tourism within our region is increasing each year. Elbow and area continue to attract permanent housing developments and lake-related recreational developments.

A new facility, available year-round, will allow for gatherings, festivals, and community-driven events, bringing tourist dollars to our region. This supports our local businesses, attracts new business, and increases real estate values.

Amenities

Through discussions with the rate payers, user groups, the Village council and our Line 19 Partners, it has been determined that a 17,000 square foot facility would best meet the growing needs of the community.

The Facility will include:

a) Gym/hall area to include a stage and minimum seating for at least 400 to accommodate community events including weddings, reunions, conferences, banquets, and dividers to accommodate smaller events.

   Sport and recreation activities and equipment for regulation-sized basketball court with provisions for athletes' benches, and space for spectators, volleyball, badminton, running, dance lessons, gymnastics, pickle ball (up to 4 courts), fitness classes, yoga, floor shuffleboard

b) Commercial kitchen area and equipment with access to main hall/gymnasium, meeting rooms, and exterior of the building and to include a bar space for serving beverages at events or a canteen during sporting events

c) Fitness Centre including space for circuit machines, free weights, stationary rowers, treadmills, bikes, stretching, etc.

d) Library with space for book shelving, librarians' desk, reading areas, tables, chairs, shelving, and computer systems

e) Meeting rooms with space for associated tables chairs and rough-ins for AV equipment

f) Facility Manager spaces and associated amenities

Continued

g) Public washrooms/showers. It is expected that attention will be paid to creating a gender-neutral, family-friendly space that all members of the public feel safe using

h) Foyer area complete with reception space, space for donor recognition board, and story boards including local and indigenous history, trails, wildlife etc.

i) Maintenance/mechanical area including, facility environment controls system, workshop, washer/dryer

j) Gravel parking lot to accommodate 150 vehicles

It is also notable that since the building will be used as a “community centre”, according to the 2015 National Building Code, the building will be required to be constructed with greater than normal resistance to loads. While this building will not officially be required to meet “post-disaster building” requirements, the facility will be able to be used as a shelter in the event of a severe weather event.

Cost to Elbow Ratepayers

The 2018 and 2019 average cost to ratepayers for our existing infrastructure is $43,000/year. (Note that the deficit of $55,000 in 2020 was excluded from the calculation due to lower than typical revenue as a result of COVID-19.)

If we were to repair and update our existing infrastructure so it is viable for use for the next ten years, we would anticipate multiple hundreds of thousands of dollars of work resulting in higher taxes for the Village ratepayers. Currently, the rink roof needs major repairs, has major structural concerns, does not meet the current National Building Code, National Energy Code, National Electrical Code, National Fire Code, or Universal Accessibility Standards, and is only available for seasonal use. (Doc: Elbow Rink Roof Report, August 2019; Meridian Inspections Report, August 2019). The Civic Centre requires plumbing upgrades in the basement, and flooring repairs or replacement, and the size of the building does not provide sufficient space to attract a large revenue stream.

We look forward to receiving RFP Submissions to have a fact-based projection of the operating costs of the proposed multi-purpose facility which will be shared with ratepayers. We are confident that the costs to build and operating expenses of a new facility will be significantly less than updating the existing infrastructure for the short term and will serve our community for the next 60 to 70 years.

Please stay tuned for more information and public meetings over the next several weeks.

The Village of Elbow will continue to look at possible options for the existing rink, Civic Centre, and Library, but the intention is that ratepayers will not be required to fund the existing infrastructure after the new facility is available.

Village of Elbow Current Infrastructure Operations

	2020	2019	2018	AVG 2018 and 2019
Rink				
Caretaking	$ 1,589.00	$ 1,747.00	$ 1,588.00	$ 1,667.50
Insurance	$ 8,477.00	$ 7,963.00	$ 285.00	$ 4,124.00
Power	$ 4,337.00	$ 5,099.00	$ 5,469.00	$ 5,284.00
Water	$ 953.00	$ 1,154.00	$ 818.00	$ 986.00
Supplies	$ 597.00	$ 5,435.00	$ 1,854.00	$ 3,644.50
Repairs/Maintenance	$ 16,145.00	$ 2,398.00	$ 2,154.00	$ 2,276.00
Engineer	$ 8,000.00			
Gym Building Materials & Supplies		$ 54.00	$ 8,714.00	$ 4,384.00
Civic Centre				
Caretaking	$ 5,510.00	$ 4,019.00	$ 4,278.00	$ 4,148.50
Insurance	$ 4,165.00	$ 3,917.00	$ 2,968.00	$ 3,442.50
Power	$ 5,178.00	$ 5,302.00	$ 5,123.00	$ 5,212.50
Water	$ 1,088.00	$ 1,019.00	$ 908.00	$ 963.50
Supplies	$ 1,553.00	$ 1,785.00	$ 5,365.00	$ 3,575.00
Repairs/Maintenance	$ 645.00	$ 24,171.00	$ 9,302.00	$ 16,736.50
Library				
Caretaking	$ 960.00	$ 960.00	$ 960.00	$ 960.00
Insurance	$ 1,508.00	$ 1,419.00	$ 1,229.00	$ 1,324.00
Power	$ 2,224.00	$ 2,422.00	$ 2,473.00	$ 2,447.50
Water	$ 1,074.00	$ 1,007.00	$ 886.00	$ 946.50
Repairs/Maintenance	$ 719.00	$ 105.00	$ 528.00	$ 316.50
Annual Costs	$ 64,722.00	$ 69,976.00	$ 54,902.00	$ 62,439.00
Rental Use/Income	$ 9,689.00	$ 17,931.00	$ 19,882.00	$ 18,906.50
Net Deficit	**$ 55,033.00**	**$ 52,045.00**	**$ 35,020.00**	**$ 43,532.50**
Total Caretaking	$ 8,059.00	$ 6,726.00	$ 6,826.00	$ 6,776.00
Total Insurance	$ 14,150.00	$ 13,299.00	$ 4,482.00	$ 8,890.50
Total Utilities	$ 14,854.00	$ 16,003.00	$ 15,677.00	$ 15,840.00
Total Repairs/Maintenance	$ 17,509.00	$ 26,674.00	$ 11,984.00	$ 19,329.00
Total Supplies	$ 2,150.00	$ 7,220.00	$ 7,219.00	$ 7,219.50
Gym Expense	$ -	$ 54.00	$ 8,714.00	$ 4,384.00
Total Revenue	$ 9,689.00	$ 17,931.00	$ 19,882.00	$ 18,906.50
Net 2018 and 2019 Avg				-$ 43,532.50