Minute No. 57
Report – Standing Policy Committee on Property and Development – November 5, 2013

Item No. 1 **Opening of the Southwest corner of Bishop Grandin Boulevard and St. Anne's Road**
(St. Vital Ward)
File DAO 5/2013

COUNCIL DECISION:

Council concurred in the recommendation of the Standing Policy Committee on Property and Development and adopted the following:

1. That the street corner opening as shown on Misc. Plan No. 14545 be approved.

2. That the Director of Legal Services and City Solicitor be instructed to prepare the necessary by-law for submission to Council to effect the street corner opening in accordance with Misc. Plan No.14545.

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

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DECISION MAKING HISTORY:

Moved by Councillor Browaty,

That the recommendation of the Standing Policy Committee on Property and Development be adopted by consent.

Carried

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On November 13, 2013, the Executive Policy Committee concurred in the recommendation of the Standing Policy Committee on Property and Development and the Riel Community Committee, and submitted the matter to Council.

STANDING COMMITTEE RECOMMENDATION:

On November 5, 2013, the Standing Policy Committee on Property and Development concurred in the recommendation of the Riel Community Committee and submitted the matter to the Executive Policy Committee and Council.

COMMUNITY COMMITTEE RECOMMENDATION:

On October 7, 2013, the Riel Community Committee concurred in the recommendation of the recommendation of the Winnipeg Public Service and forwarded to the Standing Policy Committee on Property and Development.

ADMINISTRATIVE REPORT

Title: **DAO 5/2013: TO SEEK COUNCIL APPROVAL FOR THE PROPOSED OPENING OF THE SOUTHWEST CORNER OF BISHOP GRANDIN BOULEVARD AND ST. ANNE'S ROAD**

Critical Path: **RIEL COMMUNITY COMMITTEE – STANDING POLICY COMMITTEE ON PROPERTY AND DEVELOPMENT - EXECUTIVE POLICY COMMITTEE – COUNCIL**

AUTHORIZATION

Author	Department Head	CFO	CAO
M. Pittet	B. Thorgrimson	N/A	N/A

RECOMMENDATIONS

1. That the proposed street corner opening as shown on Misc. Plan No. 14545 be approved.

2. That the Director of Legal Services and City Solicitor be instructed to prepare the necessary by-law for submission to Council to effect the street corner opening in accordance with Misc. Plan No.14545.

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

REASON FOR THE REPORT

All street and lane openings not previously approved by Council require the consideration of the Community Committee.

IMPLICATIONS OF THE RECOMMENDATIONS

There are no policy, regulatory, environmental or human resource implications associated with the recommendations.

Funding for the preparation and registration of the documents required to dedicate the land as public street has been provided by the Public Works Department. These costs are within the approved current budget and are considered to be immaterial in nature.

HISTORY

The Planning, Property and Development Department is proceeding with an application on behalf of the Public Works Department to open the southwest corner of Bishop Grandin Boulevard and St. Anne's Road as identified on the attached copy of Misc. Plan No. 14545.

The City is the owner of the land required for the opening, being Lot 1, Plan 34392 WLTO. This land is currently zoned R1 and has been reserved by the City for a future traffic interchange. Entegra Credit Union is the owner of the property adjoining the proposed opening, being Lot 2, Plan 34392 WLTO. The Entegra property is currently zoned C2. Entegra is redeveloping this property as a commercial site and has expressed interest in leasing the adjoining City land for the creation of approximately 26 parking stalls. Rather than rezone the R1 City property to C2 and apply for an associated conditional use for non-accessory parking, Entegra will enter into a lease/encroachment agreement with the City to accommodate their needs. Before the encroachment agreement can take effect, the land must be opened as public right of way.

CONSULTATION

In preparing this Report there was consultation with:

Internal Consultation:

There was consultation with the affected Civic departments.

External Consultation:

Manitoba Hydro, Centra Gas, MTS Allstream and Shaw Cablesystems

SUBMITTED BY

Department: Planning, Property and Development
Division: Land Development, Geomatics and Land Information Services
Prepared by: Bohdan Buyachok, Real Property Officer
Date: September 18, 2013
File No.

APPENDIX "A"

Administrative Approval

The proposal has been considered by all affected City departments and public utilities. There are no administrative objections or conditions to the street corner opening.

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Aerial View of Subject Opening



Miscellaneous Plan

