Minute No. 87
Report – Standing Policy Committee on Property and Development – November 25, 2014

Item No. 17 Declaration of Surplus Land adjacent to 88 Fennel Street and 1397 Buffalo Place (River Heights-Fort Garry Ward)

COUNCIL DECISION:

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

1. That the City-owned property, located east of Fennel Street and south of Seel Avenue, identified as "Subject City Property" on the attached Misc. Plan No. 13402/1 be declared surplus to the needs of the City.

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

Report – Standing Policy Committee on Property and Development – November 25, 2014

DECISION MAKING HISTORY:

Moved by Councillor Orlikow,

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

Carried

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On December 3, 2014, the Executive Policy Committee concurred in the recommendations of the Standing Policy Committee on Property and Development and submitted the matter to Council.

STANDING COMMITTEE RECOMMENDATION:

On November 25, 2014, the Standing Policy Committee on Property and Development concurred in the recommendation of the Winnipeg Public Service and submitted the matter to the Executive Policy Committee and Council.

ADMINISTRATIVE REPORT

Title: **To Seek Council Approval to Declare City-owned Property adjacent to 88 Fennel Street and 1397 Buffalo Place Surplus to the Needs of the City**

Critical Path: **Standing Policy Committee on Property and Development**
Executive Policy Committee
Council

AUTHORIZATION

Author	Department Head	CFO	CAO
J. Zabudney	B. Thorgrimson	N/A	D. Joshi A/CAO

RECOMMENDATIONS

1. That the City-owned property, located east of Fennel Street and south of Seel Avenue, identified as “Subject City Property” on the attached Misc. Plan No. 13402/1 be declared surplus to the needs of the City.

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

REASON FOR THE REPORT

Council approval is required to declare the Subject City property surplus to the needs of the City.

IMPLICATIONS OF THE RECOMMENDATIONS

There are no regulatory or human resource implications associated with the report.

The City’s standard terms and conditions of sale will include provisions to protect the City’s interests in the event that environmental contamination is discovered.

There are no direct financial implications associated with this recommendation.

The Planning, Property and Development Department intends to sell half of the City-owned property to each of the two adjoining owners at 88 Fennel Avenue and 1397 Buffalo Place, for consolidation with their adjacent land holdings.

HISTORY

The subject City property forms a portion of a former railway spur track in the former Fort Garry Industrial Area. CN no longer requires access or use of the spur line and has removed all track.

The adjoining owners have expressed interest in acquiring the Subject City Property.

CN provided written confirmation that it “no longer requires access to this area.”

The Subject City Property was circulated to all City Departments and no Civic need was identified.

The Department intends to sell half of the Subject City Property to each of the adjoining owners at each of at 88 Fennel Avenue and 1397 Buffalo Place, for consolidation with their current holdings.

The Ward Councilor has been consulted regarding the intentions of the Department.

FINANCIAL IMPACT

Financial Impact Statement **Date:** October 29, 2014

Project Name:

To Seek Council Approval to Declare City-owned Property adjacent to 88 Fennel Street and 1397 Buffalo Place Surplus to the Needs of the City

COMMENTS:

There are no financial implications associated with the recommendations contained in this report.

"Original Signed By"
Mike McGinn, CA
Manager of Finance

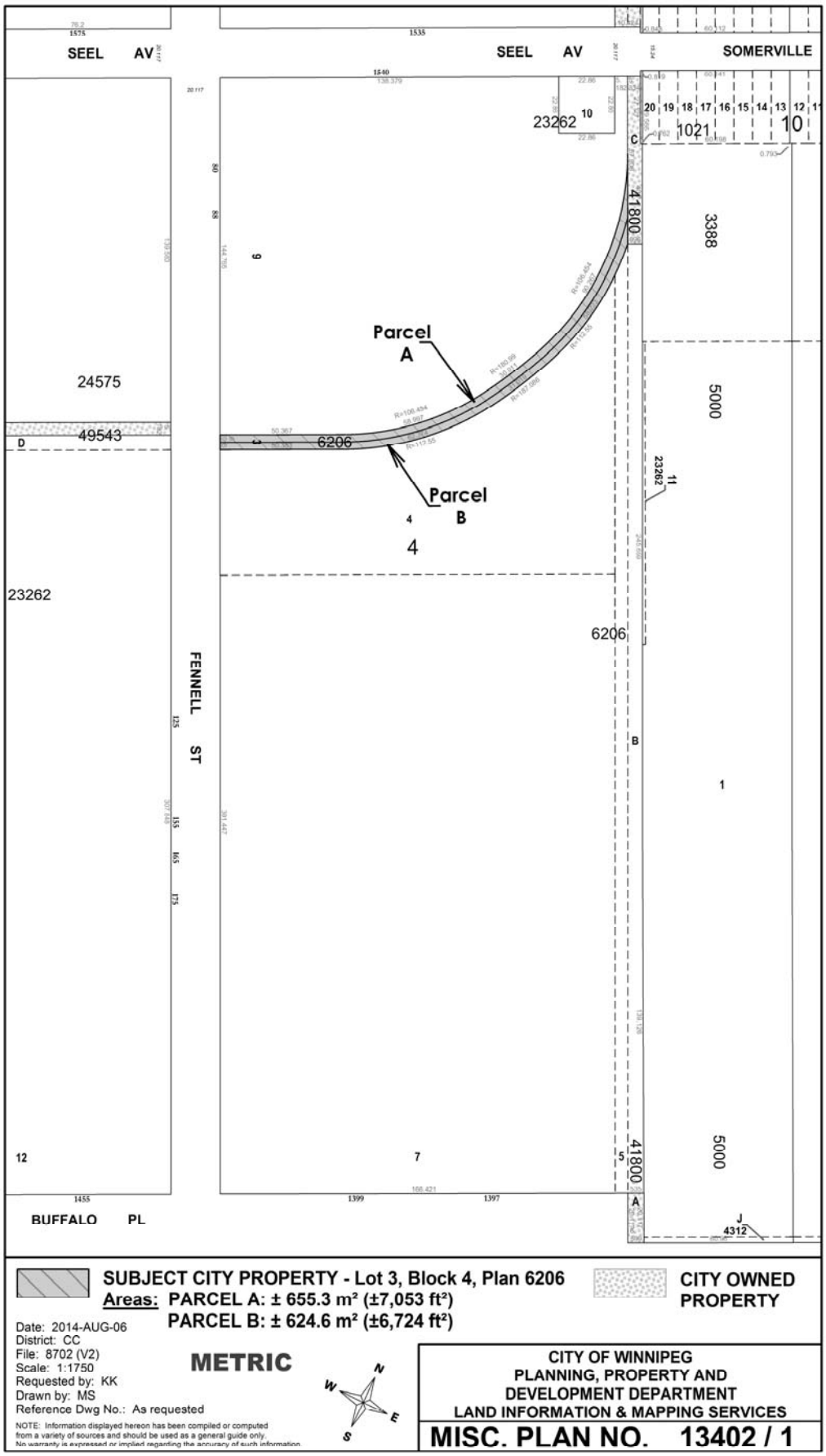
CONSULTATION

In preparing this report there was consultation with:

Legal Services as to legal issues.

SUBMITTED BY

Department	Planning, Property and Development
Division	Real Estate
Prepared by:	Neil Gifford
Date:	October 30, 2014
File No.	8702 (V2)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SEEL AV
SOMERVILLE
23262
1021
10
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Parcel A
Parcel B
24575
49543
6206
5000
23262
4
23262
6206
FENNELL ST
1
12
7
5
41800
5000
BUFFALO PL
4312
SUBJECT CITY PROPERTY - Lot 3, Block 4, Plan 6206
Areas: PARCEL A: ± 655.3 m² (±7,053 ft²)
PARCEL B: ± 624.6 m² (±6,724 ft²)
CITY OWNED PROPERTY
Date: 2014-AUG-06
District: CC
File: 8702 (V2)
Scale: 1:1750
Requested by: KK
Drawn by: MS
Reference Dwg No.: As requested
METRIC
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CITY OF WINNIPEG
PLANNING, PROPERTY AND DEVELOPMENT DEPARTMENT
LAND INFORMATION & MAPPING SERVICES
MISC. PLAN NO. 13402 / 1