Agenda – Council – April 26, 2017

Report – Standing Policy Committee on Property and Development, Heritage and Downtown Development – March 7, 2017

Item No. 13 Use of City-Owned Property Located at Paulin Street between Pacific Avenue and Ross Avenue

STANDING COMMITTEE RECOMMENDATION:

On April 12, 2017, the Executive Policy Committee concurred in the recommendation of the Standing Policy Committee on Property and Development, Heritage and Downtown Development and submitted the following to Council:

1. That the November 14, 2012 Council Decision regarding the sale of property at South of Pacific Avenue and West of Paulin Street to Winnipeg Housing Rehabilitation Corporation be rescinded.

2. That the vacant, informal green space property located between Pacific Avenue and Ross Avenue, specifically Roll No. 13096115200, be retained by the City and transferred to Parks jurisdiction for establishment as a neighbourhood park.

3. That the surface parking lot located at Paulin Street between Pacific Avenue and Ross Avenue, specifically Roll No. 13096115300, be added to the CentreVenture Asset Agreement to facilitate the highest and best use development of the subject property.

4. That development on the subject property commence within 24 months, failing which the subject property will revert back to the City unless the date is extended by Council prior to the expiry of the 24 month period.

5. 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, Heritage and Downtown Development – March 7, 2017

DECISION MAKING HISTORY:

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On April 12, 2017, the Executive Policy Committee concurred in the recommendation of the Standing Policy Committee on Property and Development, Heritage and Downtown Development and submitted the matter to Council.

On March 15, 2017, the Executive Policy Committee laid over the matter to its meeting on April 12, 2017.

STANDING COMMITTEE RECOMMENDATION:

On March 7, 2017, the Standing Policy Committee on Property and Development, Heritage and Downtown Development recommended to Council:

1. That the November 14, 2012 Council Decision regarding the sale of property at South of Pacific Avenue and West of Paulin Street to Winnipeg Housing Rehabilitation Corporation be rescinded.

2. That the vacant, informal green space property located between Pacific Avenue and Ross Avenue, specifically Roll No. 13096115200, be retained by the City and transferred to Parks jurisdiction for establishment as a neighbourhood park.

3. That the surface parking lot located at Paulin Street between Pacific Avenue and Ross Avenue, specifically Roll No. 13096115300, be added to the CentreVenture Asset Agreement to facilitate the highest and best use development of the subject property.

4. That development on the subject property commence within 24 months, failing which the subject property will revert back to the City unless the date is extended by Council prior to the expiry of the 24 month period.

5. 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, Heritage and Downtown Development – March 7, 2017

DECISION MAKING HISTORY (continued):

COUNCIL DECISION:

On February 22, 2017, Council ruled automatic referral of the following motion to the Standing Policy Committee on Property and Development, Heritage and Downtown Development:

Moved by Councillor Pagtakhan,
Seconded by Councillor Orlikow,

WHEREAS on November 14, 2012, Council approved the sale of property South of Pacific Avenue and West of Paulin Street to Winnipeg Housing Rehabilitation Corporation (WHRC);

AND WHEREAS Winnipeg Housing Renewal Corporation (WHRC) proposed to leverage funding to develop a medium to high density, mixed income housing project of approximately 100 units;

AND WHEREAS the property has remained vacant for a number of years;

AND WHEREAS WHRC has not received any favourable response from the Province of Manitoba to fund the development of the property;

AND WHEREAS there is a desire to keep the green space property located between Pacific Avenue and Ross Avenue, specifically Roll No. 13096115200 as a neighborhood park;

AND WHEREAS there is a desire to sell the surface parking lot located at Paulin Street between Pacific Avenue and Ross Avenue, specifically Roll No. 13096115300;

AND WHEREAS there is a desire by the community for a mixed use development at the surface parking lot;

THEREFORE BE IT RESOLVED:

1. That the November 14, 2012 Council Decision regarding the sale of property at South of Pacific Avenue and West of Paulin Street to Winnipeg Housing Rehabilitation Corporation be rescinded.

2. That the vacant, informal green space property located between Pacific Avenue and Ross Avenue, specifically Roll No. 13096115200, be retained by the City and transferred to Parks jurisdiction for establishment as a neighbourhood park.

Report – Standing Policy Committee on Property and Development, Heritage and Downtown Development – March 7, 2017

DECISION MAKING HISTORY (continued):

COUNCIL DECISION (continued):

3. That the surface parking lot located at Paulin Street between Pacific Avenue and Ross Avenue, specifically Roll No. 13096115300, be added to the CentureVenture Asset Agreement to facilitate the highest and best use development, of the subject property within a 24 month period.