Agenda – Council – April 26, 2018

Report – Standing Policy Committee on Property and Development, Heritage and Downtown Development – April 9, 2018

Item No. 13 Declaration of Surplus Land – City-owned Properties identified on Misc. Plan Nos. 14750/3 and 14754/3

STANDING COMMITTEE RECOMMENDATION:

On April 17, 2018, 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 City-owned properties identified as "Subject City Property" on Misc. Plan Nos. 14750/3 and 14754/3, attached as Schedule "A" and Schedule "B", respectively, 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, Heritage and Downtown Development – April 9, 2018

DECISION MAKING HISTORY:

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On April 17, 2018, 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.

STANDING COMMITTEE RECOMMENDATION:

On April 9, 2018, the Standing Policy Committee on Property and Development, Heritage and Downtown 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 Obtain Council Approval to Declare the City-Owned Properties (identified as "Subject City Property" on the attached Misc. Plan Nos. 14750/3 and 14754/3) Surplus to the Needs of the City.

Critical Path: Standing Policy Committee on Property and Development, Heritage and Downtown Development - Executive Policy Committee - Council

AUTHORIZATION

Author	Department Head	CFO	CAO
M. Pittet	J. Kiernan	N/A	D. McNeil

EXECUTIVE SUMMARY

The land identified as "Subject City Property" on Misc. Plan Nos. 14750/3 and 14754/3, attached as Schedule "A" and Schedule "B", respectively, (hereinafter referred to as "Subject Properties") were expropriated for the purposes of the Southwest Rapid Transitway (Stage 2) Project (hereinafter referred to as the "Project").

Due to changes made to the final design of the Project, the Subject Properties are deemed to be unnecessary for the purposes of the City. The Public Service intends to abandon the expropriation of the Subject Properties.

In order to abandon the expropriation, the Subject Properties must be declared surplus. Council approval is required to declare the land surplus to the needs of the City.

RECOMMENDATIONS

1. That the City-owned properties identified as "Subject City Property" on Misc. Plan Nos. 14750/3 and 14754/3, attached as Schedule "A" and Schedule "B", respectively, 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

According to the "Policy for the Sale, Acquisition, Rental, Leasing and Management of Properties", Council approval is required to declare land surplus to the needs of the City.

IMPLICATIONS OF THE RECOMMENDATIONS

There are no regulatory, environmental, human resource or other implications associated with this report.

Declaring the Subject Properties Surplus to the City's needs will enable the Public Service to begin the abandonment process in accordance with The Expropriation Act. The City will notify the previous owners of the Subject Properties of their option to either:

- take back their land, estate or interest; or
- require the City to retain the land and pay the owner due compensation.

HISTORY/DISCUSSION

On February 25, 2015, Council approved the expropriation of 32 properties required for the Project. The lands shown as "Subject City Property" on the attached Misc. Plan Nos. 14750/3 and 14754/3 formed part of the above noted expropriation.

The City took possession of the Subject Properties on April 25, 2016.

On July 17, 2017, Transit identified that the Subject Properties were no longer required for the Project due to changes made during the final design. As a result, the Subject Properties are deemed to be unnecessary for the purposes of the City. The City intends to abandon the expropriation of the Subject Properties in accordance with Subsection 50 (1) of The Expropriation Act.

In order to abandon the expropriation, the Subject Properties must be declared surplus. Council approval is required to declare the land surplus to the needs of the City.

FINANCIAL IMPACT

Financial Impact Statement Date: March 1, 2018

Project Name:

To Obtain Council Approval to Declare the City-Owned Properties (identified as "Subject City Property" on the attached Misc. Plan Nos. 14750/3 and 14754/3) Surplus to the Needs of the City

COMMENTS:

There are no financial implications associated with this report.

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

CONSULTATION

This Report has been prepared in consultation with:

Legal Services Department (as to legal issues)

Transit Department

OURWINNIPEG POLICY ALIGNMENT

N/A

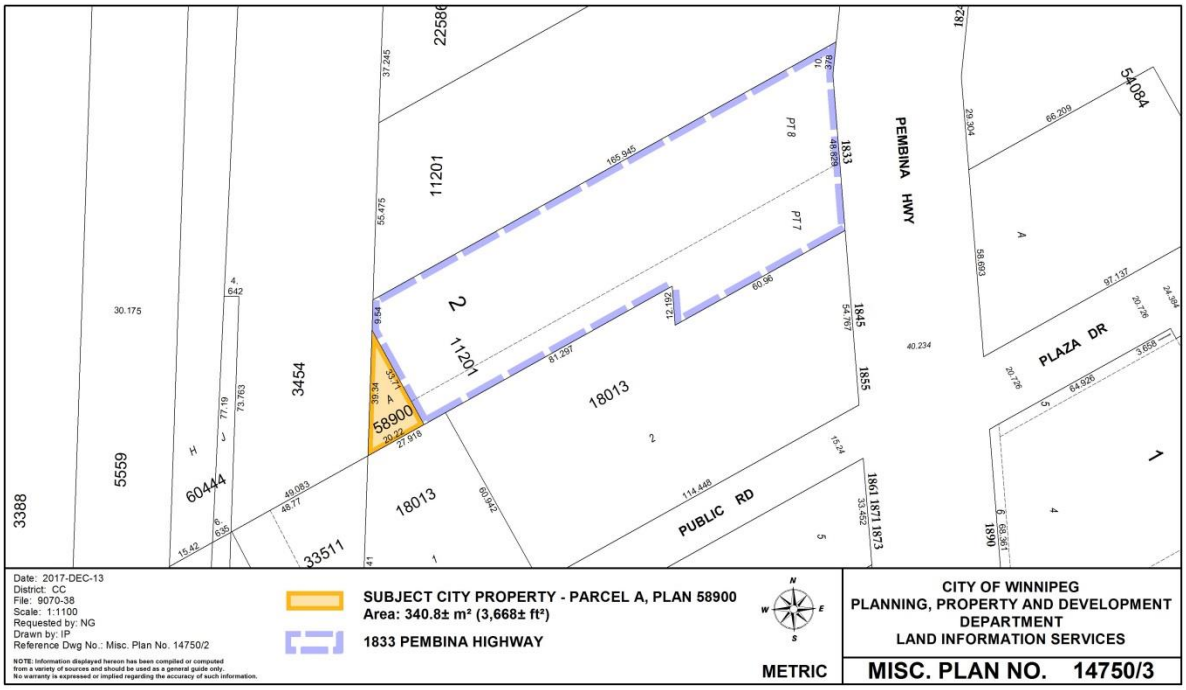
SUBMITTED BY

Department: Planning, Property and Development
Division: Real Estate
Prepared by: Neil Gifford, Real Estate Officer
Date: March 8, 2018
File No: 9070/25, 9070/38

Attachments:

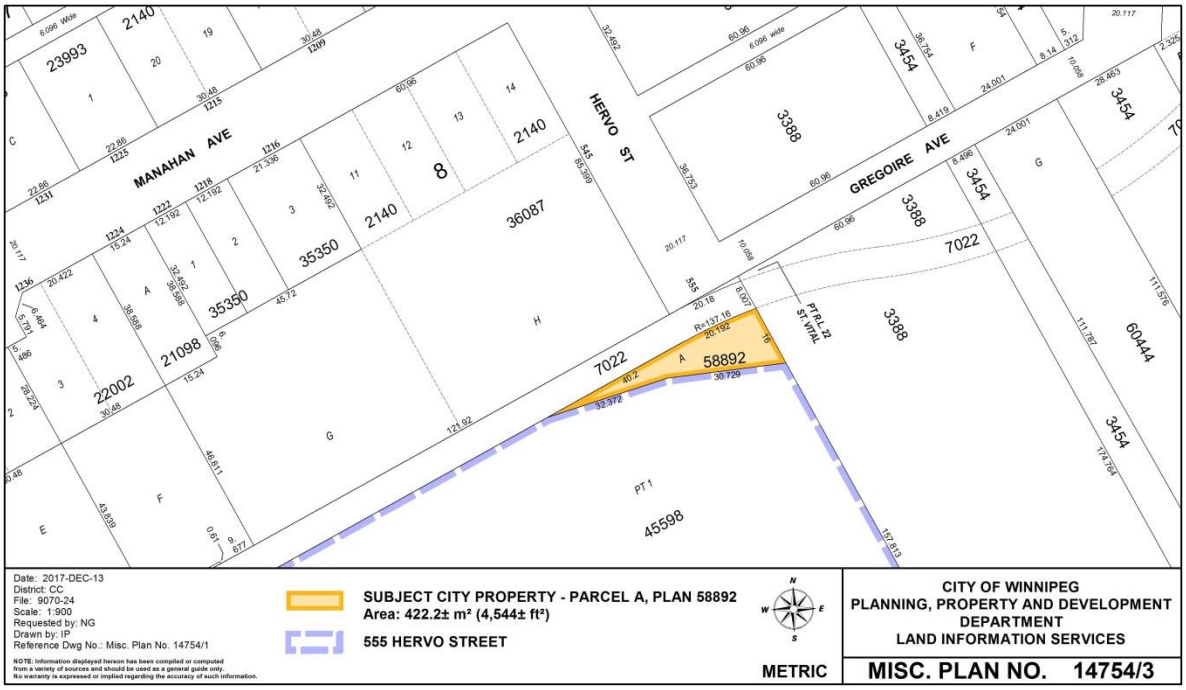
Schedule “A” – Misc. Plan No. 14750/3
Schedule “B” – Misc. Plan No. 14754/3

Schedule “A”



PEMBINA HWY
PLAZA DR
PUBLIC RD
58900
11201
18013
3454
5559
3388
60444
33511
54084
1833
1845
1855
1861 1871 1873
1890
Date: 2017-DEC-13
District: CC
File: 9070-38
Scale: 1:1100
Requested by: NG
Drawn by: IP
Reference Dwg No.: Misc. Plan No. 14750/2
NOTE: Information displayed hereon has been compiled or computed from a variety of sources and should be used as a general guide only. No warranty is expressed or implied regarding the accuracy of such information.
SUBJECT CITY PROPERTY - PARCEL A, PLAN 58900
Area: 340.8± m² (3,668± ft²)
1833 PEMBINA HIGHWAY
METRIC
CITY OF WINNIPEG
PLANNING, PROPERTY AND DEVELOPMENT DEPARTMENT
LAND INFORMATION SERVICES
MISC. PLAN NO. 14750/3

Schedule “B”


MANAHAN AVE
HERVO ST
GREGOIRE AVE
SUBJECT CITY PROPERTY - PARCEL A, PLAN 58892
Area: 422.2± m² (4,544± ft²)
555 HERVO STREET
Date: 2017-DEC-13
District: CC
File: 9070-24
Scale: 1:900
Requested by: NG
Drawn by: IP
Reference Dwg No.: Misc. Plan No. 14754/1
NOTE: Information displayed hereon has been compiled or computed from a variety of sources and should be used as a general guide only. No warranty is expressed or implied regarding the accuracy of such information.
METRIC
CITY OF WINNIPEG
PLANNING, PROPERTY AND DEVELOPMENT DEPARTMENT
LAND INFORMATION SERVICES
MISC. PLAN NO. 14754/3