Agenda – Executive Policy Committee – December 8, 2021

Report – Standing Policy Committee on Property and Development, Heritage and Downtown Development – December 2, 2021

Moved by Councillor

That Rule 10(3) of The Procedure By-law No. 50/2007 be suspended in order that the following item, which was received less than four business days preceding the committee meeting, be considered by Committee.

Item No. 3 Declaration of Surplus Land – Various Parcels North of Robertson Crescent
(St. Vital Ward)

STANDING COMMITTEE RECOMMENDATION:

On December 2, 2021, the Standing Policy Committee on Property and Development, Heritage and Downtown Development concurred in the recommendation of the Winnipeg Public Service and submitted the following to Council:

1. That the City-owned properties located north of Robertson Crescent, identified as "Subject City Property" on Misc. Plan 15750 attached hereto as Schedule A, 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.

Agenda – Executive Policy Committee – December 8, 2021

Report – Standing Policy Committee on Property and Development, Heritage and Downtown Development – December 2, 2021

DECISION MAKING HISTORY:

STANDING COMMITTEE RECOMMENDATION:

On December 2, 2021, 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: Declaration of Surplus Land – Various Parcels North of Robertson Crescent

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	M. Jack

EXECUTIVE SUMMARY

The Public Service recommends that the City-owned properties located north of Robertson Crescent, identified as "Subject City Property" on Misc. Plan 15750 attached hereto as Schedule A, be declared surplus to the needs of the City.

Should the Subject City Property be declared surplus by Council, it is the intention of the Public Service to sell the properties to the adjoining owners in accordance with the "Declaration as Surplus and Sale of City Property" policy.

The Ward Councillor has been notified as to the intentions of the Public Service.

RECOMMENDATIONS

1. That the City-owned properties located north of Robertson Crescent, identified as "Subject City Property" on Misc. Plan 15750 attached hereto as Schedule A, 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

Pursuant to the "Declaration as Surplus and Sale of City Property" policy adopted by Council on September 29, 2021, Council approval is required to declare land surplus to the City's needs.

IMPLICATIONS OF THE RECOMMENDATIONS

There are no direct financial implications associated with declaring the Subject City Property surplus.

The Public Service intends to sell the Subject City Property to the adjoining owners in accordance with the “Declaration as Surplus and Sale of City Property” policy, adopted by Council on September 29, 2021.

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.

HISTORY/DISCUSSION

In June 1970, the former City of St. Vital initiated the closing of a 16-foot-wide lane located at the rear of a number of properties that front onto Robertson Crescent. The lane was subsequently closed through By-law No. 8384.

The lane closure resulted in parcels of land that could be offered to the adjoining landowners. Some landowners purchased their respective portions of the land; however, others declined to purchase at that time.

The Subject City Property represents the City’s remaining land holdings from the lane closure. As the lane closing predates the City’s current policy for declaring land surplus and the existing authority to sell the land could not be determined, a declaration of surplus by Council is required for the Subject City Property.

The Subject City Property was circulated to all City Departments in June 2021 and no civic need was identified.

It is the intention of the Public Service to offer the Subject City Property to the adjoining property owners in accordance with standard City sale policies.

The Ward Councillor has been notified as to the intentions of the Public Service.

FINANCIAL IMPACT

Financial Impact Statement

Date: October 26, 2021

Project Name:

Declaration of Surplus Land – Various Parcels North of Robertson Crescent

COMMENTS:

There are no financial implications associated with this report. It is the Department's intention to sell the subject properties to the adjacent landowners for nominal consideration. The adjacent landowners will assume responsibility for subdivision/consolidation costs.

Mike McGinn Oct. 26, 2021

Mike McGinn, CPA, CA
Manager of Finance

CONSULTATION

This Report has been prepared in consultation with:

- Legal Services (as to legal issues)

OURWINNIPEG POLICY ALIGNMENT

The Subject City Property is located in a Mature Community, within the Complete Communities Direction Strategy.

Mature Communities represent some of the most “complete” existing communities in Winnipeg. They present some of the best opportunities to accommodate infill development, to increase housing choice, and to maximize the use of existing infrastructure. In many cases, these neighbourhoods are already well serviced by public transit and infrastructure.

WINNIPEG CLIMATE ACTION PLAN ALIGNMENT

Strategic Opportunity #4 – Land Use

4.1 Increase Strategic Infill Development That Provides Access to and Capitalized on Existing and Planned Corridors with Frequent Transit Service.

The Subject City Property is in the vicinity of public transit corridors, and the proposed sale of the Subject City Property could spur infill development in this community if consolidated with the existing adjacent land holdings.

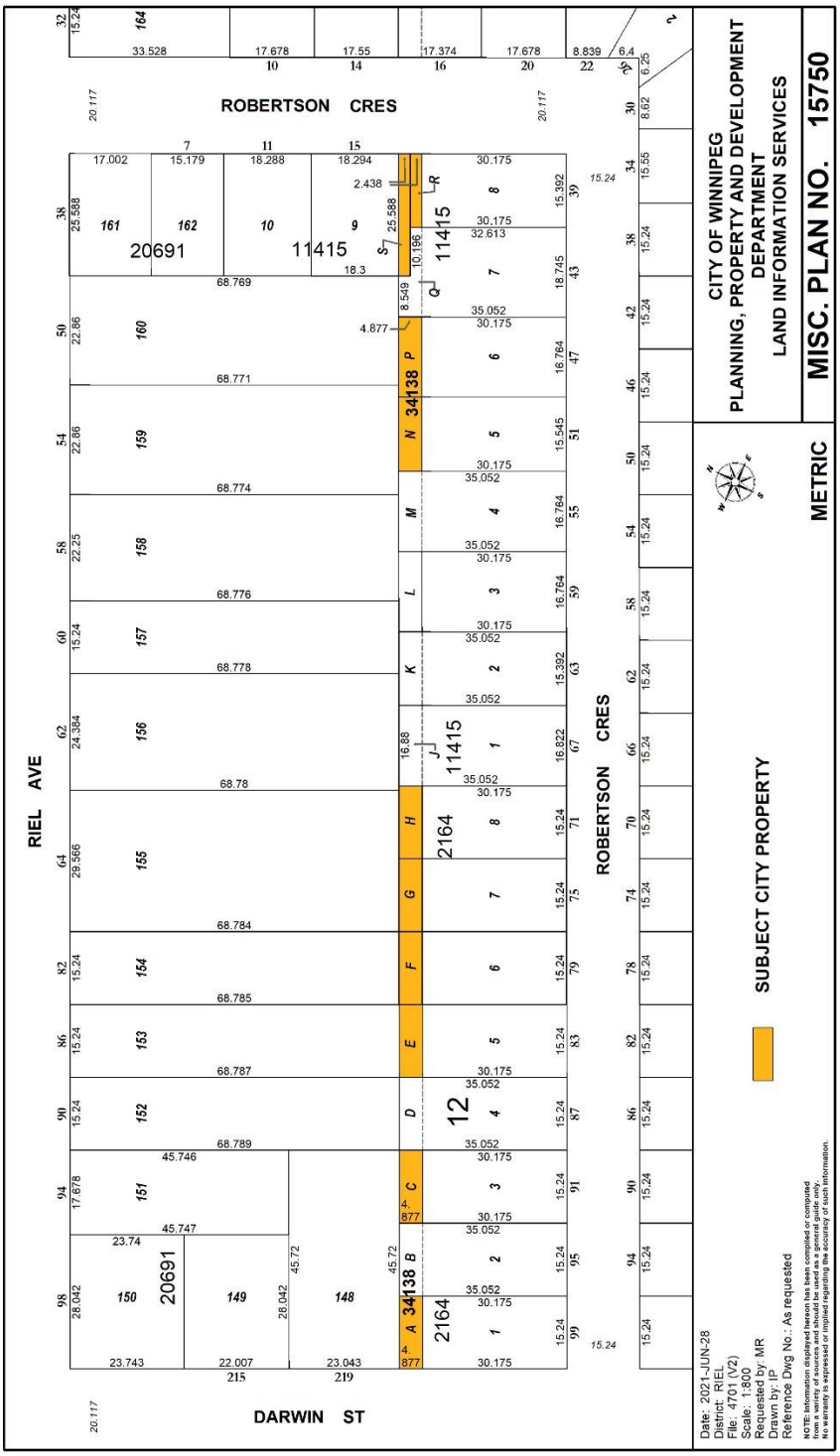
SUBMITTED BY

Department: Planning, Property and Development
Division: Real Estate and Land Development
Prepared by: Michelle Robertson, Real Estate Officer
Date: November 3, 2021
File No: N/A

Attachments:

Schedule A – Misc. Plan 15750

Schedule A


ROBERTSON CRES
RIEL AVE
ROBERTSON CRES
DARWIN ST
20691
11415
2164
12
SUBJECT CITY PROPERTY
CITY OF WINNIPEG
PLANNING, PROPERTY AND DEVELOPMENT
DEPARTMENT
LAND INFORMATION SERVICES
MISC. PLAN NO. 15750
METRIC
Date: 2021-JUN-28
District: RIEL
File: 4701 (V2)
Scale: 1:800
Requested by: MR
Drawn by: IP
Reference Dwg No.: As requested