

REGION OF OTTAWA-CARLETON
RÉGION D'OTTAWA-CARLETON

REPORT
RAPPORT

Our File/N/Réf. **12 18-96-70001-000**

DATE 13 October 1998

TO/DEST. Co-ordinator
 Corporate Services and Economic Development Committee

FROM/EXP. Planning and Development Approval Commissioner

SUBJECT/OBJET **SURPLUS PROPERTIES, REGION WIDE**

DEPARTMENTAL RECOMMENDATIONS

That the Corporate Services and Economic Development Committee and Council:

- 1. Declare the six Region owned properties identified in Annex "A" as being surplus to Regional needs;**
- 2. Authorize the sale of the six surplus properties identified in Annex "A" pursuant to Regional policy.**

BACKGROUND

A number of properties have been identified by the Region's operating departments as surplus to their needs. Details relating to six of these properties are set out in Annex "A" of this report.

Over the past several months staff has undertaken a review of potential surplus properties that are no longer required for program objectives. This was done to identify assets that are not required by the Region that could be sold to generate revenue.

The six parcels that are the subject of this report, are the first group of properties that have been deemed surplus by the Region's operating departments. Staff anticipate that by the end of the year further reports will be brought before Council to have additional parcels declared surplus.

Offers on specific properties that are recommended for acceptance will be submitted to the appropriate delegated signing authority for approval.

The following is a brief synopsis of each parcel:

Parcel #1

The property consists of 10,558 ft² of vacant land, municipally known as 703 Hunt Club Road, City of Ottawa. The property is zoned R4-x[29], Single Family Residential, and is considered a viable building lot. The property was expropriated for the widening of Hunt Club Road. The residential dwelling was demolished. The property will be offered to the general public either directly, or through the Multiple Listing Service of the Real Estate Board of Ottawa-Carleton. The previous owner will be afforded the opportunity to repurchase the property in accordance with Section 42 of the Ontario Expropriations Act on the basis of the best offer received.

Parcel #2

The property which consists of a 2 storey residence on 3,675 ft² of land is municipally known as 44 Main Street, City of Ottawa. The property is zoned R7(3.0), High Density Residential, and is considered a viable residential property. The property was originally acquired for the Downtown/Queensway Corridor which has been deleted from the Regional Official Plan. The property will be offered to the general public either directly, or through the Multiple Listing Service of the Real Estate Board of Ottawa-Carleton.

Parcel #3

The property consists of 27,265 ft² of vacant land on Cyrville Road at Highway 417, City of Gloucester. The property is zoned Cc, Community Commercial, and is considered a viable development property. It was originally acquired for the East Transitway Extension which has been completed. The property is presently being offered to the general public through the Multiple Listing Service of the Real Estate Board of Ottawa-Carleton.

Parcel #4

The property consists of three blocks totalling 31.15 acres of vacant land fronting onto Conroy Road in the City of Ottawa. The properties are zoned IBP-x(1.0), Industrial Business Park, and IG-x(1.0), General Industrial, and are considered a viable development parcels. The property was originally acquired as part of the Conroy Road Snow Dump Site. The property will be offered to the general public either directly, or through the Multiple Listing Service of the Real Estate Board of Ottawa-Carleton.

Parcel #5

The property consists of 4.93 acres of vacant land fronting onto Michael Street in the City of Gloucester. The property is zoned M4(1.0), Industrial, and is considered a viable development

property. The property was originally acquired as part of the Michael Street Snow Dump Site. A portion of the property is being acquired by the City of Gloucester to provide a street as access to an adjacent property. The remaining property will be offered to the general public either directly, or through the Multiple Listing Service of the Real Estate Board of Ottawa-Carleton.

Parcel #6

The property consists of 10 acres of vacant land fronting on Conroy Road in the vicinity of Johnson Road in the City of Ottawa. The property is zoned IH, Heavy Industrial and is considered a viable development property. The property was originally acquired for the Inner Provincial By-pass East transitway Extension which has been deleted from the Regional Official Plan. The property will be offered to the general public either directly or through the Multiple Listing Service of the Real Estate Board of Ottawa-Carleton.

FINANCIAL IMPLICATIONS

The Capital Projects relating to the properties identified on Annex "A" are closed. Funds from any sale will be credited to general operating revenues and form a part of the current year surpluses.

Revenues from the sale of the subject properties will be credited to Acct. No. 011-19909.

PUBLIC CONSULTATION

In accordance with existing policies, the availability of the properties was circulated within the corporation and to external agencies to determine whether there was any interest in their use. No interest was shown. Where the property was expropriated the previous owner has been contacted and advised of their right to repurchase the property. This report is considered an administrative matter and as such other public consultation is not considered necessary.

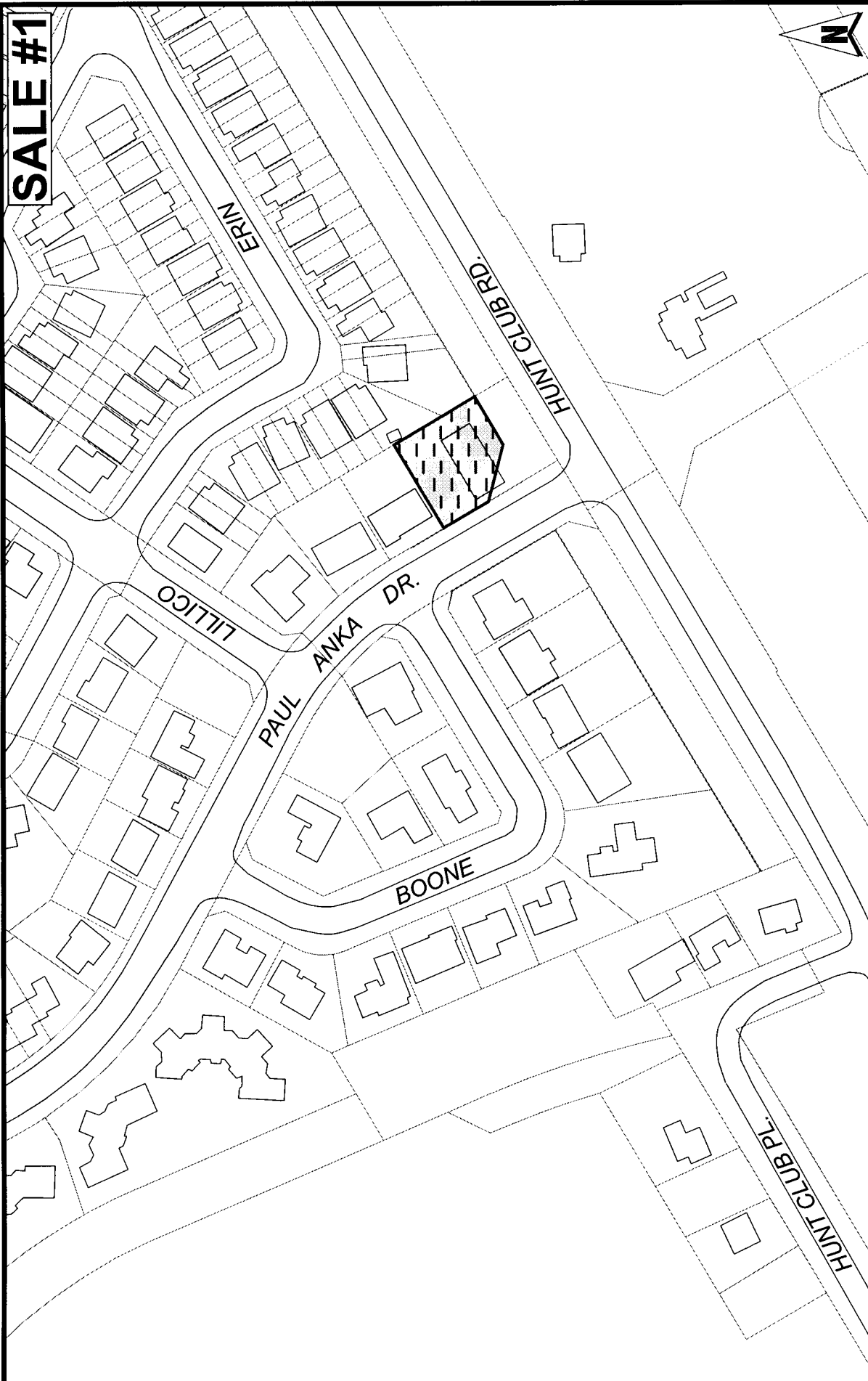
Approved by Nick Tunnacliffe, MCIP, RPP October 14, 1998

LJN/

ANNEX "A"

Parcel #	Municipal Address	Municipality	Type of Property	Zoning	Area	Comments/Recommendations
1	703 Hunt Club Plan 4R-12692, Parts 1 and 2	Ottawa	Vacant Land	R4-X[29]	10,558 ft ²	Expropriated Property - previous owner will be given opportunity to repurchase property based on the best offer received. Viable building lot
2	44 Main Street	Ottawa	2 Storey	R7(3.0)	3,675 ft ²	Exact area subject to legal survey. Viable property with a two storey residence.
3	Cyrville/Highway 417 (Part 1, 5R-12524- Less Part 1, 5R-13234)	Gloucester	Vacant Land	Cc	27,265 ft ²	Viable property - Vacant land for development
4	3100 Conroy Road	Ottawa	Vacant land	IBP-x(1.0) IG-x(1.0)	31.15 acres	Viable property - Vacant land for development
5	Michael Street	Ottawa and Gloucester	Vacant Land	M4(1.0)	4.93 acres	Viable property - Vacant land for development
6	Conroy Road (former Fussen Property)	Ottawa	Vacant Land	IH	10 acres	Viable property - Vacant Land for development

SALE #1



SURPLUS LAND
703 HUNT CLUB ROAD

OTTAWA-CARLETON

PLANNING AND DEVELOPMENT APPROVALS DEPARTMENT

BRANCH

REAL ESTATE SERVICES

FILE

N.T.S.

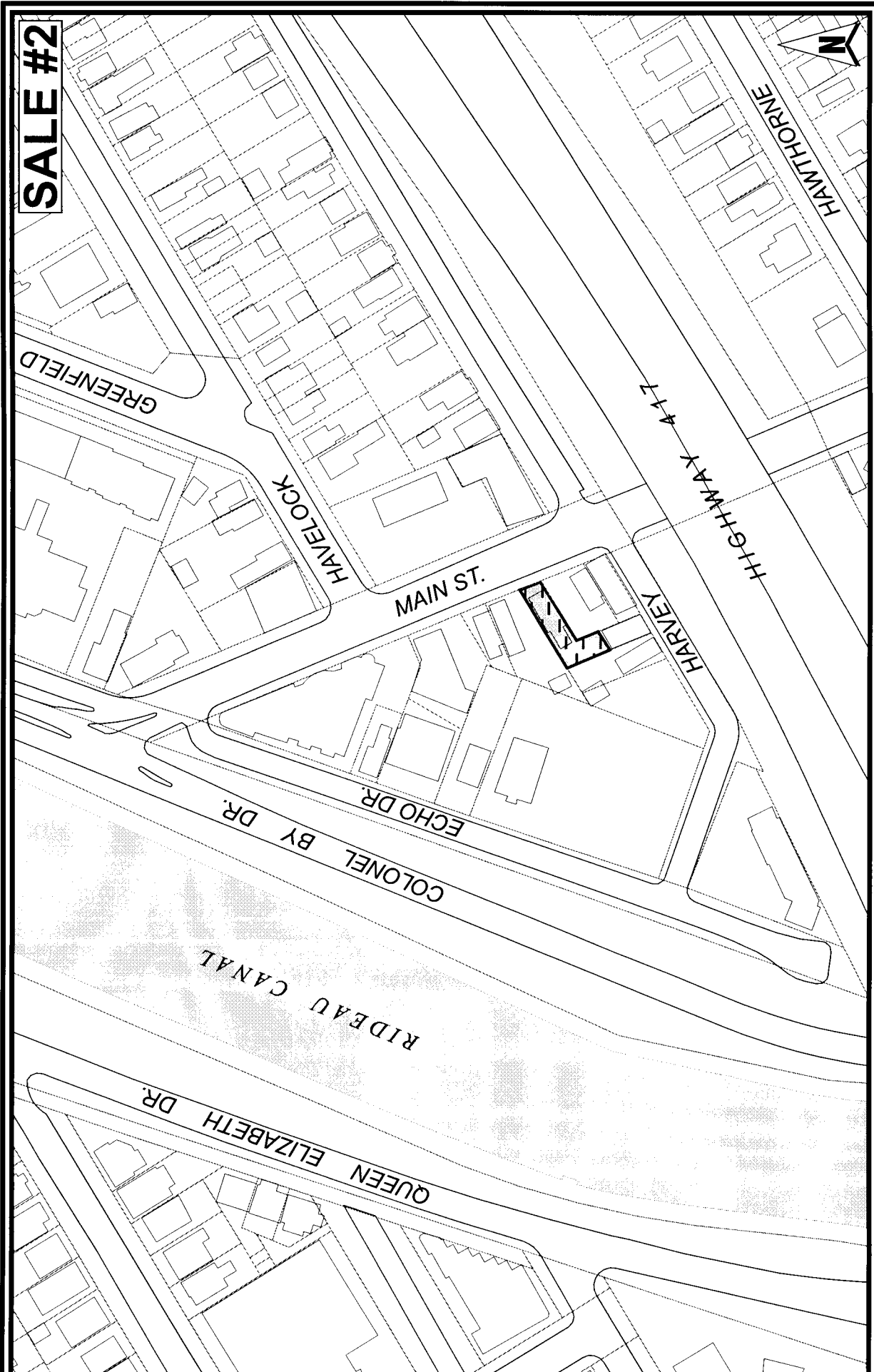
SCALE

DATE

OCTOBER 1998

PROJECT

SALE #2



**SURPLUS LAND
44 MAIN STREET**

OTTAWA-CARLETON

PLANNING AND DEVELOPMENT APPROVALS DEPARTMENT

SCALE N.T.S.
PROJECT

FILE

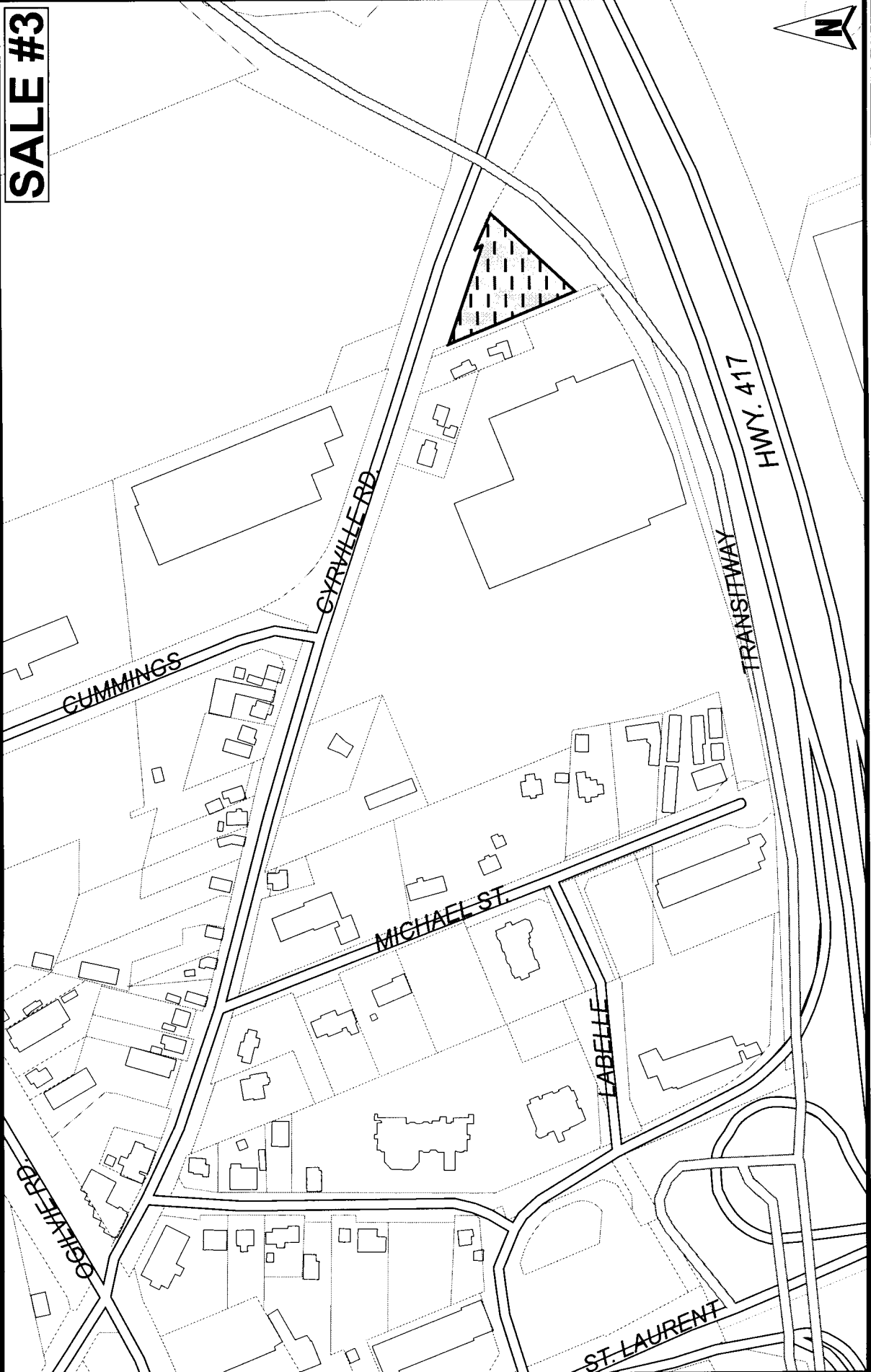
DATE

OCTOBER 1998

BRANCH

REAL ESTATE SERVICES

SALE #3

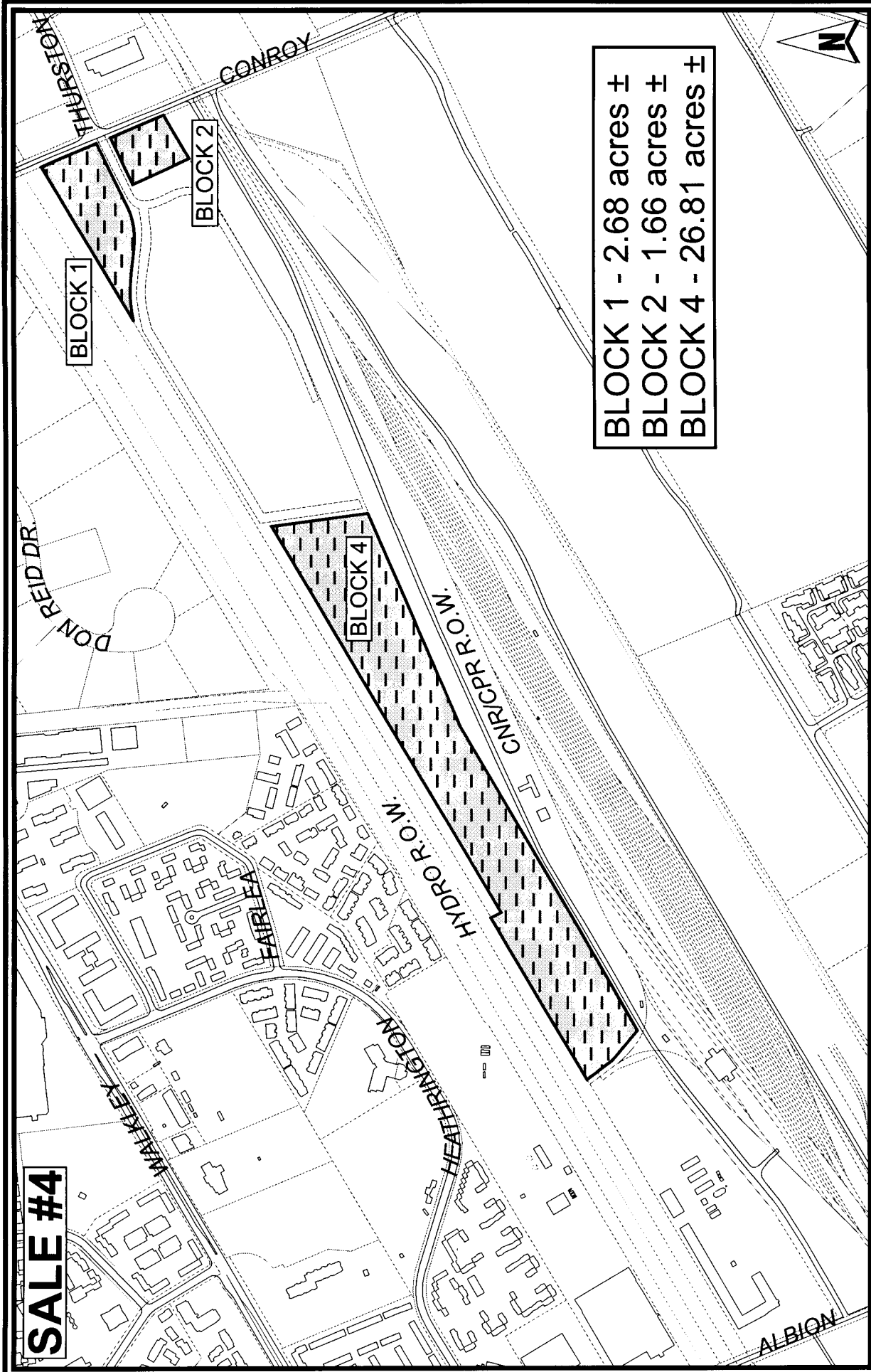


OTTAWA-CARLETON

PLANNING AND DEVELOPMENT APPROVALS DEPARTMENT

SURPLUS LAND
CYRVILLE ROAD & HIGHWAY 417
PT. LOT 26, CONC. 2 CITY OF GLOUCESTER

SCALE	N.T.S.	FILE	BRANCH
PROJECT		DATE	REAL ESTATE SERVICES
		OCTOBER 1998	



SURPLUS LAND
3100 CONROY ROAD

OTTAWA-CARLETON

PLANNING AND DEVELOPMENT APPROVALS DEPARTMENT

SCALE N.T.S. FILE

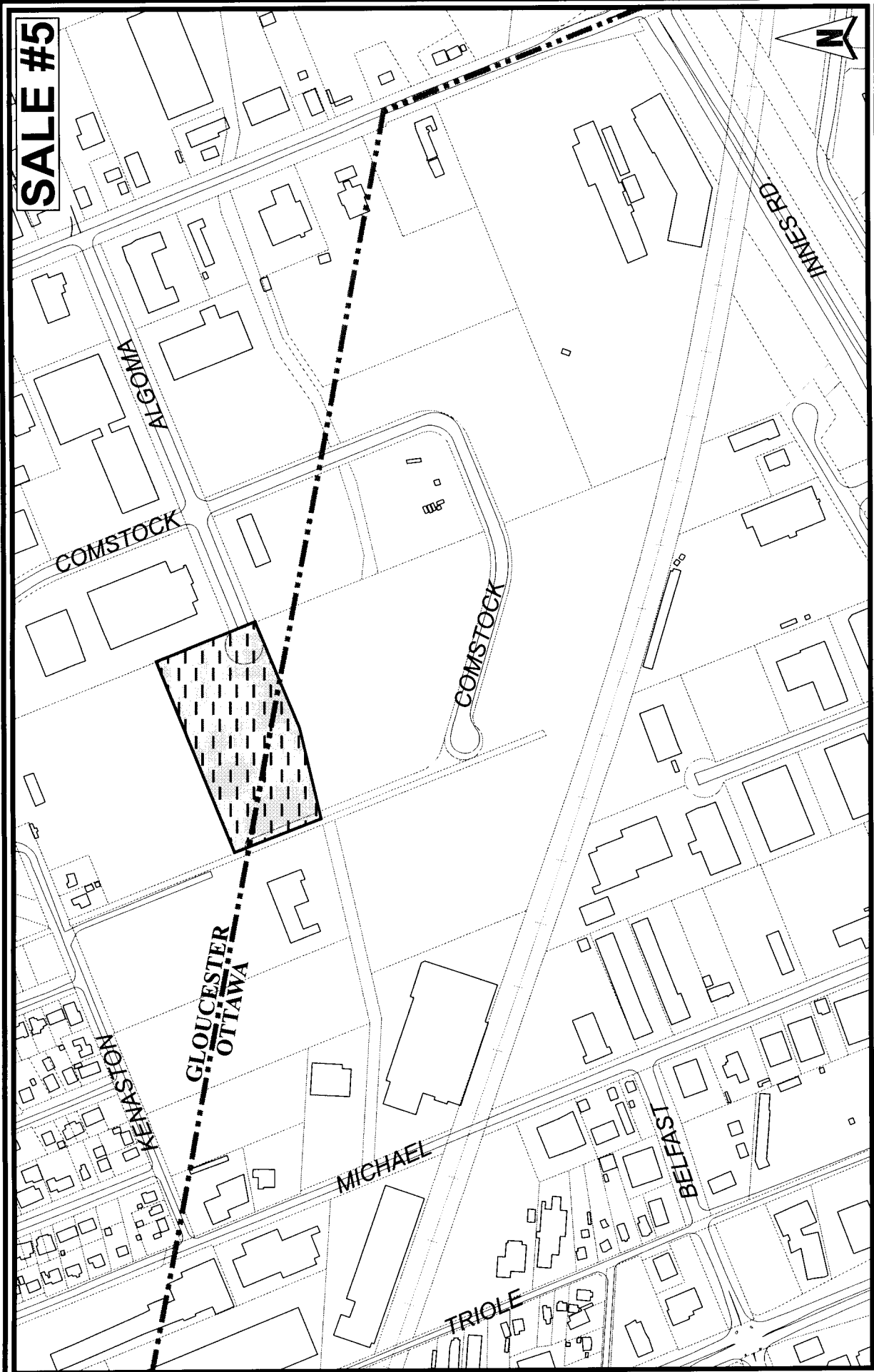
PROJECT DATE OCTOBER 1998

BRANCH

REAL ESTATE SERVICES



SALE #5



OTTAWA-CARLETON

**SURPLUS LAND
MICHAEL STREET SNOW DUMP**

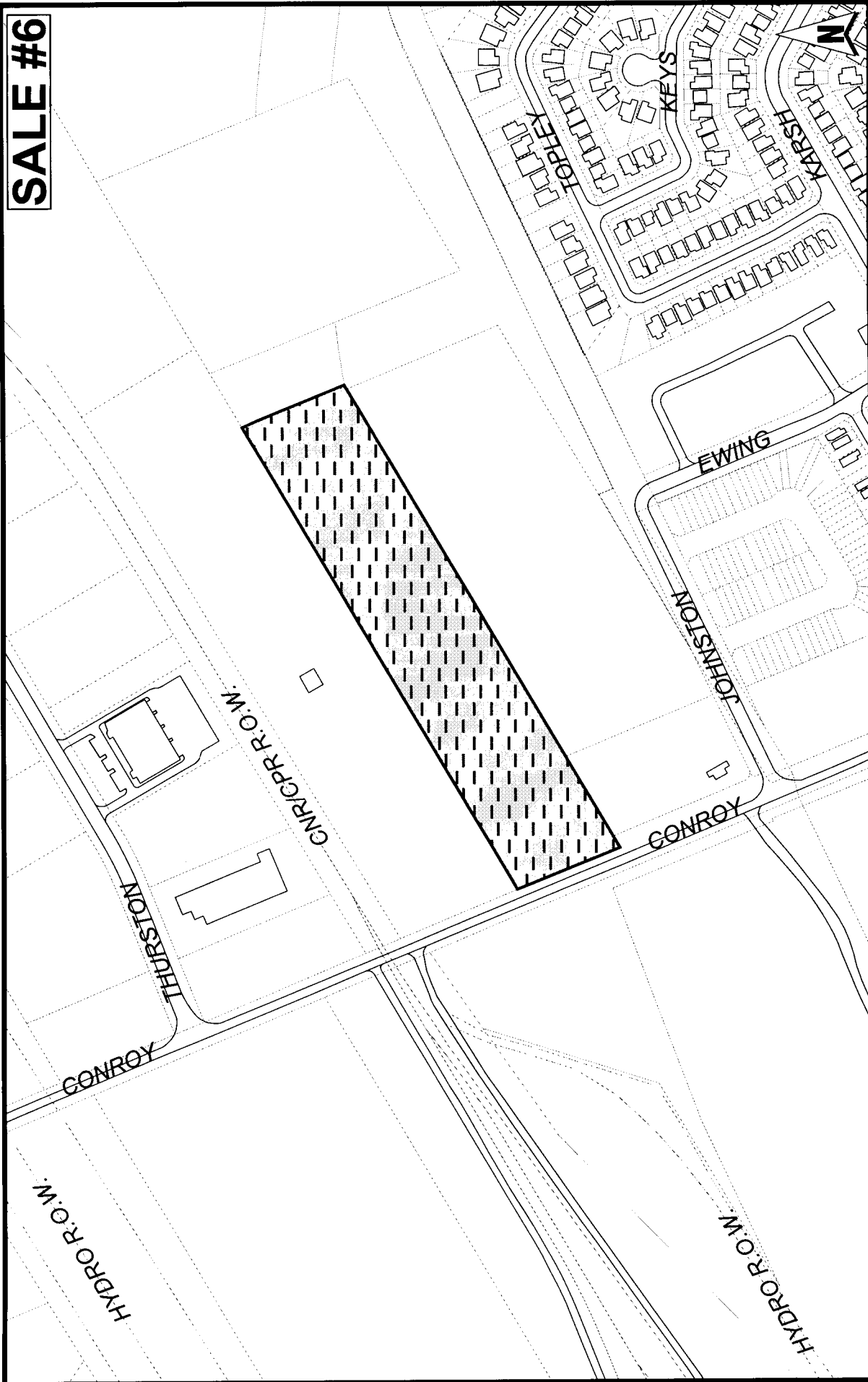
PLANNING AND DEVELOPMENT APPROVALS DEPARTMENT

BRANCH REAL ESTATE SERVICES

SCALE N.T.S. FILE

PROJECT DATE OCTOBER 1998

SALE #6



SURPLUS LAND
CONROY ROAD
(FORMER FUSSEN PROPERTY)

SCALE N.T.S. FILE

PROJECT DATE OCTOBER 1998

OTTAWA-CARLETON

PLANNING AND DEVELOPMENT APPROVALS DEPARTMENT

BRANCH

REAL ESTATE SERVICES