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ACQUISITION OF LAND
VARIOUS PROJECTS
TOWNSHIP OF KING AND TOWN OF WHITCHURCH-STOUFFVILLE

The Transportation and Works Committee recommends that Council adopt the recommendation contained in the following report dated December 1, 2008, from the Commissioner of Corporate Services.

1. RECOMMENDATIONS

It is recommended that:

1. The following agreements be accepted and the Commissioner of Corporate Services be authorized to complete these transactions in accordance with the terms of the agreements.

2. PURPOSE

This report is to obtain Regional Council's approval to accept the following agreements.

2.1 Property No. 1

This property is a Section 30 Minutes of Settlement under the *Expropriations Act* related to the intersection improvement of Lloydtown-Aurora Road/Dufferin Street, in the Township of King.

OWNERS:	Jeremy Poray-Swinarski and Linda Little
PROJECT:	The intersection improvement of Lloydtown-Aurora Road/Dufferin Street in the Township of King
SUBJECT PROPERTY:	Part of Lot 25, Concession 2, Township of King
AREA TAKEN:	Fee simple interest in Part 1 on Reference Plan 65R-26101 comprising 110 m ² (0.0272 acre)
COMMENTS:	The subject property is a single family rural residential dwelling on the southeast corner of Dufferin Street and 18 th Sideroad. Other improvements include a detached garage, a storage shed and an inground pool. The property is not municipally serviced.
PROJECT NUMBER:	9311

2.2 Property No. 2

This property is required for the widening and reconstruction of Stouffville Road in the Town of Whitchurch-Stouffville.

OWNERS:	Karen Sue Bach Calvin Henry Kennedy The Estate of Doris Anne Kennedy
PROJECT:	The widening and reconstruction of Stouffville Road in the Town of Whitchurch-Stouffville
SUBJECT PROPERTY:	Part of Lot 35, Concession 5, Town of Whitchurch-Stouffville
AREA TAKEN:	Fee simple interest in Part 11 on Reference Plan 65R-30635 comprising 1,274.3 m ² (0.315 acre) Temporary easement in Part 10 on Reference Plan 65R-30635 comprising 1,050 m ² (0.26 acre) for a period of 3 years commencing March 1, 2009
COMMENTS:	The subject is a commercial property with a retail/office building, a two storey house, a one storey building, a detached garage and sheds.
PROJECT NUMBER:	9712

3. FINANCIAL IMPLICATIONS

In 2004, the owners of Property No. 1 and the Region agreed to a Section 30 agreement of the *Expropriations Act* which means both parties agreed to the market value of the land with the damages to be addressed at a later date. The total compensation for Property No. 1 is \$53,312.80 of which \$4,760.00 has been paid previously realizing an outstanding balance of \$48,552.80. In addition to the compensation previously noted, the *Expropriations Act* requires the Region to pay legal, appraisal, consulting fees and interest calculated from June 2, 2004 on the outstanding balance. Funds for this settlement will come from the 2009 Capital Budget.

The total amount of compensation for Property No. 2 is \$150,000.00 plus legal fees.

4. LOCAL MUNICIPAL IMPACT

The agreements which are the subject of this report are for road projects within the Region. The intersection improvements at Lloydtown/Aurora Road and Dufferin Street have resulted in a safer, more efficient road for the public to travel. The widening and reconstruction of Stouffville Road will support future growth within the community of Stouffville and improve safety for the travelling public.

5. CONCLUSION

This report concerns the last acquisition of the Lloydtown-Aurora Road/Dufferin Street project. Negotiations have been ongoing with the owners and have culminated with this settlement agreement. The report also achieves an agreement for the Stouffville Road project. It is recommended these agreements be accepted.

For more information on this report, please contact Paul J. Roberts, Manager Realty Services Ext. 1424.

The Senior Management Group has reviewed this report.

(The two attachments referred to in this clause were included in the agenda for the January 7, 2009 meeting.)