

20

ACQUISITION OF LAND VARIOUS PROJECTS

The Transportation and Works Committee recommends the adoption of the recommendation contained in the following report, April 5, 2004, from the Commissioner of Corporate Services:

1. RECOMMENDATIONS

It is recommended that:

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

2. PURPOSE

The purpose of this report is to obtain Regional Council's approval to purchase the following properties. These properties are required to proceed with the widening and reconstruction of Teston Road and Islington Avenue in the City of Vaughan.

2.1 Property No. 1

OWNER:	Fleur De Cap Development Inc.
PROJECT:	The widening and reconstruction of Teston Road (YR 49) between Weston Road (YR 56) and Bathurst Street (YR 38), and a new interchange at Highway 400 and Teston Road, in the City of Vaughan
SUBJECT PROPERTY:	Part of Lots 26 and 27, Concession 5, City of Vaughan, Regional Municipality of York
AUTHORITY:	By-law No. R-1367-2003-039
TOTAL OWNERSHIP:	55.849 ha (138 acres)
AREA TAKEN:	Fee simple interest in Parts 1, 2, 3 and 4 on 65R-26578 and the portion shown crosshatched on the sketch attached to the agreement as Schedule "A", described as the Fee Requirement, being 2.388 ha (5.9 acres)
	Temporary limited interest in the portion shown outlined on the sketch attached to the agreement as Schedule "A", described as the Temporary Easement, for a period of 2

years commencing January 1, 2005, being 0.123 ha (0.303 acres)

COMMENTS: The subject property is vacant land located on the northeast corner of Highway 400 and Teston Road in the City of Vaughan.

PROJECT NUMBER: 9861

2.2 Property No. 2

OWNER: York Catholic District School Board

PROJECT: The widening and reconstruction of Islington Avenue (YR 17) from Rutherford Road (YR 73) to Major Mackenzie Drive West (YR 25), in the City of Vaughan

SUBJECT PROPERTY: Part of Lot 16, Concession 7, City of Vaughan, Regional Municipality of York

AUTHORITY: By-law No. R-1283-2002-044

TOTAL OWNERSHIP: 6.011 ha (14.853 acres)

AREA TAKEN: Fee simple interest in Part 1 on 65R-25716, being 2,238 m² (0.553 acres)

COMMENTS: The subject property is a vacant school site having the potential for alternative development with commercial – residential uses. The property is located on the northeast corner of Islington Avenue and Rutherford Road. There are no development applications or site plan approvals currently pending on this property. The site received recent approval for interim use as a driving range.

PROJECT NUMBER: 9859

3. FINANCIAL IMPLICATIONS

The total amount of compensation involved in connection with the above transactions is \$1,433,085.00. In addition to the foregoing, legal and consulting fees are payable. Funds are included in the 2004 budget for these offers.

4. LOCAL MUNICIPAL IMPACT

Property No. 1 described in this report is required for the new interchange at Highway 400 and Teston Road, which is part of the widening and reconstruction of Teston Road project in the City of Vaughan. This project will provide much needed additional east-west capacity within the Teston Road corridor.

Property No. 2 described in this report is required for the widening and reconstruction of Islington Avenue. This project will greatly improve traffic operations for the travelling public as the road network in this part of the City of Vaughan is currently at or approaching its capacity.

5. CONCLUSION

The lands, which are the subject of this report, are required for road projects within the Region and in order for these projects to proceed without interruption it is recommended that these acquisitions be completed.

The Senior Management Group has reviewed this report.

(A copy of the attachments referred to in the foregoing has been forwarded to each Member of Council with the May 5, 2004 Transportation and Works Committee agenda and a copy thereof is on file in the Office of the Regional Clerk.)