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ACQUISITION OF LAND
TORONTO-YORK SPADINA SUBWAY EXTENSION
PROJECT 90996, CITY OF VAUGHAN

The Finance and Administration Committee recommends the adoption of the recommendations contained in the following report dated May 9, 2012, from the Commissioner of Corporate Services.

1. RECOMMENDATIONS

It is recommended that:

1. Council authorize the acquisition of the following lands required for the Toronto-York Spadina Subway Extension project from Her Majesty the Queen in Right of Ontario as represented by The Minister of Government Services:
 - (a) Fee simple interest in Parts 1, 2, 3, 4 and 5, Plan 65R-32488.
2. The Commissioner of Corporate Services be authorized to execute the agreement of purchase and sale and all necessary documents to complete this transaction.

2. PURPOSE

This report seeks authority from Council to acquire certain lands for the Toronto-York Spadina Subway Extension (TYSSE) project.

3. BACKGROUND

Construction of the YYSSE project at the Highway 407 Station is underway pursuant to the Construction Transfer Agreement, which was approved in May 2010

Part of the YYSSE project involves the construction of the Highway 407 Station.

In May 2010, Council approved the entry by the Region into a Construction Transfer Agreement with the owner, which enabled the Region to access the lands and begin construction prior to finalizing the property acquisition.

4. ANALYSIS AND OPTIONS

Negotiations have been successfully completed with the owner for lands required for the Jane Street widening and daylighting triangle

Staff have completed negotiations for the lands, which are necessary for the entrance driveway from Jane Street to the Highway 407 Station, for a daylighting triangle and for the future (unapproved) widening of Jane Street.

Additional property requirements for the other components of the Highway 407 Station are still being negotiated and will be presented to Council for consideration at a later date.

The summary below sets out the details of the required lands.

Property No. 1

This property is a vacant parcel of land located at the southwest quadrant of Highway 407 and Jane Street, in the City of Vaughan. There is a hydro corridor along the southern boundary and Black Creek runs along the eastern boundary. The land is used for agricultural purposes.

OWNER:	Her Majesty the Queen in Right of Ontario as represented by The Minister of Government Services
PROJECT:	90996 Toronto-York Spadina Subway Extension (TYSSE)
TOTAL AREA OF PROPERTY:	106.27 ha (262.61 acres)
LANDS TO BE ACQUIRED:	Fee Simple Interest in Parts 1, 2, 3, 4 and 5, Plan 65R-32488, comprising 0.23 ha (0.568 acres) (<i>see Council Attachment 1</i>)

Link to Key Council – approved Plans

From Vision to Results: 2011 to 2015 Strategic Plan

Priority Area – Focus Growth along Regional Centres and Corridors

Optimize the transportation capacity and services in Regional Centres and Corridors

The acquisition of these lands will assist the Region in meeting its key strategic transportation needs.

5. FINANCIAL IMPLICATIONS

Funds for compensation payable are included in the budget for the Toronto-York Spadina Subway Extension project.

6. LOCAL MUNICIPAL IMPACT

The construction of the Toronto-York Spadina Subway Extension project is critical to the achievement of the City of Vaughan vision for the corridor and its Vaughan Metropolitan Centre.

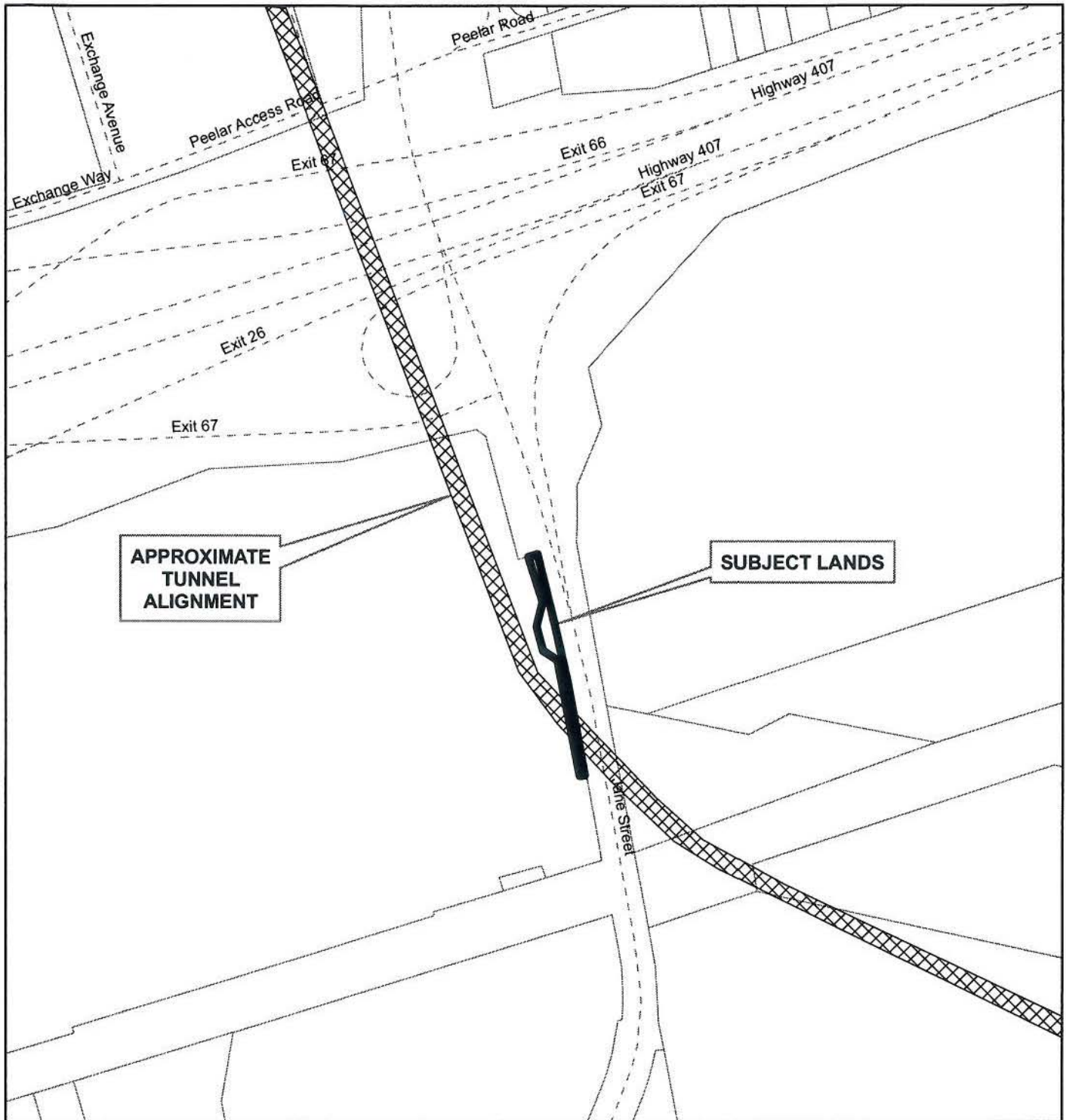
7. CONCLUSION

Staff have concluded negotiations for the acquisition of certain lands required for the construction of the Toronto-York Spadina Subway Extension project. Construction is underway and the acquisition of the necessary lands will facilitate timely completion of the project. Accordingly, staff recommends that Council approve the acquisition of the lands detailed in this report.

For more information on this report, please contact Barry Crowe, Director, Property Services Branch at Ext. 1684.

The Senior Management Group has reviewed this report.

(The attachment referred to in this clause is attached to this report.)



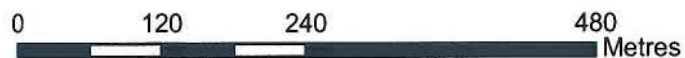
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LOCATION PLAN

PROJECT NUMBER 90996

Toronto-York Spadina Subway Extension (TYSSE)

CITY OF VAUGHAN



PROPERTY SERVICES

