



Staff Report

Report To: Council

Report From: Jamie Eckenswiller, Director of Legislative Services/Clerk

Meeting Date: December 3, 2024

Subject: Request to Purchase Municipal Land on Lambton St. E in the Geographic Town of Durham

Recommendations:

THAT in consideration of staff report Request to Purchase Municipal Land on Lambton St. E. in the Geographic Town of Durham, Council:

1. Declares the 1.93-acre parcel to be surplus to the needs of the Municipality;
2. Directs staff to obtain a survey of the surplus lands;
3. Directs staff to proceed with the sale of the subject lands through a tender process; and
4. Directs staff to establish a minimum bid amount based on the appraised value of the subject lands.

Highlights:

- A request to purchase the subject lands was received in the fall of 2024.
- Staff have determined that the lands are not required for municipal purposes and are supportive of the lands being declared surplus and disposed of.
- A survey is required to accurately identify the lands to be sold.
- Staff recommends that the lands be disposed of through the solicitation of bids.
- A minimum bid amount should be established based on the appraised value of the land to ensure that the property is disposed of at fair market value.

Previous Report/Authority:

None.

Analysis:

A request to purchase lands in the geographic town of Durham was received in the fall of 2024. The subject lands are located on the north side of Lambton Street East, between Kincardine Street North and George Street East. The subject lands are zoned as Low Density Residential, Restricted Industrial, Medium Density Residential, and Future Development, and are approximately 1.93 acres in size. The subject lands are part of a larger 2.48-acre parcel that contains an access to a municipal pump house. The lands will need to be split into two parts to separate the portion of land that West Grey must keep in order to access the pumping station.

In consultation with Planning and Public Works staff, it was determined that the subject lands are not required for municipal purposes. The subject lands are large enough to facilitate development, and staff are recommending that the lands be disposed of through a tender process.

Financial Implications:

An appraisal of the subject lands will be required to determine the value of the lands. This cost will be covered through the property purchase request fee that was paid at the time the request was submitted. The cost of engaging a surveyor to identify the parcel of land to be sold will be recouped through the sale of the property.

Communication Plan:

Should Council declare the subject lands surplus to the needs of the Municipality and directs staff to proceed with the disposition of the subject lands, communication will be conducted in accordance with the real property disposition bylaw.

Consultation:

Director of Infrastructure and Public Works

Manager of Planning and Development

Attachments:

- Aerial of Subject Lands

Recommended by:

Jamie Eckenswiller, AOMC, AMP

Director of Legislative Services/Clerk

Submission approved by:

Michele Harris, Chief Administrative Officer

For more information on this report, please contact Jamie Eckenswiller, Director of Legislative Services/Clerk at clerk@westgrey.com or 519-369-2200 Ext. 229.