To: Mayor and Members of Council
From: Lanie Hurdle, Commissioner, Community Services
Resource Staff: Peter Huigenbos, Director, Real Estate & Environmental Initiatives
Date of Meeting: November 15, 2016
Subject: Declare Surplus and Dispose of Municipal Property Being the Market Housing and Affordable Housing Blocks on the Southern Portion of 671 Brock Street

Executive Summary:

671 Brock Street is the site of the former of St. Joseph/St. Mary Catholic School recently purchased by the City. Following Council direction and public consultation, the site is proposed to be repurposed into three (3) components: parkland, affordable housing and market housing. The parkland will be retained by the City and will not be declared surplus. The lands to be declared surplus and disposed of include approximately 1,269 square metres of market housing and approximately 1,467 square metres of affordable housing.

Recommendation:

That Council declare surplus to municipal need and dispose of the southern portion of the property known as 671 Brock Street having an area of approximately 2,736 square metres with a frontage of approximately 71.2 metres on Brock Street and approximately 38.2 metres on Napier Street, as depicted in Exhibit “A” attached to Report Number 16-374.
Authorizing Signatures:

ORIGINAL SIGNED BY COMMISSIONER
Lanie Hurdle, Commissioner, Community Services

ORIGINAL SIGNED BY CHIEF ADMINISTRATIVE OFFICER
Gerard Hunt, Chief Administrative Officer

Consultation with the following Members of the Corporate Management Team:
Denis Leger, Corporate & Emergency Services  Not required
Jim Keech, President and CEO, Utilities Kingston  Not required
Desiree Kennedy, Chief Financial Officer & City Treasurer  Not required
Options/Discussion:

On September 6, 2016, Council endorsed the following motion related to the City’s recent acquisition of 671 Brock Street:

That Council endorse in principle the concept plan, as presented as Exhibit B at the September 6, 2016 Council meeting and direct staff to undertake the implementation of the concept development plan through the submission of applications for all necessary planning approvals as it relates to the affordable housing development and parkland block; and

That Council direct staff to provide a notice to declare surplus, in accordance with the City’s public notice and disposition policies, the portions of the site not to be used for future parkland; and

That Council direct staff to negotiate the sale of a portion of the property to Kingston & Frontenac Housing Corporation and report back to Council on property negotiations; and

That staff report back to Council after public consultation; and

That Council direct staff to undertake the necessary planning for the future development of the new park block and include the cost for those planning services as part of the 2017 capital budget for consideration.

The purpose of this report is to recommend to Council to declare surplus the market housing and affordable housing blocks on the property.

A notice to declare the housing blocks surplus was posted to the City’s Public Notices webpage on Tuesday, October 25, 2016.

Upon Council’s approval of the recommendation, staff will engage the services of a real estate brokerage to list the property for sale on the open market. Staff will make a recommendation to Council pending offers received for the property.

The affordable housing block sale to Kingston and Frontenac Housing Corporation will be negotiated by staff and reported back to Council as per Council’s previous direction.

Existing Policy/By-Law:

Not applicable

Notice Provisions:

The City’s Public Notice Policy requires that notice be published at least two weeks in advance of the meeting date to the declaration of properties being surplus to municipal need.
The advertisement for declaring surplus was published on October 25, 2016 on the City’s public notices webpage in accordance with the City’s Public Notice Policy.

**Accessibility Considerations:**

Not applicable

**Financial Considerations:**

Not applicable

**Contacts:**

Peter Huigenbos, Director, Real Estate & Environmental Initiatives 613-546-4291 extension 3148

**Other City of Kingston Staff Consulted:**

Luke Follwell, Director, Recreation & Leisure Services

Sheldon Laidman, Director, Housing & Social Services

**Exhibits Attached:**

Exhibit A Sketch of the Housing Blocks to be Declared Surplus
Exhibit A

Sketch of the Housing Blocks to be Declared Surplus

Note: This is not a survey. All dimensions and parcel areas are approximate.