



CITY OF KINGSTON
REPORT TO COUNCIL

Report No.: 12-069

TO: Mayor and Members of Council

FROM: Lanie Hurdle, Commissioner, Community Services

RESOURCE STAFF: Wally Ferris, Director, Recreation and Leisure Services

DATE OF MEETING: January 24, 2012

SUBJECT: Acquisition of Sutherland Drive Property for the Purpose of Parkland and Other Potential Community Use

EXECUTIVE SUMMARY:

In June 2011, Council directed the Sustainability & Growth Group to conduct environmental investigations of fourteen (14) failed tax sale properties in Kingston. This investigation was completed and information was circulated internally for departments to identify interest in acquiring any of the fourteen properties for municipal purposes.

Community Services identified an interest in acquiring the parcel located on Sutherland Drive (no civic address) to maximize the potential future park and other community use.

RECOMMENDATION:

THAT Council approve the acquisition of the Sutherland Drive property (no civic address);

THAT the City Treasurer be authorized to prepare and register a notice of vesting pursuant to subsection 379(5) of the *Municipal Act, 2001* for the property known municipally as Sutherland Drive, Roll No. 10.11.040.130.07300, PIN 36000-0472(LT) described as Part Lot 1 Plan 793 and Part Lot 4 Plan 793;

THAT Council authorizes the cancellation of the taxes in the amount of \$92,847.55 pursuant to subsection 354(2) (a) of the *Municipal Act, 2001*.

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 COMMISSIONERS:

Cynthia Beach, <i>Sustainability & Growth</i>	√
Denis Leger, <i>Transportation, Properties & Emergency Services</i>	N/R
Jim Keech, <i>President and CEO, Utilities Kingston</i>	√

(N/R indicates consultation not required)

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OPTIONS/DISCUSSION:

Following the failed tax sale of fourteen properties, City Council provided direction to Sustainability & Growth to conduct environmental investigations of those properties. Results of the environmental investigation and other pertinent information were circulated to City staff in order to identify properties that may be of value for municipal purposes.

Through its review, Community Services identified a property located on Sutherland Drive as an opportunity to improve the park area and meet other community needs, possibly including affordable housing.

The property in question is located between two parks located at 51 Sutherland Drive and 71 Sutherland Drive. This acquisition would enable the City to look at redevelopment options for the park which could possibly accommodate some affordable housing. Council Report 11-199 "Establishment of Affordable Housing Land Bank" identified both 51 and 71 Sutherland Drive as properties requiring additional investigation for the purpose of affordable housing. Both properties have a Private Open Space Zoning and are designated Open Space.

The property is 4.63 acres and is zoned Private Open Space. The property is designated Environmental Protection Area in the City's Official Plan. The results from investigations undertaken by Environment & Sustainable Initiatives Department did not indicate any condition that would be incompatible with a municipal park land use or redevelopment as residential.

Public Works did not express any concern with the additional maintenance that will be required on the property.

EXISTING POLICY/BY LAW:

For any change from the existing official plan policies a full planning analysis would have to be presented to Council and approved.

NOTICE PROVISIONS:

N/A

ACCESSIBILITY CONSIDERATIONS:

N/A

FINANCIAL CONSIDERATIONS:

As the property is a failed tax sale, there is no cost for the City to acquire this land. Tax arrears on the property have accumulated in the amount of \$92,847.55, of which \$8,607.76 will be recovered from the school boards and the remaining \$84,239.79 has already been provided for in the city's allowance for doubtful accounts.

CONTACTS:

Lanie Hurdle, Commissioner, Community Services

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OTHER CITY OF KINGSTON STAFF CONSULTED:

Paul MacLatchy, Director, Environment & Sustainable Initiatives
Brodie Richmond, Environmental Projects Manager
Neal Unsworth, Parks Manager, Recreation and Leisure Services
Damon Wells, Director, Public Works
Sheldon Laidman, Director, Housing
Pat Carrol, Manager, Taxation & Revenue
Desiree Kennedy, City Treasurer

EXHIBITS ATTACHED:

Exhibit 'A' Map of Sutherland Drive Property

EXHIBIT A – Map of Sutherland Drive Property

