

Request for Decision

Greenvalley Drive, Sudbury – Declaration of Surplus Vacant Land

Presented To:	Planning Committee
Presented:	Monday, Jan 11, 2021
Report Date	Tuesday, Dec 15, 2020
Type:	Routine Management Reports

Resolution

THAT the City of Greater Sudbury declare surplus to the City's needs the vacant land north of Greenvalley Drive, Sudbury, legally described as part of PIN 73475-1295(LT), being part of Part 1 on Plan 53R-17994, Township of Broder;

AND THAT the vacant land be offered for sale to the abutting property owner pursuant to the procedures governing the sale of limited marketability surplus land as outlined in the report entitled "Greenvalley Drive, Sudbury - Declaration of Surplus Vacant Land", from the General Manager of Growth and Infrastructure, presented at the Planning Committee meeting on January 11, 2021.

Relationship to the Strategic Plan / Health Impact Assessment

This report refers to an operational matter.

Report Summary

This report will recommend that the City declare surplus vacant land north of Greenvalley Drive, Sudbury, and offer the land for sale to the abutting property owner.

Financial Implications

This report has no financial implications.

Signed By

Report Prepared By

Tanya Rossmann-Gibson
Property Administrator
Digitally Signed Dec 15, 20

Manager Review

Keith Forrester
Manager of Real Estate
Digitally Signed Dec 15, 20

Recommended by the Division

Shawn Turner
Director of Assets and Fleet Services
Digitally Signed Dec 16, 20

Financial Implications

Apryl Lukezic
Co-ordinator of Budgets
Digitally Signed Dec 16, 20

Recommended by the Department

Kevin Fowke
General Manager of Corporate Services
Digitally Signed Dec 16, 20

Recommended by the C.A.O.

Ed Archer
Chief Administrative Officer
Digitally Signed Dec 18, 20

Greenvalley Drive, Sudbury – Declaration of Surplus Vacant Land

Presented: January 11, 2021

Report Date: December 18, 2020

Background

The subject land measures approximately 182 square meters in size and is zoned “R1-5 – Low Density Residential One”. The location of the land is identified on the attached Schedule ‘A’.

In 2006, the City of Greater Sudbury purchased the subject land as part of a larger parcel of land for the Countryside Drainage Project.

The City is designing the drainage works in the area, and has determined the subject land is not required for the project. The City does require additional lands from the abutting property owner. The subject land was circulated to all City departments with a view of declaring surplus and offering for sale to the abutting property owner as part of a land exchange.

The following response was received:

The Nickel District Conservation Authority (Conservation Sudbury) does not object to the sale of this portion of land, as it is part of a larger land exchange to allow for the construction of municipal drainage works. However, the prospective purchaser should be advised that the parcel is entirely within an area regulated by Ontario Regulation 156/06 and that the developable area has not yet been demonstrated. As such, development on this parcel will require a permit pursuant to Section 28 of the *Conservation Authorities Act* which will ensure the proposal is consistent with the appropriate legislation, regulations, and policy.

No further comments were received.

Recommendation

It is recommended that the subject land north of Greenvalley Drive, Sudbury, be declared surplus to the City’s needs and offered for sale to the abutting property owner.

If approved, a further report will follow with respect to the sale transaction.

SCHEDULE 'A'

