Special Committee of the Whole
Property – OPEN SESSION
May 6, 2019

(Presented by Corporate Services & Development & Infrastructure Services)
Open Session:
• Review of Council’s Role as it Relates to the Acquisition and Disposition of Land
• GIS Mapping of All Easements Project
• Review of Council’s Role as it Relates to Leases and Licenses
• Financing of Property Matters

Closed Session:
• Leases / Licenses
• Strategic Properties
COUNCIL’S ROLE

ACQUISITION & DISPOSITION OF PROPERTY

MUNICIPAL ACT – s. 270 requires every municipality to adopt a policy regarding the sale and disposition of land

TOWN SALE OF LAND POLICY (Legal L-01)
- Confidential Information Report 2018-02 dated February 1, 2018

ACQUISITION OF LAND
- Delegation Bylaw 2016-17

OFFICIAL PLAN REQUIREMENTS – Acquisition of Land
GIS MAPPING OF ALL EASEMENTS PROJECT

The Municipal Act allows municipalities to enter on private land to repair and maintain its public utilities located therein.

Best practice is to register notice of the Town’s easement right to repair and maintain Town infrastructure located within private land.

**Goal** of the Easement Mapping Project is create a data base that will:

1. **Map** Town-wide infrastructure (water, sanitary/waste water, storm and sewer) to identify:
   → Existing infrastructure covered by registered easements; and
   → Gaps where existing infrastructure is not covered by registered easements; and

2. **Facilitate analysis** of risk related to easement gaps and **determine next steps** to resolve the easement gaps
COUNCIL’S ROLE

LEASES AND LICENSES

A. Council’s role in leases and licenses

B. What is the difference between a lease and a licence?
Funding for Land Acquisitions

- Parkland Dedication
- DC’s
- Reserves
- Users Fees
- Taxes
## Historical Practice

<table>
<thead>
<tr>
<th>All were debt financed, but debt is not a funding source</th>
<th>Mulock Estate</th>
<th>Stickwood Walker Farm</th>
<th>Toth &amp; NWQ Woodlots</th>
</tr>
</thead>
<tbody>
<tr>
<td>Parkland Dedication</td>
<td>Yes</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>DC’s</td>
<td>Future potential</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Reserves</td>
<td>Various</td>
<td>Land reserves</td>
<td>Enviro reserve</td>
</tr>
<tr>
<td>Users Fees</td>
<td></td>
<td>RAS</td>
<td></td>
</tr>
<tr>
<td>Taxes</td>
<td>2.6% tax increase</td>
<td>1% tax increase</td>
<td>No tax increase</td>
</tr>
</tbody>
</table>