



Staff Report to Council - for Direction

Title: Transfer of Part of Campbell Street/Bruce Road 86 to the Township of Huron-Kinloss

From: Linda White, Clerk

Date: January 23, 2025

Report Number: CAO-2025-003

Staff Recommendation:

That part of Campbell Street/Bruce Road 86 in Lucknow, being Part 1 on the draft plan of survey be declared surplus; and

That the Clerk be directed to provide notice of Council's intent to transfer the land to the Township of Huron-Kinloss in accordance with the Sale of Real Property policy; and further

That by-laws be introduced after notice has been given to authorize the stopping up, permanent closing and conveyance of part of Campbell Street/Bruce Road 86 in Lucknow, being Part 1 on the draft survey, to authorize the transfer of land to the Township of Huron-Kinloss.

Report Summary:

Staff from the Township of Huron-Kinloss contacted County staff about acquiring a section of Campbell Street/Bruce Road 86 immediately adjacent to the Lucknow & District Sports Complex located at 662 Campbell Street. The Township of Huron-Kinloss provided a draft survey outlining the section of Campbell Street, approximately 7.9 meters wide by 70 meters long, required for the arena expansion.

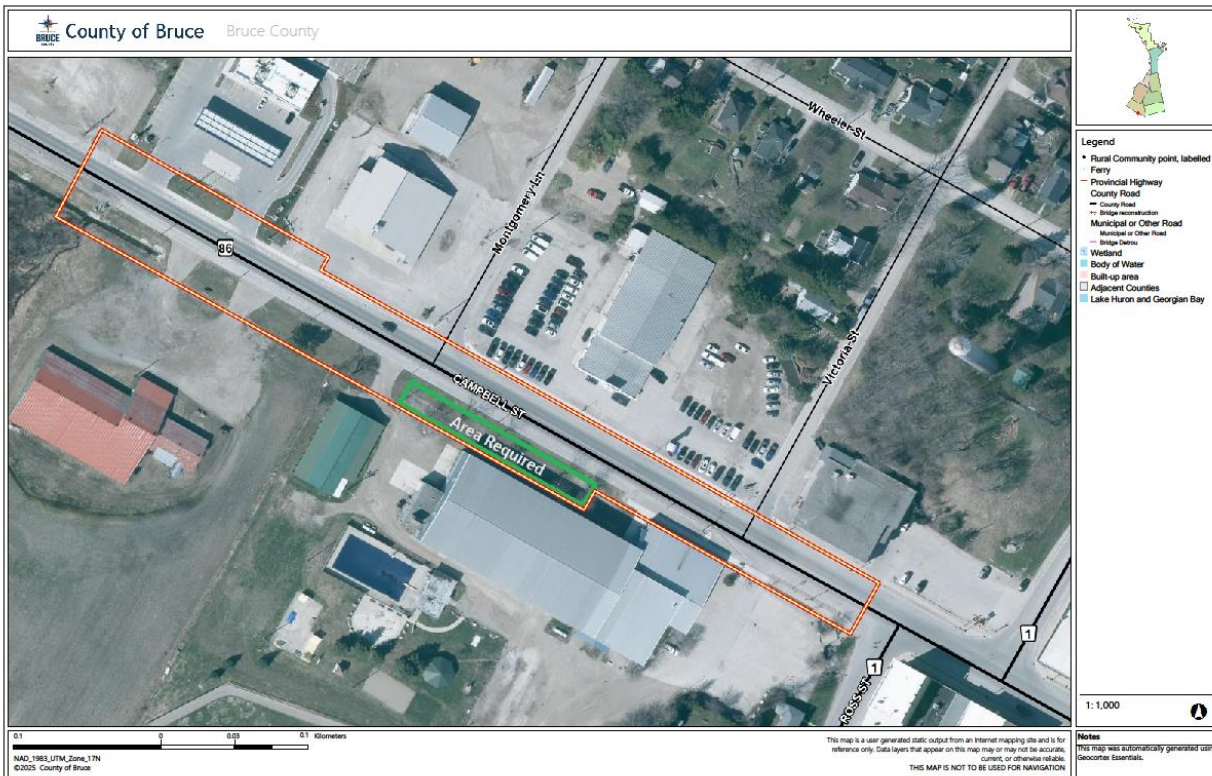
This report recommends transferring the section of Campbell Street described as Part 1 on draft survey plan, being part of PIN 33333-0216 (LT), to the Township of Huron-Kinloss for no consideration value.

Background:

County staff were contacted by Township of Huron-Kinloss staff regarding the acquisition of a section of Campbell Street/Bruce Road 86 in Lucknow to support the proposed future expansion of the Lucknow & District Sports Complex. Campbell Street/Bruce Road 86, being PIN 33333-0216 (LT), is adjacent to the Lucknow and District Sports Complex. Campbell Street in Lucknow has been maintained as part of County Road 86 by the County for decades. (see Figure 1). County staff have reviewed the proposed transfer area, confirming that it does not

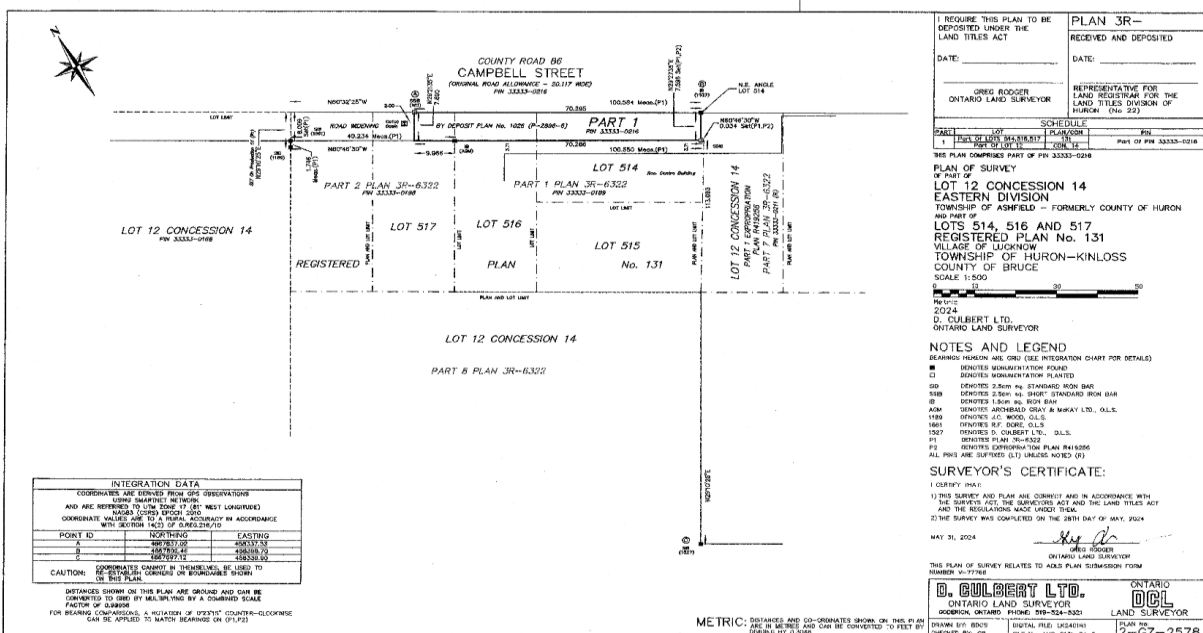
include any portion of the paved road surface. The transfer of Part 1 on draft survey plan will not impact the road maintenance services provided by the County.

Figure 1 - Campbell Street - Area Required for Arena Expansion (Green Outline)



The lands of interest are identified as Part 1 on draft survey plan (see Figure 2).

Figure 2 - Part 1 on Draft Plan of Survey



Staff are recommending the subject property be transferred to the Township of Huron-Kinloss for no consideration value. To facilitate a transfer, the County is required to comply with the County's Sale of Real Property Policy. Prior to transferring Part 1 on draft survey plan, County Council shall:

- a) stop up and permanently close Part 1 on draft survey plan;
- b) declare the Real Property to be surplus by resolution;
- c) give notice to the public. The Clerk must provide public notice 10 days prior to the disposition.

Under the policy, a land valuation is not required when real property is transferred to a municipality.

A condition for the transfer is that Huron-Kinloss will be responsible for all legal, survey, consulting and registration costs to facilitate the transfer.

Financial/Staffing/Legal/IT Considerations:

There are no staffing or IT considerations associated with this report. The Township of Huron-Kinloss will be responsible for all legal and registration costs to facilitate the transfer.

Interdepartmental Consultation:

The Office of the CAO (Clerk and Real Estate Coordinator) worked with the Transportation and Environmental Services Department to determine the appropriate process to complete.

Link to Strategic Goals and Objectives:

Community and Partnerships - Enhance and grow partnerships

Link to Departmental Plan Goals and Objectives, if any:

None

Report Author:

Sandro D'Alessandro,
Real Estate Coordinator, Office of CAO

Departmental Approval:

Linda White, Clerk

Approved for Submission:

Sean Morphy, Deputy Chief Administrative Officer

Attachments:

Attachment 1: By-law Stop-Up and Close Part 1 on Survey Plan

Attachment 2: By-law to Declare Surplus and Authorize Conveyance of Part 1 on Survey Plan