

June 24, 2010



City Council Committee Report (closed meeting)

To: Mayor & Council

Fr: Tara Rickaby, Planning Administrator

Re: Request to purchase municipal property – Hack

Recommendation:

THAT, Council of the City of Kenora hereby declares property abutting 181 Hilly Lake Road PLAN M668 LOT 15 PCL 30873 and Hilly Lake, as surplus to the needs of the municipality; and

THAT the applicants submit an application to purchase with the required fee;

THAT in accordance with Notice By-law #140-2007, arrangements be made to advertise the sale of the subject lands for a two week period; and further

THAT once the advertising process has been completed, Council give three readings to a by-law to authorize the sale of land to Donald Kenneth Hack and Kristine Corbett, subject to the condition that a minimum 3 metre natural vegetation area will be required adjacent to the shoreline to minimize the impact of development on water quality of Hilly Lake, at the appraised value, as established by Century 21 – Reynard Real Estate, plus all associated costs.

Background:

The City of Kenora has received a request to purchase a shore allowance, abutting the property at 181 Hilly Lake Road and Hilly Lake. Don Hack indicates that there is a 30+year old guest cottage, deck and dock which he feels are at least partially located on municipal property. The structures were already constructed when he purchased the lands. Mr. Hack indicates that he would like to own the lands before he invests any money into upgrading the structures.

The application was circulated internally, with no objections. The sale of the lands would satisfy an existing encroachment. The City of Kenora Official Plan policy for shoreline development includes the following: Where new development occurs adjacent to any navigable waterway within the City of Kenora, a 3 m natural vegetation area will be required adjacent to the shoreline to minimize the impact of development on water quality in the water body. It is recommended that this condition be included in the agreement of purchase and sale and that any building permit application include a site plan indicating the buffer.