



**STAFF REPORT
ACTION REQUIRED
with Confidential Attachment**

Potential acquisition of 517 Davenport Road

Date:	June 21, 2007
To:	Government Management Committee
From:	Bruce Bowes, P. Eng., Chief Corporate Officer
Wards:	Ward 21 – St. Paul’s
Reason for Confidential Information:	This report is about a proposed land acquisition.
Reference Number:	P:\2007\Internal Services\F&re\Gm07065F&re – (AFS 5429)

SUMMARY

To provide a report on the potential acquisition of the property municipally known as 517 Davenport Road.

RECOMMENDATIONS

The Chief Corporate Officer recommends that:

1. City Council grant authority to initiate the expropriation process for the property municipally known as 517 Davenport Road and legally described by PIN 21226-0317(LT) being Part of Lots 20 and 39 Plan 749, designated as Parts 145 and 146 on Plan 63R-4124 in the City of Toronto, and shown on the sketch attached as Appendix “A”.
2. Council grant authority to serve and publish Notices of Application for Approval to Expropriate 517 Davenport Road; to forward to the Chief Inquiry Officer any requests for a hearing that may be received; to attend the hearing to present the City's position and to report the Inquiry Officer's recommendations to City Council for its consideration.

3. Council adopt the confidential instructions to staff in Attachment 1 of this report.
4. the confidential information in Attachment 1 remain confidential.

Financial Impact

Details are provided in the confidential attachment.

The Deputy City Manager and Chief Financial Officer has reviewed this report and concurs with the financial impact statement.

DECISION HISTORY

There is no decision history.

ISSUE BACKGROUND

The property municipally known as 517 Davenport Road (the “Property”) is a small pie-shaped piece of land of approximately 1,302 square feet which lies adjacent to the southwest corner of Davenport and Spadina Road. The easterly boundary of the Property abuts an existing City parkette.

The Property was originally part of a larger piece of property owned by the Province, which was transferred to Parenthesis Investments Limited (the “Developer”) in a Land Exchange Agreement, entered into between the Province, the Developer and the former Metro to facilitate land assembly for the Castle Hill townhome development in 1988.

As a result of non-payment of the applicable realty taxes, the Property was sold, via the municipal tax sale process, to a private individual.

The private ownership of the Property has become an issue for the adjoining townhome owners.

COMMENTS

Acquisition of the Property would serve the interests of both the City and the adjoining townhome owners.

CONTACT

Chuck Donohue
Executive Director, Facilities & Real Estate
Tel: (416) 392-5151
Fax: (416) 392-4828
cdonohue@toronto.ca

Joe Casali
Director, Real Estate Services
(416) 392-7202
(416) 392-1880
jcasali@toronto.ca

SIGNATURE

Bruce Bowes, P. Eng.
Chief Corporate Officer

ATTACHMENTS

Appendix "A" – Site Map 517 Davenport Road