

REGIONAL MUNICIPALITY OF OTTAWA-CARLETON  
MUNICIPALITÉ RÉGIONALE D'OTTAWA-CARLETON

REPORT  
RAPPORT

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Our File/N/Réf.	12 18-96-70064-000 & 70047-000
DATE	15 May 1998
TO/DEST.	Co-ordinator Corporate Services and Economic Development Committee
FROM/EXP.	Planning and Development Approvals Commissioner
SUBJECT/OBJET	<b>SALE OF SURPLUS PROPERTY 1946 &amp; 1950 SCOTT STREET CITY OF OTTAWA</b>

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### **DEPARTMENTAL RECOMMENDATIONS**

**That Corporate Services and Economic Development Committee and Council:**

- 1) **Declare the property described as being part of Lots 45, 46, 47 and 48, Plan 369, shown as Part 3 on Plan 4R-8932, and part of Lots 51 and 52, Plan No. 369, shown as Part 2 on Plan 4R-12827, all in the geographic Township of Nepean, now City of Ottawa, surplus to Regional needs;**
- 2) **Approve the sale of Part 3, Plan 4R-8932 and Part 2, Plan 4R-12827 to the International Buddhist Progress Society of Ottawa-Carleton, for the amount of \$180,000.00 pursuant to an agreement of Purchase and Sale that has been received.**

### **BACKGROUND**

Regional Council at its meeting of February 9th, 1977 ( Report 2, Item 16), approved the acquisition of the subject property for the Southwest Transportation Corridor Project. The property was acquired from Triole Investments Limited for the amount of \$250,000. The facility was occupied by the Region's Survey and Mapping Branch from 1978 to 1992. The Southwest Transportation Corridor Project was deleted from the Regional Official Plan and it was then determined that the property was not required for Regional purposes, and could be disposed of.

The property at 1950 Scott St. consists of 1,166 square metre site improved with a 650 square metre raised office building. The building contains asbestos insulation in the walls which has been encapsulated and is considered harmless if left undisturbed. The second parcel, at 1946 Scott St., is vacant land and contains approximately 644 square metres. This site is paved and enclosed by a chain link fence. The fenced parcel was being used as ancillary parking for the office building and it is anticipated that the parking use will continue.

The availability of the property was circulated to local government bodies, agencies and public utilities. No interest was expressed. The property was then listed for sale through the Real Estate Board of Ottawa-Carleton Multiple Listing Service resulting in an offer from the International Buddhist Progress Society of Ottawa-Carleton, in the amount of \$180,000.00. The purchaser has acknowledged the presence of the asbestos in the building and the offer is on an "as is", "where is" basis. The property was appraised by an independent fee appraiser and the offer is in accordance with the appraisal report and takes into account the time the property has been on the market, the presence of asbestos and the deteriorated condition of the building.

#### PUBLIC CONSULTATION

In accordance with existing policies, the availability of the property was circulated to all local governments and agencies. No interest was shown. The property was subsequently offered to the public through the Real Estate Board of Ottawa-Carleton Multiple Listing Service. No further public consultation is required.

#### FINANCIAL STATEMENT

This transaction represents a revenue of \$180,000.00 to the Corporation.

The offer is considered to be fair and reasonable and is recommended for acceptance

*Approved by L. Shallal for Nick Tunnacliffe, MCIP, RPP  
Commissioner,*

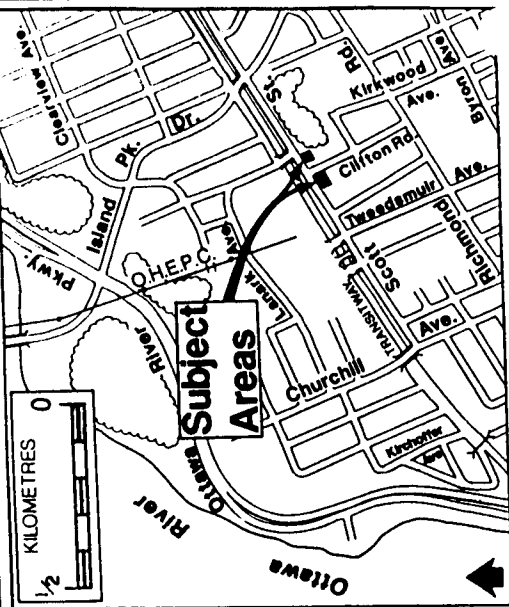
LJN/

#### FINANCE COMMENT

Proceeds from the sale of this property will be credited to Account No. 011-19909-7005.

*Approved by C. Colaiacovo  
on behalf of the Finance Commissioner*

ANNEX "A"



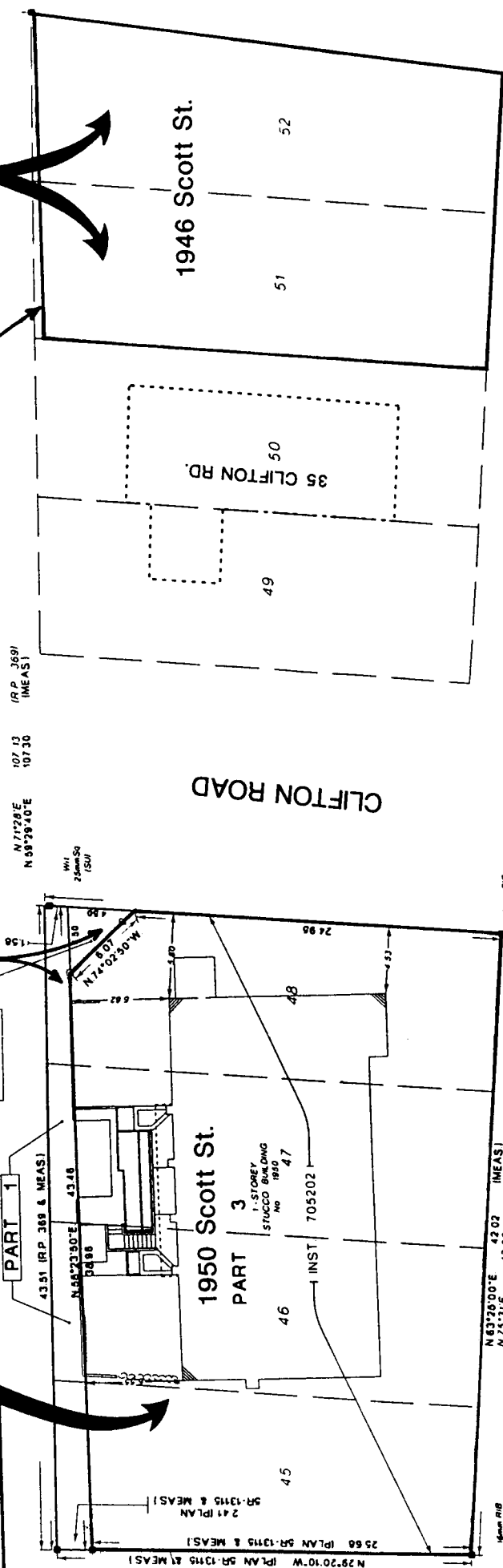
**PART 2 on PLAN 4R-12827**  
(Area 644 m.2)

**Approx. Road Widening To Be Retained By R.M.O.C.**

**Road Widening & Daylighting To Be Retained By R.M.O.C.**

**PART 3 on PLAN 4R-8932**  
(Area 1,166 m.2)

SCOTT STREET



**OTTAWA-CARLETON**  
PLANNING AND DEVELOPMENT APPROVALS DEPARTMENT  
ACQUISITION SERVICES

<b>R.M.O.C.</b>	
1946 & 1950 SCOTT ST. (40)	
SCALE	1:440 (±)
FILE	18-96-70047-000 18-96-70064-000
DATE	MAY, 1997
BRANCH	ACQUISITION SERVICES
011-19909	