

## **Municipality of Chatham-Kent**

### **Finance, Budget, Information Technology & Transformation**

#### **Administration**

**To:** Mayor and Members of Council

**From:** Gord Quinton, MBA, CPA, CGA  
Chief Financial Officer / Treasurer /  
GM, Finance, Budget, Information Technology & Transformation

**Date:** April 14, 2023

**Subject:** Land Acquisition – 495 Wallace Street, Wallaceburg

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#### **Recommendation**

It is recommended that:

1. The Municipality of Chatham-Kent acquire 495 Wallace Street, Wallaceburg, Property Identification Number 00567 0133, for \$80,000, funded from the Property Disposition Reserve 17181.

#### **Background**

The property is a vacant waterfront commercial property in Wallaceburg, with a lot size of 7760.77 square feet.

#### **Comments**

Direction was received from Council at the April 11, 2023 Closed Session meeting for administration to negotiate the purchase of this property. The Wallaceburg South Side Secondary Plan study is currently underway. The Draft Concept Plan was presented to the public at a workshop in late February, and it is anticipated that the Draft Secondary Plan will be presented to Council at a Public Meeting in a couple months' time. The subject property is currently identified as the most westerly parcel that is proposed to be designated for a future parkland feature at the base of the L.O. Stonehouse Pedestrian Bridge; therefore, the acquisition of this property would allow for a strategic redevelopment opportunity in the future.

### **Areas of Strategic Focus**

This report supports the following areas of strategic focus:

			
<b>Economic Prosperity</b>	<b>Healthy &amp; Safe Community</b>	<b>People &amp; Culture</b>	<b>Environmental Sustainability</b>
1.1	2.3		

### **Consultation**

The General Manager, Community Development, Director, Legal Services and Director, Planning Services were consulted on the contents of this report and approve the recommendations made.

Legal Services will assist with closing the sale once all conditions have been met.

### **Communication**

Communication is proposed to be through the inclusion of this report on the Council agenda and related communications.

### **Diversity, Equity, Inclusion and Justice (DEIJ)**

The development opportunities resulting from the acquisition of this property support DEIJ in the community. The Wallaceburg South Side Secondary Plan's [Executive Summary Draft Concept Report](#) includes three overarching principles, one of which is inclusivity by incorporating “inclusive land uses and urban design that support and celebrate the diversity of residents.” The plan also encourages representation of Wallaceburg’s diverse histories and cultures (e.g. ecological and Indigenous).

### **Financial Implications**

The costs associated in the acquisition of this property will be funded from the Property Disposition Reserve.

Prepared by: Gord Quinton, MBA, CPA, CGA  
Chief Financial Officer / Treasurer /  
GM, Finance, Budget, Information Technology & Transformation

Reviewed by: Bruce McAllister, General Manager, Community Development  
Dave Taylor, Director, Legal Services

Consulted and confirmed the content of the consultation section of the report by:  
Ryan Jacques, Director, Planning Services

Attachments: GIS Map – Subject Property  
Wallaceburg Secondary Plan Concept Plan