



The Corporation of the Town of LaSalle

Date: May 1st, 2018 **Report No:** PL-30-2018

Directed To: Mayor and Members of Council **Attachments:** Figure 1

Technical Review Committee

Prepared By: Allen Burgess, RPP, MCIP
Supervisor of Planning and
Development Services

Subject: **Application for Alley Closing:**
Application on behalf of: Anda, Elena & Victor Necula

Location of Application: Alley along side of Lots 645 to 647, Registered
Plan 1017, municipally known as 1625 Minto Avenue

RECOMMENDATION:

That the subject alley be declared surplus as it is not required for municipal purposes.


REPORT:

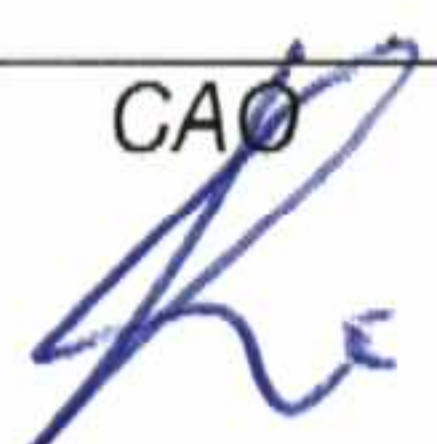
This report is intended to provide members of Council with a recommendation regarding a request that has been received to close and purchase a portion of a municipally owned alley. The Necula's wishes to purchase a portion of the alley located to the side of his dwelling at 1625 Minto Avenue, to increase the size of their, and better maintain the property.

It is recommended that the entire alley be disposed of in accordance with Council adopted policies and, that an easement be reserved over the east/west portion of the alley for above ground services. It is further suggested that each of the owners on north side of Stuart Blvd. (1425 Stuart Blvd. to 1445 Stuart Blvd.) and south side of Minto Ave. (1625 Minto Ave. to 1695 Minto Ave.) be required to purchase the portions of the alley to the rear/side of their properties or the Town will require the removal of all buildings, and fences illegally constructed on the municipal property. Figure 1 is attached depicting the property that is deemed surplus.

All owners will be responsible for their proportional share of the land, surveying and legal expenses. The Town Solicitor will follow Council adopted policy and protocol when dealing with the sale and conveyance of the subject property. This matter will be brought back Council prior to the completion of this alley closing process at a public meeting.

Respectfully,


A. Burgess, RPP, MCIP
Supervisor of Planning and Development Services
Attachment

Reviewed by:						
	Finance	Clerk	Environmental Services	Development & Strategic Initiatives	Culture & Recreation	Fire

REQUEST TO CLOSE ALLEY

Mayor and Members of Council
Town of LaSalle
5950 Malden Road, LaSalle, Ontario

I/We, Anda, Elena & Victor Necula

hereby request that the alley to the rear of my lands known as Lots PT LOTS 465 466+467

on Registered Plan ~~##~~ 1017 be closed and sold to me.

It is understood and agreed that the price of the alley is either \$1.00 or \$1.50 per square foot dependent on whether an easement is required by the Town, or as amended by Council By-law from time to time, and that I/We will be responsible for all legal costs attributable to the alley closing and sale, and pay these costs directly to the solicitor appointed by Council.

It is also understood that the Town has not made a site visit of the alley that is/are the subject of this application, and therefore is not aware of the existence of any possible encroachments or structures or other obstructions existing on the subject alley. I/We therefore acknowledge that the Town is not making any representations with regard to the existence or non-existence of any encroachments or structures or obstructions on the subject alley, and I/We hereby agree to accept responsibility for any and all costs that may be incurred with regard to the removal of such encroachments, structures or obstructions, if any, on the subject alley once the transfer of the title to me/us has been completed.

The reasons I/We am/are requesting this alley closing is

To add this piece of land to our property in order to maintain it, keep it clean & prevent further accumulation of waste, branches in a pile & debris that can harbour animals.
At the time of the purchase of the house the previous owner has informed us that, this piece of land was made available to him for purchase by the city.
At this point no one except our family is making the effort to keep this parcel/area clean & cut the grass.

I/We am/are in no way bound by the signing of this request to complete this transaction.

DATED

May 23/2017

Signature

Alemla

at

12:03

A.M.(P.M.)

Address

Postal Code

Phone #

ARE YOU COVERED UNDER THE CAW LEGAL SERVICES PLAN?

☐ Yes

☒ No



Legend:



Subject Lands

Title:

FIGURE KEY PLAN



Scale: 1:500

File No: Alley Closing

Prepared For: Planning Dept.

Applicant: Anda Necula

Prepared By: DSI

Date: May 2, 2018

Notes: This document is not a Legal Plan of Survey.