

Section I – Items for Board of Directors Action

TO: Chair and Members of the Board of Directors
Friday, May 23, 2025 Meeting

FROM: Alexander Schuler, Associate Director, Property and Asset Management

On Behalf of John MacKenzie, Chief Executive Officer

RE: **DISPOSITION TO CITY OF BRAMPTON (CFN 71378)**
Request from the City of Brampton for a Conveyance of Toronto and Region Conservation Authority-owned Lands required for the Downtown Brampton Flood Protection Project, City of Brampton, Regional Municipality of Peel, Etobicoke Creek Watershed (CFN 71378).

KEY ISSUE

Receipt of a request from the City of Brampton, for a conveyance of Toronto and Region Conservation Authority (TRCA) owned lands located north of Church Street East and west of Ken Whillans Drive, in the City of Brampton, Regional Municipality of Peel, required for Downtown Brampton Flood Protection Project, Etobicoke Creek watershed (CFN 71378).

RECOMMENDATION:

IT IS RECOMMENDED THAT WHEREAS TRCA is in receipt of a request from the City of Brampton for the conveyance of TRCA-owned lands located north of Church Street East and west of Ken Whillans Drive, in the City of Brampton, Regional Municipality of Peel, required for Downtown Brampton Flood Protection Project, Etobicoke Creek watershed;

AND WHEREAS it is in the best interest of TRCA in furthering its objectives as set out in Section 20 of the Conservation Authorities Act to cooperate with City of Brampton in this instance;

THEREFORE LET IT BE RESOLVED THAT a parcel of TRCA-owned land containing 0.75 hectares (1.86 acres), more or less, of vacant land, required for Downtown Brampton Flood Protection Project, designated as Part of Lot 6, Concession 1, East of Hurontario Street and Part of Hemlock Street, and Part of Block H, Registered Plan BR-13, being Part 4, 6, 7, 8, 9, 10 and 15 on Plan 43R-11976, all of PIN

Item 8.4

141280257, in the City of Brampton, Regional Municipality of Peel, be conveyed to the City of Brampton.

THAT consideration be the nominal sum of \$2.00 and all legal, survey and other costs to be paid by the City of Brampton;

THAT the City of Brampton fully indemnify TRCA from any and all claims from injuries, damages or costs of any nature resulting in any way, either directly or indirectly, from this conveyance or the carrying out of construction;

THAT an archaeological investigation be completed, with any mitigation measures being carried out to the satisfaction of TRCA staff, at the expense of City of Brampton;

AND FURTHER THAT authorized TRCA officials be directed to take the necessary action to finalize the transaction, including obtaining any necessary approvals and the signing and execution of documents.

BACKGROUND

City of Brampton has requested the conveyance of TRCA-owned lands, located north of Church Street East and west of Ken Whillans Drive (PIN 141280257), in the City of Brampton, Regional Municipality of Peel, required for the Downtown Brampton Flood Protection Project, Etobicoke Creek watershed.

Downtown Brampton is located within a flood-vulnerable area of Etobicoke Creek which floods during extreme storm events and as a result is subject to land use development restrictions set by the Province of Ontario through designation as a Special Policy Area (SPA).

Downtown Brampton Flood Protection

In 2020, the City of Brampton and TRCA jointly completed an Environmental Assessment (EA) to look at solutions to eliminate or reduce flooding in Downtown Brampton. The EA identified a preferred set of infrastructure improvements to be implemented. These works consist of:

- 1) Widening and deepening the existing Etobicoke Creek Bypass Channel from Church Street to the CN rail line;
- 2) Replacing existing bridges with larger span structures to span the widened channel;

Item 8.4

- 3) Making conveyance improvements north of Church Street by moving existing Ken Whillans Drive to the west, and re-grading the existing valley; and
- 4) Re-grading of Church Street from Union Street to Scott Street.

The overall project schedule for the City led Downtown Brampton Flood Protection includes construction work beginning in fall of 2025 towards completion in 2028.

The subject TRCA-owned lands were acquired from Glenwatson Developments Inc., on October 27, 1989, under Land Acquisition Project 1987-1991 at that time.

Attachment 1 is a sketch illustrating the location of the subject lands. Attachment 2 is an orthophoto illustrating the location of the subject lands.

RATIONALE

The conveyance furthers our objectives under the Conservation Authorities Act and given that the City of Brampton and TRCA have conveyed land to each other over the years for nominal amounts, the \$2.00 nominal consideration is consistent with that practice.

Relationship to TRCA's 2023-2034 Strategic Plan

This report supports the following Pillars and Outcomes set forth in TRCA's 2023-2034 Strategic Plan:

Pillar 1 Environmental Protection and Hazard Management:

- 1.4 Balance development and growth to protect the natural environment ensuring safe sustainable development

Pillar 1 Environmental Protection and Hazard Management:

- 3.1 Connect communities to nature and greenspace

FINANCIAL DETAILS

City of Brampton has agreed to assume all legal, survey and other costs involved in completing this transaction.

Report prepared by: Stella Ku, Property Agent

Email: stella.ku@trca.ca

For Information contact: Stella Ku, (437) 880-1956; Alexander Schuler,

Item 8.4

(437) 880-1950

Email: stella.ku@trca.ca; alexander.schuler@trca.ca

Date: April 7, 2025

Attachments: 2

Attachment 1: Site Plan – north of Church Street East and west of Ken Whillans Drive, City of Brampton

Attachment 2: Orthophoto - north of Church Street East and west of Ken Whillans Drive, City of Brampton