

# DECISION/DIRECTION NOTE

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**Title:** Quit Claim – Right-of-Way between 12 and 14 Waterford Heights South

**Date Prepared:** September 1, 2021

**Report To:** Regular Meeting of Council

**Councillor and Role:** Councillor Wally Collins

**Ward:** Ward 5

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## **Decision/Direction Required:**

Recommendation on the Quit Claim on land between 12 and 14 Waterford Heights North, as shown in red on the attached diagram.

## **Discussion – Background and Current Status:**

The owner of 12 Waterford Heights North has approached the City requesting to purchase the parcel of land between his property and 14 Waterford Heights South. This property is identified on the attached plot plan as a Right of Way. The Legal Department has looked into the title of this property, and while the City claims this land as it was part of the overall development of the area in the 1970's, it was never formally transferred to the City from the Developer who is no longer in existence. This request was circulated amongst the required City departments with no objections noted.

Should this Quit Claim of this Right of Way be approved, the Legal Department would offer half to 12 and the other half to 14 Waterford Heights South. Should either party decline or fail to reply in the time frame set out, the property would be able to be acquired, in its entirety, by the other property. The City has previously Quit Claimed the back portion of this Right of Way to 35 Waterford Heights North.

## **Key Considerations/Implications:**

1. Budget/Financial Implications: City to receive \$250 plus HST for the preparation of the Quit Claim Deed
2. Partners or Other Stakeholders: N/A
3. Alignment with Strategic Directions/Adopted Plans: An Effective City
4. Legal or Policy Implications: A Quit Claim Deed will have to be prepared

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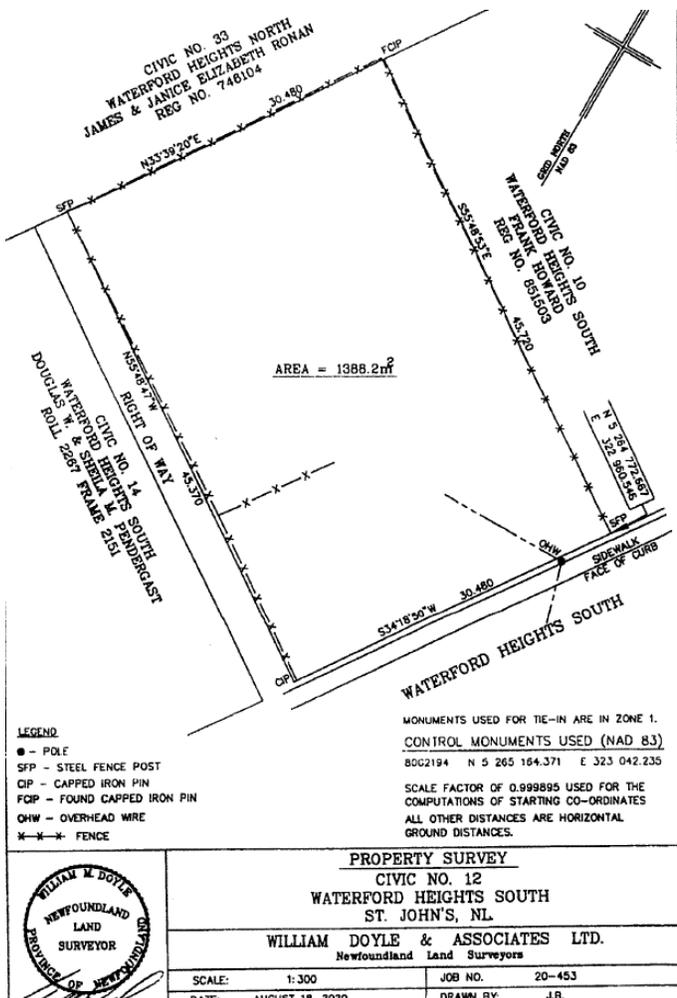
# ST. JOHN'S

5. Privacy Implications: N/A
6. Engagement and Communications Considerations: N/A
7. Human Resource Implications: N/A
8. Procurement Implications: N/A
9. Information Technology Implications: N/A
10. Other Implications: N/A

**Recommendation:**

That Council approve the Quit Claim of the Right of Way between 12 and 14 Waterford Heights South, as shown in red on the diagram below.

**Prepared by:** Andrew Woodland, Legal Counsel  
**Approved by:** Cheryl Mullett, City Solicitor





**Report Approval Details**

Document Title:	Quit Claim - Right-of-Way between 12 and 14 Waterford Heights South .docx
Attachments:	
Final Approval Date:	Sep 2, 2021

This report and all of its attachments were approved and signed as outlined below:

**Cheryl Mullett - Sep 2, 2021 - 8:49 AM**