

Town of Pelham
Summary of Active and Inactive Lands
as at December 31, 2018

Appendix A

MPAC		Town Notes			MPAC
Roll Number	Property Location	Legal	Active/ Inactive	Notes	Inactive Land Comments
27 32 030 020 046 07	100 MERIDIAN WAY	PLAN 59M432 BLK 4	A	In 2017 created this from Roll 2732 030 020 04600. The Meridian Community Centre. In 2018 received an address change alone. In 2017 was listed as 55 Wellspring Way.	
27 32 030 012 425 00	1077 EDWARD AVE	PLAN 59M147 BLK 73	A	Playground/Trail	
27 32 030 012 015 00	1120 HAIST ST	CON 9 PT LOT 3	A	Arena	
27 32 010 015 169 00		PLAN 16 PT LOT 1	A	Parking for model railroad building	
27 32 010 015 170 00	1139 MAPLE ST	PLAN 16 PT LOT 1 NKA703 59R7128 PART 2	A	Parking for model railroad building	
27 32 010 015 168 00	1141 MAPLE ST	PLAN 16 PT LOT 1	A	Hall	
27 32 030 004 030 03	1401-1403 STATION ST	PLAN 717 PT LOT 14 RP 59R15935 PT PART 1	A	Previously two roll numbers (27 32 030 004 030 00 and 27 32 030 004 030 01). Houses demolished for road to East Fonthill development; building a road this year. Narrow strip on this is Summersides.	
27 32 020 010 003 35	1575 LOOKOUT ST	PLAN 59M348 BLK 46	A	Retention pond; Plan 59M348 Block 46	
27 32 020 010 010 02	177 HIGHWAY 20	CON 7 PT LOT 3 RP 59R3115 PART 1 TO PART 3	A	Fire Station # 1	
27 32 010 008 150 05	1780 CREAM ST	CON 6 PT LOT 12 RP 59R4059 PART 1	A	North Pelham Park	
27 32 020 021 010 14	18 STONEGATE PL	PLAN 59M240 BLK 8	A	Retention pond; Plan 59M240 Block 8	
27 32 020 010 097 00	199 PANCAKE LANE	CON 8 PT LOT 3	A	Hillcrest Park	
27 32 030 020 046 08	20 REGIONAL RD	PLAN 59M432 BLK 5	A	In 2017 created this from Roll 2732 030 020 04600. Storm water Pond.	
27 32 020 009 056 00	209 METLER RD	CON 5 PT LOT 4	A	Hansler Cemetery	
27 32 030 012 628 00	23 MEADOWVALE DR	PLAN 59M-164 BLK 69	A	Retention pond	
27 32 020 021 046 00	23 SHORTHILL PL	PLAN 59 M105 BLOCK 22	A	Park	
27 32 010 007 165 02	2355 CREAM ST	PELHAM CON 3 PT LOT 11 RP 59R14973 PART 1	A	Fire Station #3	
27 32 030 005 088 00	25 HIGHLAND AVE	CON 8 PT LOT 1 PT LOT 2 PLAN 25 PT BLK U NP717	A	Cemetery	
27 32 010 016 135 78	28 MARTHA CRT	PLAN 59M352 BLK 25	A	Retention Pond	
27 32 020 010 128 00	294 CANBORO RD	CON 8 PT LOT 5	A	Auto Dealership (Water Station). Water station purchased from 1729755 Ontario Inc January 10, 2017. Sold a portion later on within the same year. No MPAC number for this property yet.	
27 32 030 020 052 33	30 BERGENSTEIN CRES	PLAN 59M434 BLK 131	A	Open Space resulting from the River Realty severance.	
27 32 020 010 099 90	30A TIMMSDALE CRES	PLAN 59M317 BLK 36	A	Path & rentention pond	
27 32 020 002 009 00	33-55 PARK LANE	PLAN 25 PT BLK H RP 59R4895 PART 1	A	Marlene Stewart Streit Park	
27 32 030 004 170 00	43 PELHAM TOWN SQ	PLAN 25 PT BLK C 59R3126 PART 8	A	Library	
27 32 010 015 179 30	45 KER CRES	PLAN 59M220 BLK 136	A	Retention Pond	
27 32 020 013 105 00	451 CANBORO RD	CON 8 PT LOT 8	A	Cemetery	
27 32 020 013 146 00	491 CANBORO RD	CON 9 PT LOT 9	A	OPTH	
27 32 030 020 046 04	50 WELLSRING WAY	PLAN 59M432 BLK 1	A	In 2017 created this from Roll 2732 030 020 04600. In 2018 this property was divided into 50 Wellspring Way and 80 Wellspring Way. 80 Wellspring Way was then sold to Parkhill Pelham Corporation. Partial disposal completed in iCity in 2018.	Partial Disposal
27 32 030 017 118 00	520 CHANTLER RD	CON 13 PT LOT 10	A	Harold Bradshaw Park	
27 32 010 008 157 01	675 TICE RD	CON 6 PT LOT 13	A	Shop	
27 32 020 021 039 00	7 SHORTHILL PL	PLAN 59 M105 BLOCK 21	A	Retention pond.	
27 32 010 015 115 00	766 WELLAND RD	PLAN 16 PT LOT 8	A	Fire Station #2	
27 32 010 015 031 00	781 CANBORO RD	PLAN 16 LOT 2 PT LOT 1 NP703	A	Maple Acres Library	
27 32 030 011 213 00	79 SPRUCESIDE CRES	PLAN M-19 BLOCK B	A	Park	
27 32 030 012 509 00	88 WOODSIDE SQ	RP 59M149 BLK 45 RP 59M151 BLK 53	A	Parkland/greenspace	
27 32 010 015 288 00	90 SANDRA DR	PLAN 59M220 BLK 140	A	Cherry Ridge Subdivision Park	
27 32 030 012 066 01	953 HAIST RD	RP 59R2485 PART 1 TO PART 3 RP 59R3710 PART 1	A	Park	
27 32 010 015 203 00	989 CHURCH ST	PLAN 703 PT LOTS 7 8 AND 9 59R7488 PART 4 59R11264 PART 2 59R1377 PART 1 59R11639 PART 1 E/S CHURCH ST	A	Centennial Park	
27 32 010 018 998 00	ABANDONED R/W	RP 591043	A	Abandoned railway various locations throughout town; total 42.12 acres. All used as trail - environmental assessments already done.	
27 32 020 010 031 76	ABBOTT PLACE	PLAN 59M399 BLK 49	A	Park	
27 32 020 010 031 84	ABBOTT PLACE	PLAN 59M399 BLK 50	A	Non-buildable land (walkways, buffer/berm, storm water pond, etc)	
27 32 030 012 663 00	BECKETT CRES	PLAN 59M218 PT BLK 58	A	Storm water pond	
27 32 030 012 705 00	BECKETT CRES	PLAN 59M218 BLK 64	A	Trail	
27 32 030 012 706 00	BECKETT CRES	PLAN 59M218 BLK 62 & 63	A	Parkland	
27 32 030 012 206 01	BERKWOOD PL SS	PLAN M64 PT LOT 9 59R6991 PART 1	A	Walkway	
27 32 020 010 035 24	BREWERTON BLVD	PLAN 59M403 BLK 124	A	Non-buildable land (walkways, buffer/berm, storm water pond, etc)	
27 32 020 010 003 75	BREWERTON BLVD SS	PLAN 59M348 BLK 48	A	Abbott Pl roadway.	
27 32 030 011 238 01	FALLINGBROOK DR E	PLAN M19 BLK C	A	Walkway to Pelham between 39 and 41 Fallingbrook	
27 32 010 016 146 10	FOSS RD NS	PLAN 703 PT LOT 19 RP 59R12475 PART 2	A	Between 823 & 833 Foss; Required emergency access to Martha Court	
27 32 020 010 035 25	HAIST ST	PLAN 59M403 BLK 127	A	Non-buildable land (walkways, buffer/berm, storm water pond, etc)	

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27 32 030 012 070 01	HAIST ST ES	PLAN 59M104 BLK 58	A	Harold Black Park - Parking & Concession		178,000
27 32 020 002 009 01	HIGHWAY 20 W	PLAN 25 PT BLK H	A	Transformer Station		5,900
27 32 020 003 998 00	HURRICANE RD	PLAN 25 PT LOT 2 PT BLK B NP 717 PT TWP LOTS 166,167 RP 59R9487 PART 6 PT PARTS 4,7	A	Trail		19,300
27 32 020 003 999 00	HURRICANE RD	PT TWP LOT 161	A	Trail		184,000
27 32 030 020 215 00	JOHN ST	59M-189 BLK 55	A	Kunda Park		222,000
27 32 030 012 386 30	LAWRENCE LANE	PT PCL 69-1 SECTION 59M-147 BLOCK 70 & 71 PT BLK 69 RP59R9009 PART 3 & 4	A	Emergency access from Lawrence to Darby		117,000
27 32 030 019 001 64	LINE AVE ES	PLAN 59M298 BLK 71	A	Walkway - non-buildable land		3,200
27 32 020 010 035 23	MARLENE STEWART DR	PLAN 59M403 BLK 123	A	Park		191,000
27 32 010 016 135 98	MARTHA CRT SS	PLAN 59M352 BLK 26	A	Retention Pond		66,000
27 32 030 019 045 02	MASON DR	PT TWP LOT 177 RP 59R15050 PARTS 5 AND 6	A	New road; Purchased from Dave Robertson		92,000
27 32 030 019 075 05	MERRITT RD SS	PT TWP LOT 177 RP 59R4358 PART 3	A	Roadway - Brookfield Crt		96,000
27 32 030 012 001 11	PANCAKE LANE	PNS23 BLK A	A	Walkway between Pancake & Berkhout		90,000
27 32 030 004 133 00	PELHAM ST	PLAN 25 PT LOT 34 NP717 RP 59R3509 PART 8	A	Corner of Pelham and Hwy 20; bench/tree		91,000
27 32 030 012 056 01	PELHAM ST	CON 10 PART LOT 1 59R-4759 PART 1	A	Trail behind Woodside		220,000
27 32 030 019 060 14	PELHAM ST	THOROLD PT LOT 177 PLAN 59M405 BLK 14 AND RP 59R15420 PARTS 5 AND 6	A	Walkway South Pelham to Tanner Dr.		8,600
27 32 030 004 142 00	PELHAM TOWN SQ	PLAN 25 PT LOT 26 PT LOT 32 NP717	A	Municipal offices		1,097,000
27 32 030 020 046 12	RICE RD	PLAN 59M432 BLK 13	A	In 2017 created this from Roll 2732 030 020 04600. Rice Road.		7,243
27 32 030 020 046 13	RICE RD	PLAN 59M432 BLK 14	A	In 2017 created this from Roll 2732 030 020 04600. Rice Road.		8,305
27 32 010 018 141 98	RIVER RD ES	CON 14 PT LT 19 RP 59R12533 PARTS 18 19 20	A	Lightning bolt shaped piece of land split across the middle of two properties. Not suitable for development. Vested to Town following an unsuccessful tax sale- Dec 15, 2014. Never recorded.		5,300
27 32 030 020 046 10	SHAW AVE	PLAN 59M432 BLK 7	A	In 2017 created this from Roll 2732 030 020 04600. Shaw Avenue.		55,043
27 32 030 011 177 09	SPRUCESIDE CRES	PLAN M100 BLOCK 25	A	Path between Spruceside and Greenvale		22,000
27 32 030 011 175 00	SPRUCESIDE CRES N	PLAN M19 BLK F	A	Trail		122,000
27 32 030 004 173 00	STATION ST	PT TWP LOT 168 RP59R 4931 PT PART 9	A	Corner of Pelham Town Sq and Station St.; hydro easement		103,000
27 32 030 020 045 15	STATION ST	PT THOROLD TOWNSHIP LOTS 166 AND 167 RP 59R15473 PARTS 1 AND 2	A	In 2017 created this from Roll 2732 030 020 04600. Station Street.		57,940
27 32 030 020 052 31	SUMMERSIDES BLVD	PLAN 59M434 BLK 129	A	Open Space Resulting from River Realty severance.		60,837
27 32 030 020 052 32	SUMMERSIDES BLVD	PLAN 59M434 BLK 130	A	Open Space Resulting from River Realty severance.		111,051
27 32 030 019 060 15	TANNER DR	PLAN 59M405 BLK 15	A	Walkway South Pelham to Tanner Dr.		1,500
27 32 030 019 002 75	TIMBER CREEK CRES ES	PLAN 59M298 BLK 72	A	Retention pond.		123,000
27 32 030 019 007 00	TIMBER CREEK CRES ES	PT TWP PT LOT 176 RP 59R11796 PART 2	A	Retention pond.		70,000
27 32 030 011 113 69	UNOPENED RD ALL W	PLAN M11 LOT 66	A	Trail behind Parkhill		191,000
27 32 010 015 001 05	WELLAND RD	PLAN 703 PT LOTS 8 AND 9 PT LOT 11 CHURCH ST E/S AND RP 59R11639 PART 1 RP 59R14328 PARTS 2 AND 4	A	Centennial Park Soccer Fields		177,000
27 32 030 012 077 02	WELLAND RD	FORMER RD ALLOW BTWN CON 9 & 10 RP 59R5145 PT 1	A	Trail		182,000
27 32 030 020 046 06	WELLSPRING WAY	PLAN 59M432 BLK 3	A	In 2017 created this from Roll 2732 030 020 04600. Wellspring Way.		720,385
27 32 030 020 046 09	WELLSPRING WAY	PLAN 59M432 BLK 6	A	In 2017 created this from Roll 2732 030 020 04600. Wellspring Way.		12,843
27 32 030 019 070 78	WILLSON CROSS ES	PLAN 59M334 BLK 40	A	Walkway Willson Cr to Line Ave		7,900
27 32 030 012 077 31	WOODSIDE SQ	PLAN 59M149 BLK 43 CON 10 PT LOT 1 59R-6372 PART 1	A	Greenspace for residents		123,000
No Roll Number	Canboro Road Widening	59R15924 Parts 1 and 3	A	A street which was a contributed asset in 2018. Assigned nominal value by Town.		
No Roll Number	Laneway	59R16202 Part 2	A	A street which was a contributed asset in 2018. Assigned nominal value by Town.		
No Roll Number	Swan Avenue	PLAN 59M456	A	A street which was a contributed asset in 2018. Assigned nominal value by Town.		
No Roll Number	Myrtle Street	PLAN 59M456	A	A street which was a contributed asset in 2018. Assigned nominal value by Town.		
No Roll Number	Acacia Road	PLAN 59M456	A	A street which was a contributed asset in 2018. Assigned nominal value by Town.		
27 32 020 021 062 00	1607 STATION ST	PLAN 59M 107 LOT 36	I	Can't build - landlocked; Plan 59M107 Lot 36.	#1	215,000
27 32 010 007 031 02	2776 EFFINGHAM ST	CON 1 PT LOT 4 RP 59R8641 PART 2	I	Tax sale - nobody wanted to purchase it; not likely to be sold; at side of resident's property & no other real use. Can't build on it because of a stream running through the property. Cannot develop. Sell to abutting owners only option.	#1	233,000
27 32 010 018 108 20	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 8	I	All of the property on Balfour could be sold. We are currently doing an environmental study but any potential contamination is unknown at this time. Contamination is not highly likely because other houses were built there with no issues. It was previously farmland and there is a municipal drain. As per Town Clerk "EIS not favourable. No road access".	#2	15,100
27 32 010 018 108 22	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 9	I	See above explanation on Balfour property.	#2	15,100
27 32 010 018 108 24	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 10	I	See above explanation on Balfour property.	#2	15,100

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27 32 010 018 108 26	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 11	I	See above explanation on Balfour property.	#2	15,400
27 32 010 018 108 28	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 12	I	See above explanation on Balfour property.	#2	15,100
27 32 010 018 108 30	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 13	I	See above explanation on Balfour property.	#2	15,500
27 32 010 018 108 32	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 14	I	See above explanation on Balfour property.	#2	15,200
27 32 010 018 108 34	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 15	I	See above explanation on Balfour property.	#2	15,200
27 32 010 018 108 38	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 17	I	See above explanation on Balfour property.	#2	15,200
27 32 010 018 108 40	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 18	I	See above explanation on Balfour property.	#2	14,000
27 32 010 018 108 42	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 19	I	See above explanation on Balfour property.	#2	15,200
27 32 010 018 108 44	BALFOUR RD	CON 13 PT LOT 14 RP59R 9440 PART 20	I	See above explanation on Balfour property.	#2	15,200
27 32 030 020 052 29	BERGENSTEIN CRES	PLAN 59M434 BLK 127	I	Non-Buildable Land Resulting from River Realty severance.	#1	30,419
27 32 010 015 036 50	CHERRY RIDGE BLVD 73	PLAN 59M350 BLK 59	I	Lands were transferred to the town as part of the Cherry Ridge Subdivision; big ravine; Carolinian forest - NPCA regulated lands on 1/4 south strip. The remainder has a "Core Natural Heritage Designation" for "Significant Woodlot".	#1	139,000
27 32 030 005 022 02	CHURCH HILL ST	PLAN 25 PT BLK G NP717	I	Landlocked lot it previously went up for sale but nobody wanted to buy it. Heaton - little block behind Metler's house on Church Hill. As per Town Clerk December 2018, the "owner of (unit) # 12 has interest to buy."	#2	3,100
27 32 020 010 191 00	CONCORD ST	PLAN M48 BLK C	I	Vacant - tax sale. Previously owned by Overland Developments. Non-buildable due to size. As per Town Clerk "landlocked".	#1	48,300
27 32 030 020 069 54	MYRTLE ST	PLAN 59M456 BLK 48	I	Resulting from Hert Inc severance. Non-Buildable Land. Saffron Meadows.	#1	32,000
27 32 030 020 069 59	MYRTLE ST	PLAN 59M456 BLK 53	I	Resulting from Hert Inc severance. Non-Buildable Land. Saffron Meadows.	#1	20,500
27 32 030 020 069 56	PORT ROBINSON RD	PLAN 59M456 BLK 50	I	Resulting from Hert Inc severance. Non-Buildable Land. Saffron Meadows.	#1	29,500
27 32 030 020 069 58	PORT ROBINSON RD	PLAN 59M456 BLK 52	I	Resulting from Hert Inc severance. Non-Buildable Land. Saffron Meadows.	#1	28,000
27 32 020 010 203 05	REAR LAND	PLAN 59M221 LOT 101	I	Non-buildable; deep valley; Plan 59M221 Lot 101; 3.32 acres between Concord & Blackwood. As per Town Clerk - "cannot be sold for development or developed".	#1	197,000
27 32 030 020 052 34	REGIONAL 54 RD	PLAN 59M434 BLK 132	I	Non-Buildable Land Resulting from River Realty severance.	#1	12,167
27 32 030 012 057 25	REGIONAL RD 36	CON 10 PT LOT 1 RP 59R10892 PARTS 3,5,6	I	Vacant land; thin strip that fronts Welland Rd could be sold to adjacent property owner. The wider strip could be developed for pedestrian access to Harold Black Park from Pelham Street. As per Town Clerk "not suitable for development".	#2	17,700
27 32 030 019 005 68	ROSEWOOD CRES	PLAN 59M412 BLK 56	I	Open space - Transferred to Town in 2014 for Environmental Protection. No expected future benefits to be given up as it is environmentally protected.	#1	1,024
27 32 030 019 005 69	ROSEWOOD CRES	PLAN 59M412 BLK 57	I	Non-buildable land; transferred to Town in 2014 for Creek realignment. No expected future benefits to be given up as it is non-buildable.	#1	11,858
27 32 030 019 005 70	ROSEWOOD CRES	PLAN 59M412 BLK 58	I	Transferred to Town in 2014 for Storm Water Management. No expected future benefits to be given up as it is non-buildable.	#1	37,894
27 32 020 021 073 00	STATION ST ES	PLAN 59M 107 LOT 37	I	Non-buildable ravine (drops); Plan 59M107 Lot 37. As per Town Clerk "no development".	#1	240,000
27 32 030 020 052 30	SUMMERSIDES BLVD	PLAN 59M434 BLK 128	I	Non-Buildable Land Resulting from River Realty severance.	#1	14,002
27 32 030 020 052 35	SUMMERSIDES BLVD	PLAN 59M434 BLK 133	I	Non-Buildable Land Resulting from River Realty severance.	#1	17,575
27 32 030 020 069 55	SWAN AVE	PLAN 59M456 BLK 49	I	Resulting from Hert Inc severance. Non-Buildable Land. Saffron Meadows.	#1	26,500
27 32 020 010 099 80	TIMMSDALE CRES REAR	PLAN 59M317 BLK 32	I	Vacant - valley; (non-buildable). As per Town Clerk - "cannot be sold for development or developed".	#1	995,000
27 32 030 012 023 01	WELLAND RD N/S	PELHAM CON 9 PT LOT 3 RP 59R11079 PART 1	I	Transferred to Town in 2010. Residential vacant land but was missing from the MPAC list in 2017. Will likely be sold, but contamination unlikely based on neighbouring properties.	#2	407,407
27 32 010 015 122 06	WELLAND RD SS	CON 10 PT LOT 14 LPAN 16 PT BLK C NP703	I	Beside 949 Church; no direct road access, however it is connected to Centennial Park which provides access. NPCA regulated lands & part of Greenbelt. Potential for future extension of Centennial Park. As per Town Clerk "retain for Park. No road access."	#2	198,000
27 32 010 015 109 04	WELLAND ST SS	PLAN 16 PT LOT 3 NP703	I	Right at front of vacant lot that is for sale - 10 x 12 ft piece. As per Town Clerk "immaterial".	#1	400
No Roll Number	HWY 20 Retaining Wall Kaiser		I	Retaining wall. Unusable land.	#1	18,819