



Staff Report

Council Meeting Date: January 13, 2025

Subject: CAO-2025-02 Expression of Interest – Old Paisley Library

Report from: Emily Dance, Chief Administrative Officer

Attachments: DRAFT Expression of Interest

Recommendation

Be It Resolved that Council hereby approves Report Number CAO-2025-02 Expression of Interest – Old Paisley Library; and

Directs staff to issue the Expression of Interest for the Old Paisley Library with a closing date of March 13, 2025.

Background

The Paisley Library relocated to a renovated accessible space at the Paisley Community Centre. As a result, on March 11, 2024 the Paisley Library was declared surplus to the Municipalities needs.

On [October 15, 2024](#) Council directed staff to draft an Expression of Interest for the old Paisley Library to request , create a list of proponents that may then be invited to participate in the formal land sale process indicating their intentions for the redevelopment and how the proposal is in keeping with the Municipality Corporate Strategic Plan and Economic Strategic Plan

Analysis

Task	Date
Issue date	February 3, 2025
Site Visit- (Pre-registration required)	February 21, 2025 11:00 am
Deadline for receipt of questions	February 28, 2025 4:00 p.m.
Issue answers on or before	March 7, 2025 4:00 p.m.
Submission deadline	March 13, 2025 2:00 pm,
Submissions reviewed by Council	March 24, 2025

As part of the submission, the municipality has requested that proponents provide

- A letter of introduction signed by the principle(s) of the proponent's team.
- A preliminary offer for purchase price. (non-binding)
- A brief description of the proponent's organization, and any proposed and/or potential partners.
- Contact person and project manager for all future communications between the proponent and Municipality.
- A detailed description of the re-development concept highlighting the use of the property and how the development will:
 - Advance the Municipality 's Economic Development Strategic plan.
 - Advance the Municipality's Corporate Strategic Plan
- A preliminary development timeline indicating the development team's intended schedule for undertaking work at the site, demonstrating the site will be re-developed expeditiously.

Expressions of Interest will be evaluated based on:

- The type of re-development proposed, intended use, and "fit" with the surrounding area;
- Perception of the probability of success of the development at the location;
- Benefit to the Municipality, the ability of the development proposal to advance the Municipality 's economic strategic plan, and Corporate Strategic Plan
- Purchase price offered (non-binding)

The evaluation of proposals will consider a balance between financial capability, experience and skills, the quality and integrity of the proponent(s) overall understanding of the Municipality 's objectives, and the quality of the development concept.

The EOI will be posted on the corporate website, promoted on social media, forwarded to the business associations and Chambers in Arran-Elderslie and surrounding areas, as well promoted through our Economic Development channels.

Link to Strategic/Master Plan

6.2 Supporting Businesses and the Local Economy

6.4 Leading Financial Management

Financial Impacts/Source of Funding/Link to Procurement Policy

Revenue generated from the sale will be included as revenue for the Municipality and can be used to off-set expenditures, placed in reserves or can be dedicated to a specific project at Council's direction. Appraisal fees and legal fees will apply.

Approved by: Emily Dance, Chief Administrative Officer