

The owner of the private residence was a prominent citizen. Upon the report being received that the private residence was suitable and that its acquisition would represent a substantial saving, as compared with erecting a new building, instructions were issued to proceed by way of expropriation. Definite instructions were issued that no personal negotiation should take place with the owner, but that the price should be determined by the Exchequer Court of Canada.

There was an open trial at which the owners and the Department offered the best evidence available as to the valuation of the property. The judge, an eminent member of the Bench, awarded the sum of \$94,440 which he arrived at as follows: The actual investment of the owners of the property, less depreciation for the number of years during which they had used it, plus ten percent for forcible occupation by the Government.

This price, together with the estimated cost of a new unit, represents a total outlay for the Department on the desired accommodation of \$124,000, a saving of more than \$5,000, as compared with the original proposal to erect a new building.

Any suggestion of favoritism falls to the ground by reason of the fact that the price to be paid for the property was left in the hands of the Court.

The suggestion that the transaction was unnecessarily costly (a charge which was embellished with allusions to the customary amenities of a prosperous citizen's home, such as fish ponds, tennis courts, ornamental gates, etc.) falls to the ground because of the following advantages accruing to the Department:-

- (a) The financial saving as compared with the cost of erecting a new building;
- (b) The acquisition of an additional 100 feet of waterfront connecting two portions of the Air Station formerly separate;
- (c) The closing of a public thoroughfare through the Department's property;
- (d) The acquisition of a substantial area formerly constituting public thoroughfare;
- (e) The fact that Married Officers' Quarters can now be constructed within the Station.

The unfairness of the MacLean attack is exemplified by the attempt to make scandal out of the fact that, in a transaction in his own City, the former Minister found the Department dealing with a personal friend.

It is perfectly obvious that a man who has been in public life for any length of time is bound to have official dealings from time to time with those who are personally well known to him. In this case, the emphatic orders issued that there should be no direct negotiation, but that the transaction should be carried out by expropriation with the valuation to be fixed by the Court, indicate the scrupulous care exercised by the Minister to avoid even the suggestion of personal considerations affecting the public's business.

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