

## INDEX

*References are to legislative section numbers (e.g., Alta. s. 70) and/or commentary headings (e.g., Ont. s. 42 §10), or appendices (e.g., Alta. App. B), preceded by the abbreviation of the relevant jurisdiction.*

[The index is current to July 2015, 2015—Release 1.]

### Abandonment of expropriation

Alberta, ss. 20, 24

British Columbia

- comment, B.C. s. 19 §0.0
- compensation, B.C. s. 19 §2.0
- cases, B.C. s. 19 §2.2
- costs, B.C. s. 19 §2.5
- damages suffered as result of initiation of expropriation, B.C. s. 19 §2.1
- jurisdiction, B.C. s. 19 §2.4
- notice, B.C. s. 19 §1.4
- procedure, B.C. s. 19 §1.3

Canada

- compensation payable, Can. s. 28 §2.0
- effect of, Can. s. 20 §1.0
- notice of abandonment of intention, Can. ss. 12, 20

Manitoba, Man. s. 50

- rights to former owner, Man. s. 50 §2.0

New Brunswick, N.B. s. 24

- compensation of owner, Man. s. 19(14)
- notice not registered, Man. s. 19(11)
- extension of time, Man. s. 19(11.1), (12)

### Abandonment of land

Alberta, Alta. s. 70

Nova Scotia

- expropriated land, N.S. s. 20
- calculation, N.S. s. 20 §1.2
- measure of damages, N.S. s. 20 §1.1

Ontario

- disposal of, Ont. s. 42 §1.0
- expropriated land, Ont. s. 41 §1.0
- abortive attempt to abandon, Ont. s. 41 §1.4
- comment, Ont. s. 41 §1.2
- consequential damages
- compensation for, Ont. s. 41 §1.5
- interest on, Ont. s. 41 §1.6
- onus, Ont. s. 41 §1.7
- history of s. 41, Ont. s. 41 §1.1
- jurisdiction, Ont. s. 41 §1.3

### Accommodation, *see* Equivalent accommodation

### Advance payment

British Columbia

- all appraisal and other reports on which payment is based, B.C. s. 20 §1.3
- application for directions, B.C. s. 20 §1.5
- appraisal, whether authority to obtain, B.C. s. 20 §1.6
- appraisal report as basis, B.C. s. 20 §1.3
- qualifications of appraisers, B.C. s. 20 §2.2
- what qualifies as, B.C. s. 20 §2.1
- compensation other than business loss, B.C. s. 20 §1.4
- costs, of, B.C. s. 48
- amendments to 1987 Act, B.C. s. 48 §2.0
- generally, B.C. s. 48 §1.0
- review under s. 48, B.C. s. 48 §3.0
- costs must be reasonable, B.C. s. 48 §3.3
- costs of review, B.C. s. 48 §§3.12, 3.13

### Expropriation

2015—Rel. 1

- date from which costs may be recovered, B.C. s. 48 §3.9
  - evidence on, B.C. s. 48 §3.2
  - failure to pay, authority's, B.C. s. 48 §3.11
  - interpretation of s. 48, B.C. s. 48 §3.7
  - objections to account, B.C. s. 48 §§3.5, 3.6
  - onus, B.C. s. 48 §3.4
  - owner's out-of-pocket expenses, B.C. s. 48 §3.8
  - res judicata, whether s. 48 review is, B.C. s. 48 §3.14
  - review not final, B.C. s. 48 §4.0
  - summary procedure, B.C. s. 48 §3.1
  - when owner may apply, B.C. s. 48 §3.10
  - deemed acceptance of, B.C. s. 25
  - acquisitions under s. 3, B.C. s. 25 §2.3
  - after payment made under s. 20, B.C. s. 25 §2.4
  - history, B.C. s. 25 §0.0
  - limitation period, effect of, B.C. s. 25 §1.6
  - expropriation contested or abandoned after making of, B.C. s. 20 §1.11
  - failure to comply, B.C. s. 20 §1.7
  - form of notice, B.C. s. 20 §1.8
  - history of s. 20, B.C. s. 20 §0.0
  - increase of, B.C. s. 20 §1.6
  - jurisdiction, B.C. s. 20 §1.13
  - more than one owner, where, B.C. s. 20 §1.2
  - overpayment, B.C. s. 20 §1.9
  - payment made to mortgagee, where, B.C. s. 20 §1.3
  - penalty for withholding information, B.C. s. 20 §4.0
  - required payment, B.C. s. 20 §1.2
  - respondent bound by, whether, B.C. s. 20 §1.10
  - retrospective, whether s. 20 is, B.C. s. 20 §1.9
- Agreements, *see also* Voluntary agreement to transfer**
- Alberta
- generally, Alta. s. 5 §1.0
- New Brunswick
- generally, N.B. s. 36
  - where no agreement, N.B. s. 36 §1.0
- Nova Scotia
- owner, with, N.S. s. 12
- Ontario
- partial agreements, statutory authority bound by, Ont. s. 24 §2.0
  - statutory authority may make and perform, Ont. s. 24 §1.0
- Appeal**
- Alberta
- costs on, Alta. s. 39 §5.0
  - Court of Appeal, to, Alta. s. 37
  - any determination or order of the Board, Alta. s. 37 §1.0
  - decision of inquiry officer, Alta. s. 37 §3.0
  - interlocutory, Alta. s. 37 §4.0
  - limitations on right, Alta. s. 37 §2.0
- British Columbia
- costs on, B.C. s. 28 §3.0, *see also* **Costs**
  - powers of Court of Appeal, B.C. s. 28 §2.0
  - standard of review, B.C. s. 28 §2.1
  - repealed provision
  - s. 28, B.C. s. 28 §1.0
  - time for bringing, B.C. s. 28 §1.2
  - when appeal lies, B.C. s. 28 §1.1
- Canada
- costs on, Can. s. 39 §9.0
  - Federal Court of Appeal, to, Can. s. 32(4)-(5) §§2.0, 3.0
- Manitoba
- Court of Appeal, to, Man. s. 44
  - powers of, Man. s. 44(2) §2.0
- New Brunswick
- costs on, N.B. s. 52 §2.0
- Nova Scotia
- determination of title, of, N.S. s. 17(5)
- Ontario
- amendment to notice, Ont. s. 31 §1.4.1
  - application for possession, from, Ont. s. 39 §3.4
  - application of s. 31, Ont. s. 31 §1.5
  - assessment officer, decision of, Ont. s. 32 §4.11
  - costs, Ont. s. 31 §2.3
  - post R.S.O. 1980, Ont. s. 31 §2.5
  - prior to R.S.O. 1980, Ont. s. 31 §2.4

- Court of Appeal to, from Divisional Court, Ont. s. 31 §3.0
  - Divisional Court, to, Ont. s. 31
  - history of s. 31, Ont. s. 31 §1.1
  - interlocutory, Ont. s. 31 §1.6
  - offer of compensation
    - • extension of time, Ont. s. 25 §3.5
    - powers of court, Ont. s. 31 §2.0
    - • generally, Ont. s. 31 §2.1
    - • reference back to Board, Ont. s. 31 §2.2.1
    - • standard of review, Ont. s. 31 §2.2
  - proceedings commenced in tribunal other than Land Compensation Board, Ont. s. 31 §1.3
  - timing of, Ont. s. 31 §1.4
  - transitional provisions, Ont. s. 31 §1.2
- Application**
- Manitoba
- compensation, to determine, Man. s. 15
  - • procedure, Man. s. 15 §6.0
  - quash, to, Man. s. 10
  - time, extension of, Man. ss. 23, 24
- Ontario
- set aside or quash
  - • quashing for bad faith, Ont. s. 43 §1.2
  - • time for, Ont. s. 43 §1.0
- Appraisal**
- Alberta
- entry on land for, Alta. s. 63
- Ontario
- entry on land for, Ont. s. 10(3) §3.0
- Appraisal reports**
- Alberta
- proposed payment and, Alta. s. 32 §1.0
- British Columbia
- statutory requirements, B.C. s. 20 §2.1
- Canada
- offer of compensation and, Can. s. 16 §5.0
- Evidence, as, *see* **Evidence**
- Nova Scotia
- defined, N.S. s. 3(1)(a) §1.0
  - offer of compensation and, N.S. s. 13
- Ontario
- admissibility of, Ont. s. 28 §1.7
  - Board's practice, Ont. s. 28 §1.4
  - • amendments to, Ont. s. 28 §1.4.1
  - defined, Ont. s. 28 §1.2
  - failure to serve, Ont. s. 28 §1.6
  - • appraisal costs still claimable, Ont. s. 28 §1.5
  - • offer of compensation, Ont. s. 25 §§2.5, 4.2
  - offer of compensation, Ont. s. 25(2) §2.0
  - production, order for earlier, Ont. s. 28 §1.8
  - service of, Ont. s. 28(1) §1.0
  - • exceptions to, Ont. s. 28 §1.3
  - • history of s. 28(1), Ont. s. 28 §1.1
- Appraiser, *see also* Evidence**
- British Columbia
- qualifications of, B.C. s. 20 §1.4
- List of experienced appraisers, Ev. §2.03.02
- Alberta, Alta. App. B
  - New Brunswick, N.B. App. C
  - Nova Scotia, N.S. App. D
  - Ontario, Ont. App. F
- Ontario
- fee, Ont. s. 32 §4.5
- Professional qualifications, Ev. §2.03.01
- Reports, *see* **Appraisal reports, Evidence**
- Retain, when to, Ev. §2.02.00
- expropriated owner, for, Ev. §2.02.02
  - expropriating authority, for, Ev. §2.02.01
- Retainer agreement, Ev. §2.04.00
- advantages of, Ev. §2.04.01
  - contents of, Ev. §2.04.03
  - meeting expenses as incurred, Ev. §2.04.02
- Approving authority, *see also* Certificate of approval**
- Alberta
- approval where no objection, Alta. s. 11
  - certificate of approval, Alta. s. 18
  - defined, Alta. s. 7
  - inquiry, dispensing with, Alta. s. 9
  - notice of objection to, Alta. s. 10
- British Columbia
- approval of expropriation, B.C. s. 4
  - • history, B.C. s. 4 §1.0
  - decision of, B.C. s. 18
  - • *Canadian Charter of Rights and Freedoms*, B.C. s. 18 §1.5

- cancellation of expropriation notice, B.C. s. 18 §3.0
- expropriating authority may seek approval to expropriate, when, B.C. s. 18 §1.2
- history, B.C. s. 18 §0.0
- function, nature of, B.C. s. 18 §1.1
- Ontario legislation, vs., B.C. s. 18 §1.4
- service of decision, B.C. s. 18 §2.0
- widest discretionary power, B.C. s. 18 §1.3
- defined, B.C. s. 1 §2.0, s. 4 §1.2
- history, B.C. s. 1 §1.0

## Canada

- confirmation or abandonment of intention, Can. s. 11
- copy of report and reasons, Can. s. 13
- notice of confirmation of intention, Can. s. 14
- registration of, Can. s. 14(2), (3), s. 15 §1.0

## New Brunswick

- powers of, N.B. s. 18
- review of decision, N.B. s. 18 §2.0

## Nova Scotia

- approval by, requirement for, N.S. s. 7
- defined, N.S. s. 8
- expropriation by Crown and, N.S. s. 9
- validity of, N.S. s. 9 §1.0

## Ontario

- approval of intention to expropriate, Ont. s. 4
- history, Ont. s. 4 §§1.1, 1.2
- defined, Ont. ss. 1(1), 5
- history, Ont. s. 5 §1.1
- powers and duties of, Ont. s. 8(1)
- certificate of approval, Ont. s. 8(3)
- whether approval conditional, Ont. s. 8(3) §3.0
- history, Ont. s. 8 §0.0
- nature of the function, s. 8 §1.1
- reasons for decision, Ont. s. 8(2)
- failure to serve, Ont. s. 8(2) §2.0
- widest discretionary power, Ont. s. 8 §1.2
- report of inquiry officer to, Ont. s. 7(6)

**Arbitration**

## New Brunswick

- notice of arbitration, N.B. s. 31

## Ontario

- negotiation, vs., Ont. s. 27 §1.0
- where no settlement reached, Ont. s. 26 §1.0
- notice of arbitration, Ont. s. 26(2)

**Assessment officer**

## Ontario

- appeal from a decision of, Ont. s. 32 §4.11
- reference to
  - conflicting jurisdiction with Board
    - Board's directions not accepted by officer, Ont. s. 32 §3.2
    - Board's jurisdiction to disallow claimant's costs, Ont. s. 32 §3.4
    - claimant's costs are discretionary, whether, Ont. s. 32 §3.3
    - legal effect of reference, Ont. s. 32 §3.1
  - directions, Ont. s. 32 §2.5
  - jurisdiction, Ont. s. 32 §2.4.2

**Authority**

## Manitoba

- defined, Man. s. 1(1)
- expropriation of land of another, Man. s. 8
- interest payable by, Man. s. 35
- jurisdiction, Man. s. 10 §2.0
- undertakings to mitigate damages, Man. s. 34

**Blackstock formula**

## Alberta

- compensation for injurious affection, Alta. s. 56 §1.0

## Manitoba

- measure of loss for injurious affection, Man. s. 30(1) §5.1

**Board**

## Alberta

- defined, Alta. s. 1(b)

## Nova Scotia

- defined, N.S. s. 3(1)(b) §1.0

## Ontario

- defined, Ont. s. 1(1)

**Bonus**

## New Brunswick

- defined, N.B. s. 42(1)
- prepayment of mortgage, N.B. s. 43
- secured transactions and, N.B. s. 42

## Nova Scotia

- defined, N.S. s. 27(1)
- payable, N.S. s. 27(12)
- Ontario
  - deemed paid to security holder, Ont. s. 17(4)
  - defined, Ont. s. 17(1)
  - prepayment
  - payment of, to mortgagee, Ont. s. 20 §1.2
  - priority of security holders over payment of, Ont. s. 17(5) §5.0
- British Columbia Supreme Court**
  - compensation, determination of, B.C. s. 26
  - defined, B.C. s. 1 §1.0
  - jurisdiction and decision, B.C. s. 26 §§2.0, 3.0
    - amend, vary or rescind a decision, B.C. s. 26 §3.7
    - apprehension of bias, B.C. s. 26 §3.5
    - cases, B.C. s. 26 §3.2
    - challenged, B.C. s. 26 §3.8
    - costs where no expropriation, B.C. s. 26 §3.6
    - disallow notice of discontinuance, B.C. s. 26 §3.9
    - questions of law, B.C. s. 26 §3.3
    - scope of hearing, B.C. s. 26 §3.4
  - practice and procedure, B.C. s. 27
    - history, B.C. s. 27 §§1.0
    - rules, B.C. s. 27 §2.0
- Business losses, *see also* Goodwill**
  - Alberta
    - compensation for, Alta. s. 53
    - heads of damages, Alta. s. 53 §1.0
    - no deduction for tax, Alta. s. 53 §2.0
  - British Columbia
    - costs, B.C. s. 45 §5.0
    - income tax and, B.C. s. 34 §4.7
    - relocation, with, B.C. s. 34 §3.0
      - business at date of expropriation, B.C. s. 34 §3.2
        - determination, delay in, B.C. s. 34 §3.7
        - directly attributable to expropriation, B.C. s. 34 §3.6
          - partial takings, B.C. s. 34 §3.8
          - relocates to and operates from other land, B.C. s. 34 §3.3
      - reasonableness of business losses, B.C. s. 34 §3.5
      - reasonableness of relocation, B.C. s. 34 §3.4
        - relocation not feasible, B.C. s. 34 §4.0
        - evidence required, B.C. s. 34 §4.2
        - generally, B.C. s. 34 §4.1
        - valuing loss, B.C. s. 34 §4.3
  - Manitoba
    - deferral of determination, Man. s. 29(2) §1.0
    - disturbance damages and, Man. s. 28(1) §7.4
    - length of time to re-establish business, Man. s. 29(2) §2.0
  - New Brunswick
    - compensation for, N.B. s. 45
    - cessation of business, N.B. s. 45 §1.0
  - Nova Scotia
    - compensation for, N.S. s. 29
      - calculation, N.S. s. 29 §1.0
    - relocation, N.S. s. 29 §1.1
  - Ontario
    - claim, nature of, Ont. s. 19 §1.4
    - claims under s. 19(1) and (2) mutually exclusive, Ont. s. 19 §1.7
    - compensation for business located on expropriated land, Ont. s. 19(1)
      - business loss, Ont. s. 19 §2.2
      - evidence of, Ont. s. 19 §2.3
      - business requirement, Ont. s. 19 §2.1
      - history of s. 19, Ont. s. 19 §1.1
      - mitigate, duty to, Ont. s. 19 §2.4
      - partial takings, Ont. s. 19 §2.7
      - relocation requirement, Ont. s. 19 §2.5
      - time period, Ont. s. 19 §2.6
    - effect of development on valuation, Ont. s. 19 §1.5
    - income tax payable, Ont. s. 19 §1.6
    - interest on award, Ont. s. 33 §3.2
    - procedure, Ont. s. 19 §1.2
    - three-year period before determination, Ont. s. 19 §§1.3, 2.6
- Canadian Charter of Rights and Freedoms**
  - British Columbia
    - approving authority, decision of, and, B.C. s. 18, §1.5
  - Ontario

- property rights and, Ont. s. 1(1) §1.4

**Certificate of approval, *see also* Approving authority**

Alberta

- amendment to, Alta. s. 21
- extension of time for inquiry, Alta. s. 23
- issue of, Alta. s. 18
- cases, Alta. s. 18 §1.0
- Lieutenant Governor in Council, directed by, Alta. s. 14
- registration of, Alta. s. 19
- failure to, Alta. s. 20
- history of s. 19, Alta. s. 19 §0.0
- proof of compliance with Act, Alta. s. 22 §1.0
- unregistered documents, Alta. s. 19 §3.0
- valuation date, Alta. s. 19 §1.0

Ontario

- approving authority, Ont. s. 8(3) §3.0

**Certification**

Manitoba

- amount of compensation by commission, of, Man. s. 15
- variation, Man. s. 15 §8.0

**Commission**

Manitoba, *see also* **Land Value Appraisal Commission (Manitoba)**

- compensation, application and certification of, Man. s. 15
- decisions binding, Man. s. 15 §2.0
- procedure, Man. s. 15 §§5.0, 6.0
- defined, Man. s. 1(1)
- jurisdiction, Man. s. 15 §4.0

**Comparable sales**

Evidence of, Ev. §8.00.00

- adjustments to, Ev. §8.03.00
- generally, Ev. §8.03.01
- percentage adjustment, Ev. §8.03.02
- time, for, Ev. §8.03.03
- market value, establishing, Ev. §8.01.00
- sale property differs from expropriated property, where, Ev. §8.02.00

**Compensation, *see also* Offer of compensation; Payment**

Alberta

- business loss, Alta. s. 53, *see also* **Business losses**

- claim on, Alta. s. 61 §1.0
- compulsory acquisition, no allowance for, Alta. s. 44
- unusual circumstances, Alta. s. 44 §1.0
- disturbance damages, Alta. ss. 42(2)(b), 50, *see also* **Disturbance damages**
- double recovery, rule against, Alta. s. 43
- cases, Alta. s. 43 §1.0
- disturbance damages under s. 43(b)(ii), Alta. s. 43 §1.1
- easements, expropriation of, Alta. s. 58 §1
- incidental damages, Alta. s. 56, *see also* **Incidental damages**
- injurious affection, Alta. ss. 42(2)(d), 56, *see also* **Injurious affection**
- market value of land, Alta. s. 41, *see also* **Market value**
- partial expropriation and value of remaining increases, Alta. s. 55

- payment into court, Alta. s. 40
- cases, Alta. s. 40 §1.0
- history of s. 40, Alta. s. 40 §0.0
- principles of, Alta. s. 42 §1.0
- special economic advantage, Alta. s. 42 §2.0
- voluntary agreement to transfer, Alta. s. 30 §1.0
- interest on, Alta. s. 66 §4.4
- scope of agreement, Alta. s. 30 §1.1
- strict construction, Alta. s. 30 §1.2

British Columbia

- basis for, B.C. s. 29 §1.0
- damages, vs. B.C. s. 30 §1.5
- date of expropriation, B.C. s. 29 §1.0
- authorities, B.C. s. 29 §1.2
- defined, B.C. s. 29 §1.1
- disturbance damages, *see* **Disturbance damages**
- double recovery, rule against, B.C. s. 31 §4.0
- cases, B.C. s. 31 §§1.8-1.12
- economic basis for, B.C. s. 31 §1.7
- formula, basic, B.C. s. 31 §2.0
- disturbance damages, B.C. s. 31 §3.0
- history of s. 31, B.C. s. 31 §1.0
- market value, B.C. s. 31 §2.2

- mineral claims, appraised value method, B.C. s. 32 §2.3
  - mineral claims, discounted cash flow valuation, B.C. s. 32 §2.4
  - formula, basic, B.C. s. 31 §2.0
  - disturbance damages, B.C. s. 31 §3.0
  - history of s. 31, B.C. s. 31 §1.0
  - market value, B.C. s. 31 §2.2
  - mineral claims, appraised value method, B.C. s. 32 §2.3
  - mineral claims, discounted cash flow valuation, B.C. s. 32 §2.4
  - loss of use and enjoyment, B.C. s. 31 §3.9
  - right to, B.C. s. 30 §2.0
  - entitlement, owner of land, B.C. s. 30 §2.2
  - *Forest Act* limitation, B.C. s. 30 §4.0
  - history, B.C. s. 30 §1.0
  - lessee
  - overpayment, recovery of, B.C. s. 30 §3.0
  - owner, B.C. s. 30 §1.2
  - residential property, improvements to, B.C. s. 30 §5.0
  - statutory formula for assessing, B.C. s. 30 §2.1
  - separate interests, B.C. s. 31 §7.0
  - security interests, B.C. s. 31 §7.3
  - special value, B.C. s. 31 §5.1
  - cases, B.C. s. 31 §§3.3, 3.7
  - comment, B.C. s. 31 §§3.4, 3.8
  - improvements not included in market value, B.C. s. 31 §6.0
  - Law Reform Commission Reports, B.C. s. 31 §5.2
  - special economic advantage, B.C. s. 31 §5.2
- Canada
- additional factors to be taken into account, Can. s. 28 §1.0
  - claim on, Can. s. 33
  - Court proceedings to determine, *see* **Federal Court**
  - repayment of excess to authority, Can. s. 35 §1.0
  - right to, Can. s. 25 §2.0
  - entitlement, owner of land, B.C. s. 30 §2.2
  - *Forest Act* limitation, B.C. s. 30 §4.0
  - right, estate or interest, Can. s. 25 §1.0
  - special economic advantage, Can. s. 26(3)-(4) §4.0
- Manitoba
- claim on, Man. s. 45
  - commission, determination by, Man. s. 15
  - jurisdiction and procedure, Man. s. 15 §§4.0-7.0, *see also* Land Value Appraisal Commission
  - court, determination by, Man. s. 37 (repealed) §1.0
  - determination of, Man. s. 26
  - disturbance damages, Man. s. 26(1)(b), *see also* **Disturbance damages**
  - experts' accounts, interest on unpaid, Man. s. 15 §9.3
  - injurious affection, Man. s. 25, *see also* **Injurious affection**
  - limitation re declarations, Man. s. 37 §2.0
  - payment into court, Man. s. 48
  - special economic advantage, Man. s. 26 §2.1
  - surplus lands, Man. s. 6
  - under \$1,000, Man. s. 49
  - voluntary payment by authority, Man. s. 36
- New Brunswick
- claim on, N.B. s. 54
  - computation of, N.B. s. 38
  - basis of, N.B. s. 38 §1.0
  - disturbance damages, N.B. s. 38(1)(b), *see also* **Disturbance damages**
  - duty to, N.B. s. 25
  - improvements made by owner, N.B. s. 38 §4.0
  - injurious affection, N.B. s. 38(1)(c), *see also* **Injurious affection**
  - payment into court, N.B. s. 55
  - repayment of excess to authority, N.B. s. 51
  - special economic advantage, N.B. s. 38 §2.0
- Nova Scotia
- basis for, N.S. s. 26
  - disturbance damages, N.S. s. 26(b), *see also* **Disturbance damages**
  - duty to pay, N.S. s. 24
  - factors in amount of, N.S. s. 34
  - items to be compensated, N.S. s. 26 §5.0
  - repayment of excess to authority, N.S. s. 16 §1.0
  - special economic advantage, N.S. s. 26 §4.0

- under \$1,000, N.S. s. 63

#### Ontario

- arbitration, determined by Board, Ont. s. 29
- • voluntary agreement to transfer, Ont. s. 30
- • • application of s. 30, Ont. s. 30 §1.2
- • • history of s. 30, Ont. s. 30 §1.1
- • • procedure under, Ont. s. 30 §1.4
- • • valuation date, Ont. s. 30 §1.3
- business loss, Ont. s. 19, *see also* **Business losses**
- character of, Ont. s. 35 §1.0
- claim on
- • mortgage, Ont. s. 35 §1.1
- • vendor under agreement for sale, Ont. s. 35 §1.2
- disturbance damages, Ont. s. 13(2)(b) §3.0, *see also* **Disturbance damages**
- environmental contamination, Ont. s. 14 §1.12B
- formula for, Ont. s. 13(2) §1.3
- • cases, Ont. s. 13 §6.2
- • commentary, Ont. s. 13 §6.3
- • history, Ont. s. 13 §6.1
- history of s. 13, Ont. s. 13 §1.1
- injurious affection, Ont. s. 13(2)(c) §4.0, *see also* **Injurious affection**
- loss or damages, pleading the, Ont. s. 13 §1.4
- market value of land, Ont. s. 13(2)(a) §2.0, *see also* **Market value**
- payment into court, Ont. s. 38 §1.2
- • costs, Ont. s. 38 §1.3
- • history of s. 38, Ont. s. 38 §1.1
- relocation, Ont. s. 13(2)(d) §5.0, *see also* **Relocation**
- statutory right, as, Ont. s. 13 §1.5
- under \$1,000, Ont. s. 36 §1.1

#### Confirming authority, *see also* **Declaration of expropriation**

#### Manitoba

- action after report, Man. Sched. 1 s. 9
- confirmation of declaration, Man. Sched. 1 s. 4
- defined, Man. s. 1(1) §§1.4-1.12
- exercise of expropriation power, Man. s. 3
- orders re declaration, Man. s. 9
- • delegation, Man. s. 9 §1.0

#### Conflict of interest

- appraiser's evidence, Ev. §9.02.00

#### **Consolidated Hearings Act (Ontario)**

- Joint boards as inquiry officers, Ont. s. 7 §3.5
- decisions of, Ont. s. 8 §1.3

#### **Contamination, investigation of**

Manitoba, Man. s. 2.1

#### Costs

#### Alberta

- appeal, on, Alta. s. 39 §5.0
- • Board cannot tax appeal costs, Alta. s. 39 §5.2
- • where successful or partly successful owner entitled to solicitor and own client costs, Alta. s. 39 §5.1
- entitlement to, Alta. s. 39
- • comment, Alta. s. 39 §1.4
- • for the purpose of determining the compensation payable, Alta. s. 39 §1.1
- • hearing of necessity, Alta. s. 39 §1.2
- • incurred prior to expropriation, Alta. s. 39 §1.6
- • owner's time and expenses, Alta. s. 39 §1.3
- • private agreement to restrict, Alta. s. 39 §1.8
- • respondent not entitled, Alta. s. 39 §1.7
- interest, Alta. s. 39 §6.0
- proposed payment, re, Alta. s. 34
- reasonable legal, appraisal and other costs, Alta. s. 39 §3.0
- • appraisal or experts' accounts accepted, Alta. s. 39 §3.8
- • appraisal or experts' accounts reduced or disallowed, Alta. s. 39 §3.7
- • experts' costs, Alta. s. 39 §3.6
- • hours and hourly rates, Alta. s. 39 §3.3
- • legal accounts reduced, Alta. s. 39 §3.4
- • legal costs, Alta. s. 39 §3.2
- • • found to be reasonable, Alta. s. 39 §3.5
- • owner's time, Alta. s. 39 §3.9
- • standard of reasonableness, Alta. s. 39 §3.1
- • special circumstances, Alta. s. 39 §§2.0, 2.1
- taxation of, Alta. s. 15 §3.0
- • claims for injurious affection, Alta. s. 39 §4.4
- • costs of taxation hearing, Alta. s. 39 §4.3



- not binding on owner, Alta. s. 39 §4.5
- taxing officer, Alta. s. 39 §4.1
- two-stage procedure, Alta. s. 39 §4.2
- voluntary agreement to transfer and, Alta. s. 30 §3.0
- British Columbia
  - abandonment of expropriation, of, B.C. s. 19 §2.5
  - advance payment of, *see* **Advance payment**
  - appeal, B.C. s. 28 §3.0
  - appraisal costs, B.C. s. 45 §9.0
  - appraiser's report reasonable, criteria for determining, B.C. s. 45 §9.6
  - comment, B.C. s. 45 §9.4
  - costs allowed, B.C. s. 45 §9.7
  - costs denied, B.C. s. 45 §9.8
  - expert's account not disputed, where, B.C. s. 45 §9.5
  - other costs, B.C. s. 45 §9.9
  - s. 45(10), effect of, B.C. s. 45 §9.3
  - unproclaimed s. 45(7.1), B.C. s. 45 §§9.1, 9.2
  - business loss, owner claims compensation for, where, B.C. s. 45 §5.0
  - compensation proceeding
    - appeal, costs on, B.C. s. 45 §4.15
    - appeal from Registrar's award, B.C. s. 45 §4.14
  - asserting claim, purpose of, B.C. s. 45 §4.3
  - authority, not awarded to, B.C. s. 45 §4.13
  - board, B.C. s. 45 §4.11
  - *Calderbank* letter, B.C. s. 45 §4.7
  - compensation awarded, B.C. s. 45 §4.8
  - compensation greater than 115 per cent of amount paid, B.C. s. 45 §4.4
  - compensation 115 per cent or less of amount paid, B.C. s. 45 §4.5
  - costs necessarily incurred, B.C. s. 45 §4.2
  - date from which costs may be recovered, B.C. s. 45 §4.9
  - discretionary power, B.C. s. 45 §4.6
  - expropriation ruled invalid, where, B.C. s. 45 §4.17
  - part of compensation, as, B.C. s. 45 §4.16
  - payable by authority to owner, B.C. s. 45 §4.12
  - pure injurious affect under s. 45(6), for, B.C. s. 45 §4.10
  - retrospective, whether s. 45 is, B.C. s. 45 §4.18
  - divesting after expropriation, of, B.C. s. 21 §2.0
  - enforcing order for, B.C. s. 45 §11.0
  - hearing of necessity, of, B.C. s. 45 §3.0
  - appeal of, B.C. s. 45 §3.6
  - payment of costs where there is appeal, B.C. s. 45 §3.8
  - authority, not awarded to, B.C. s. 45 §3.5
  - comment, B.C. s. 45 §3.4
  - costs found by inquiry officer, B.C. s. 45 §3.1
  - criteria, B.C. s. 45 §3.2
  - error, B.C. s. 45 §3.7
  - two-stage procedure, B.C. s. 45 §3.3
  - injurious affection if no land taken, B.C. s. 41 §1.5, s. 45 §6.0
  - interest on unpaid accounts, B.C. s. 45 §10.0
  - claimant entitled, whether, B.C. s. 45 §10.1
  - date from which interest runs, B.C. s. 45 §10.3
  - rate of interest, B.C. s. 45 §10.4
  - tariff of costs regulation, B.C. s. 45 §10.5
  - when payable, B.C. s. 45 §10.2
  - legal and appraisal, B.C. s. 45
    - relationship with s. 48, B.C. s. 45 §2.0
  - legal costs, B.C. s. 45 §8.0
  - costs not allowed, B.C. s. 45 §8.6
  - costs of s. 45 hearing, B.C. s. 45 §8.8
  - disbursements, etc., B.C. s. 45 §8.7
  - hourly rates, B.C. s. 45 §8.5
  - manner case prepared and conducted, B.C. s. 45 §8.4
  - party and party tariff not applicable, B.C. s. 45 §8.1
  - reasonable legal costs, B.C. s. 45 §8.2
  - success, B.C. s. 45 §8.3
  - owner's liability for, B.C. s. 45 §12.0
  - payable, B.C. s. 45 §7.0
    - account under s. 45, B.C. s. 45 §7.6
    - actual, meaning of, B.C. s. 45 §7.4
    - actual reasonable legal, appraisal and other costs, B.C. s. 45 §7.3
  - appeal, costs on, B.C. 45 §7.12

- appeal from Registrar's determination, B.C. s. 45 §7.10
- chair represented on appeal, where, B.C. s. 45 §7.13
- comment, B.C. s. 45 §7.7
- considerations taken into account when determining, B.C. s. 45 §7.2
- determined by court, B.C. s. 45 §7.1
- disturbance damages may not be claimed as costs, B.C. s. 45 §7.8
- error, B.C. s. 45 §7.11
- Ontario, vs., B.C. s. 45 §7.9
- reasonable, meaning of, B.C. s. 45 §7.5
- tariff of costs B.C. s. 45 §1.0
- award of units under, B.C. s. 45 §1.7
- comment, B.C. s. 45 §1.4
- generally, B.C. s. 45 §1.1
- pre-tariff costs, B.C. s. 45 §1.8
- procedure under, B.C. s. 45 §1.3
- restriction on costs payable to expropriated owner, B.C. s. 45 §1.2
- scale of costs, B.C. s. 45 §1.6
- when costs incurred, B.C. s. 45 §1.5
- Canada
  - asserting objections, of, Can. s. 10(9) §5.0
  - awarding of, generally, Can. s. 39 §1.0
  - appeals, Can. s. 39 §9.0
  - by any party to the proceedings, Can. s. 39 §3.0
  - general procedures, Can. s. 39 §2.0
  - interest on, Can. s. 39 §8.0
  - limitations on, Can. s. 39 §6.0
  - offers of compensation and, Can. s. 39 §4.0
  - reduction of counsel fee, Can. s. 39 §7.0
  - solicitor and client basis, Can. s. 39 §5.0
  - legal, appraisal and other costs, Can. s. 29
    - interest, Can. s. 29 §4.0
    - prior to institution of action, Can. s. 29 §1.0
    - procedure, Can. s. 29 §2.0
    - standard applied, Can. s. 29 §3.0
  - offer of compensation and, Can. s. 16 §2.0
- Manitoba
  - appeal, of, Man. s. 44(3)
  - commission may determine costs, Man. s. 15(7)
  - compensation, determination by commission, of, Man. s. 15 §9.0
  - interim, Man. s. 15 §9.5
- New Brunswick
  - appeal, on, N.B. s. 52§2.0
  - awarding of, N.B. s. 52 §1.0
  - owner appearing at inquiry, of, N.B. s. 17(5) §1.0
  - taxation, N.B. s. 52 §3.0
- Nova Scotia
  - compensation for owner's time, N.S. s. 52 §1A.0
  - entitlement to, N.S. s. 52
  - repealed provision s. 35, N.S. s. 35 §1.0
- Ontario
  - amount offered, Ont. s. 32 §2.2
  - appeal on, Ont. s. 31 §§2.3, 2.5, s. 32 §1.10
  - prior to R.S.O. 1980, Ont. s. 31 §2.4
  - assessment of, Ont. s. 32 §4.0
  - actually incurred, Ont. s. 32 §4.7
  - appeal from, Ont. s. 32 §6.9
  - costs of appeal to Ontario Court of Justice, Ont. s. 32 §6.2
  - decision of Assessment Officer, Ont. s. 32 §4.11
  - Ontario Court of Justice, to, Ont. s. 32 §6.1
  - appraiser's account, Ont. s. 32 §4.5
  - awards under s. 32(2), Ont. s. 32(2) §5.0
  - costs to expropriating authority, Ont. s. 32 §5.3
  - generally, Ont. s. 32 §5.2
  - history of s. 32(2), Ont. s. 32 §5.1
  - compensation payable, Ont. s. 32 §4.8
  - cost of assessment, Ont. s. 32 §4.9
  - costs incurred before expropriation, Ont. s. 32 §4.2.1
  - disbursements, Ont. s. 32 §4.4
  - effect of assessment under s. 32(1), Ont. s. 32 §4.10
  - onus, Ont. s. 32 §4.2.2
  - other costs, Ont. s. 32 §4.6
  - reasonable legal costs, Ont. s. 32 §4.3
  - aging process, Ont. s. 32 §4.3.6
  - amount in issue, Ont. s. 32 §4.3.1
  - disallowing costs actually incurred, Ont. s. 32 §4.3.5
  - fee contracts, Ont. s. 32 §4.3.7
  - fees, not reasonable, Ont. s. 32 §4.3.3

- fees, reasonable, Ont. s. 32 §4.3.2
- settlement fee, Ont. s. 32 §4.3.8
- success factor, Ont. s. 32 §4.3.4
- rules governing, Ont. s. 32 §4.1
- taxations under s. 32(1), Ont. s. 32 §4.2
- assessment officer, reference to
- conflicting jurisdiction with Board
- Board's directions not accepted by officer, Ont. s. 32 §3.2
- Board's jurisdiction to disallow claimant's costs, Ont. s. 32 §3.4
- claimant's costs are discretionary, whether, Ont. s. 32 §3.3
- legal effect of reference, Ont. s. 32 §3.1
- directions, Ont. s. 32 §2.5
- jurisdiction, Ont. s. 32 §2.4.2
- Board's practice, Ont. s. 32 §2.6
- claimant does not deliver statement of claim, where, Ont. s. 32 §1.3
- determining compensation, incurred for purposes of, Ont. s. 32 §2.4.1
- expropriation before 1964, Ont. s. 32 §1.7
- expropriation invalid, where, Ont. s. 32 §1.5
- expropriation under *The Expropriation Procedures Act, 1962-63*, Ont. s. 32 §1.6
- history of s. 32, Ont. s. 32 §1.1
- inquiry, of, Ont. s. 7(10)
- interest on award of, Ont. s. 32 §8.0
- interlocutory motions, on, Ont. s. 32 §1.4
- jurisdiction of Board to award, Ont. s. 32 §1.2
- lump sum, fixing in, Ont. s. 32 §2.4
- nil offer, Ont. s. 32 §2.3
- Ontario Municipal Board following *Expropriations Amendment Act, 1983*, Ont. s. 32 §1.8
- owner's costs: order directing payment mandatory, Ont. s. 32 §2.1
- owner's solicitor where solicitor contracts to look to expropriating authority for payment of fees, Ont. s. 32 §1.9
- payment into court, Ont. s. 38 §1.3
- relocation, Ont. s. 18 §1.11
- respondent costs, no jurisdiction to award under s. 32(1), Ont. s. 32 §2.7
- stated case, Ont. App. A §6.2.5
- under former legislation, Ont. App. A §4.0

## Expropriation

## Court

- Alberta
- defined, Alta. s. 1(c)
- Canada
- defined, Can. s. 2, *see also* **Federal Court**
- Manitoba
- defined, Man. s. 1(1)
- New Brunswick
- defined, N.B. s. 1
- division of jurisdiction between Expropriations Advisory Officer and, N.B. s. 1 §1.0
- jurisdiction of, N.B. s. 30 §1.0
- decisions respecting terminated board, N.B. s. 30 §2.0
- Nova Scotia
- defined, N.S. s. 3(1)(c) §1.0
- Ontario
- court name changes, Ont. App. G
- Crown**
- Canada
- purchaser for value, as, Can. s. 34
- Nova Scotia
- expropriation of land
- approving authority, N.S. s. 9
- powers to, N.S. s. 10
- purchase and disposal of land by, N.S. Part VII
- alienation of land, N.S. s. 81
- application of Part VII, N.S. s. 69
- authorization of blasting, N.S. s. 73
- compensation for damages, N.S. s. 74
- compensation from consolidated fund, N.S. s. 79
- guardians, power of, N.S. s. 78
- interpretation, N.S. s. 70 §1.0
- land surveyor, N.S. s. 76
- plan, deposit of, N.S. s. 77
- power of Minister to acquire land, N.S. s. 75
- powers respecting public works, N.S. s. 71
- public purpose, acquired for, N.S. s. 80
- wall removed or ditch built, N.S. s. 72
- Crown agency**
- Manitoba
- defined, Man. s. 1(1)

**Crown land**

## Alberta

- defined, Alta. s. 1(d)

## British Columbia

- disposition of subject to rights under *Land Act* s. 50, B.C. s. 1 §1.5

- expropriation on, B.C. s. 8 §1.0

## Manitoba

- no expropriation of, Man. s. 7

**Damages, see Compensation; Disturbance damages; Injurious affection**

## Alberta

- generally, Alta. s. 50 §1

## British Columbia

- compensation vs., B.C. s. 30 §1.5

**Declaration of expropriation, see also Confirming authority**

## Manitoba

- amendment of, Man. s. 9(3)
- confirming authority and, Man. s. 9
- correction of, Man. s. 12
- defined, Man. s. 1(1)
- limitation re, Man. s. 37 §2.0
- orders regarding, Man. s. 9(1)
- quash, declaration to, Man. s. 10 §2.0
- registration of, Man. s. 11
- requirements, Man. s. 4
- • description, sufficiency of, Man. s. 4 §2.0
- • failure to comply, effect of, Man. s. 4 §3.0
- • form, Man. s. 4 §1.0, Sched. B Form 1

**Definitions**

Appraisal report, N.S. s. 3(1)(a) §1.0

Approving authority, B.C., s. 1 §2.0; Ont. s. 1(1)

- history, B.C. s. 1 §1.0; Ont. s. 1(1) §1.1

Authority, Man. s. 1(1)

Authorizing Act, Alta. s. 1(a); Man. s. 1(1)

Board, Alta. s. 1(b); N.S. s. 3(1)(b); Ont. s. 1(1)

- history, Ont. s. 1(1) §1.1

Commission, Man. s. 1(1)

- history, Man. s. 1 §1.2

Common-law partner, N.B. s. 1

- history, N.B. s. 1 §1.0

Confirming authority, Man. s. 1(1)

- history, Man. s. 1 §1.4

Council of a municipality, N.B. s. 1

Court, Alta. s. 1(c); B.C. s. 1; Can. s. 2; Man. s. 1(1); N.B. s. 1

- history, B.C. s. 1 §1.0

Crown, Can. s. 2

Crown agency, Man. s. 1(1)

Crown land, Alta. s. 1(d)

Date of expropriation, B.C. s. 29

Declaration, Man. s. 1(1)

Deputy Minister, Alta. s. 1(e)

Expropriate, B.C. s. 1 §1.0; N.B. s. 1; N.S. s. 3(1)(d); Ont. s. 1(1)

- cases, Ont. s. 1(1) §1.3

- history, Ont. s. 1(1) §1.1

Expropriated, Can. s. 2(1)

“Expropriated interest or right” defined, Can. s. 2(1) §1.0

Expropriating authority, Alta. s. 1(f); B.C. s. 1; N.B. s. 1; N.S. s. 3(1)(e); Ont. s. 1(1)

- history, Ont. s. 1(1) §1.1

Expropriation, Alta. s. 1(g); Man. s. 1(1)

Expropriation documents, N.S. s. 3(1)(e)

Family home, N.S. s. 3(1)(f)

Former Expropriation Act, N.S. s. 3(1)(g)

Highway, B.C. s. 1 §1.0; Man. s. 1(1)

Injurious affection, N.B. s. 1; N.S. s. 3(1)(h); Ont. s. 1(1)

- history, Ont. s. 1(1) §1.5

Inquiry officer, B.C. s. 1 §1.0

“Interest in land” defined (repealed), Can. s. 2(1) §1.0

Judge, Ont. s. 1(1)

- history, Ont. s. 1(1) §1.7

Land, Alta. s. 1(h); Can. s. 2(1) §1.0; Man. s. 1(1); N.B. s. 1; N.S. s. 3(1)(i); Ont. s. 1(1)

- cases, Ont. s. 1(1) §1.9

- history, Ont. s. 1(1) §1.7

Land titles office, Man. s. 1(1)

Minister, Alta. s. 1(i); Canada, s. 2

Municipality, Alta. s. 1(j); N.B. s. 1

- history, Alta. s. 1 §1.1

Notice of confirmation, Can. s. 2

Notice of intention, Can. s. 2

Officer, N.B. s. 1

- Owner, Alta. 1(k); B.C. s. 1 §1.0; Can. s. 2; Man. s. 1(1); N.B. s. 1; N.S. s. 3(1)(j); Ont. s. 1(1)
- cases, Ont. s. 1(1) §1.9, §1.10
  - history, B.C. s. 1 §0.0; Ont. s. 1(1) §1.7
- Plan, B.C. s. 1 §1.0
- Prescribed, Man. s. 1(1); N.S. s. 3(1)(k); Ont. s. 1(1)
- history, Ont. s. 1(1) §1.11
- Proposed payment, Alta. s. 1(1)
- Purchase-money mortgage, N.S. s. 3(1)(1); Ont. s. 1(1)
- history, Ont. s. 1(1) §1.11
- “Register” defined, Can. s. 2(1) §1.0
- Registered judgment creditor, N.S. s. 3(1)(m)
- Registered owner, Man. s. 1(1); N.B. s. 1; N.S. s. 3(1)(n); Ont. s. 1(1)
- cases, Ont. s. 1(1) §1.12
  - history, Ont. s. 1(1) §1.11
- Registrar, B.C. s. 1; Can. s. 2(1)
- defined, B.C. s. 1; Can. s. 2(1) §1.0
  - history, B.C. s. 1 §1.0; Can. s. 2(1) §1.0
- Right of way, Alta. s. 1(m)
- Security holder, N.S. s. 3(1)(o); Ont. s. 1(1)
- history, Ont. s. 1(1) §1.11
- Security interest, B.C. s. 1; Man. s. 1(1)
- history, B.C. s. 1 §1.0
- Served, N.B. s. 1
- Statutory authority, N.B. s. 1; N.S. s. 3(1)(p); Ont. s. 1(1)
- history, Ont. s. 1(1) §1.11
- Tenant, N.B. s. 1; N.S. s. 3(1)(q); Ont. s. 1(1)
- cases, Ont. s. 1(1) §1.12
  - history, Ont. s. 1(1) §1.11
- Work or works, Alta. s. 1(n); Man. s. 1(1)
- Disposal of expropriated lands**
- Alberta, Alta. s. 70
- British Columbia
- divesting after expropriation, B.C. s. 21
  - costs, B.C. s. 21 §3.0
  - history of s. 21, B.C. s. 21 §§0.0, 1.1
  - market value, court shall determine, B.C. s. 21 §4.0
  - retrospective, whether s. 21 is, B.C. s. 21 §4.0
- Manitoba
- restriction on, Man. s. 51
  - surplus lands, Man. s. 6
- Nova Scotia
- alienation of, N.S. s. 67
  - excess lands, N.S. s. 67 §1.0
- Ontario, Ont. s. 42 §1.0
- Disturbance damages, *see also* Business losses, Relocation**
- Alberta
- awards of, Alta. s. 50 §5.0
  - awards refused, Alta. s. 50 §5.0
  - hypothetical warehouse, Alta. s. 50 §8.0
  - five percent allowance, Alta. s. 50 §3.0
  - generally, Alta. s. 42(2)(b), s. 50 §1.0
  - goodwill and, Alta. s. 54 §4.0
  - improvements not reflected in market value, Alta. s. 50 §4.0
  - interest on, Alta. s. 66 §4.2
  - natural and reasonable consequence of expropriation, Alta. s. 50 §2.0
  - owner’s time, Alta. s. 50 §6.0
  - security holder, to, Alta. s. 52
  - tenant, payable to, Alta. s. 51
  - causation, Alta. s. 51 §3.0
  - measure of cost, Alta. s. 51 §1.0
  - lease, term and renewal of, Alta. s. 51 §2.0
  - umbrella theory, Alta. s. 42(2)(b)
- British Columbia
- awards of, B.C. s. 34 §1.5
  - awards refused, B.C. s. 34 §1.7
  - comment, B.C. s. 34 §1.8
  - costs, may not be claimed as, B.C. s. 45 §7.8
  - damages payable under s. 34(1), B.C. s. 34 §1.1
  - reasonable costs, expenses and financial losses, B.C. s. 34 §1.2
  - relocation costs, B.C. s. 34 §1.3
  - when damages arise, B.C. s. 34 §1.4
  - determination deferred, B.C. s. 34 §2.0
  - election made re particular item, B.C. s. 34 §2.1
  - not more than 6 months, B.C. s. 34 §2.2
  - with consent of court, B.C. s. 34 §2.3
  - equivalent reinstatement and, B.C. s. 35 §1.5
  - general award of, B.C. s. 31 §2.6
  - lessees, B.C. s. 38 §2.0, s. 39 §1
- Expropriation**

- cases, B.C. s. 39 §1.3
- causal link, B.C. s. 39 §1.6
- comment, B.C. s. 39 §1.9
- commercial and industrial leases with one year term or less, B.C. s. 39 §1.8
- life tenancy, B.C. s. 39 §1.7
- onus, B.C. s. 39 §1.5
- “person” defined, B.C. s. 38 §2.4
- reasonable prospect of renewal, B.C. s. 39 §1.4
- “residential premises” defined, B.C. s. 38 §2.3
- term of less than one year, B.C. s. 38 §2.1
- term of more than one year, B.C. s. 38 §2.2
- limitation on, B.C. s. 31 §2.5
- meaning of, B.C. s. 31 §2.3
- nature of, B.C. s. 31 §2.4
- not-for-profit organizations, B.C. s. 31 §1.10
- occupiers, payable to, B.C. s. 38 §1.0
- corporate owners, B.C. s. 38 §1.5
- joint owners, B.C. s. 38 §1.2
- mandatory nature of allowance, B.C. s. 38 §1.3
- multiple use properties, B.C. s. 38 §1.4
- nature of compensation, B.C. s. 38 §1.6
- onus, B.C. s. 31 §2.7, s. 34 §1.9
- other awards of compensation characterized as, B.C. s. 34 §1.6
- security holders, for, B.C. s. 31 §2.8
- separate head of compensation, as, B.C. s. 31 §2.2
- statutory scheme unsatisfactory, B.C. s. 31 §2.1
- Canada
  - additional factors
  - assistance, Can. s. 26(7) §2.0
  - occupation, Can. s. 26(7) §1.0
  - awards of, Can. s. 26(3), (4) §3.3
  - by whom incurred, damages, Can. s. 26(3), (4) §3.2
  - compensation for, Can. s. 26(3), (4) §1.0
  - early possession, Can. s. 26(3), (4) §5.0
  - failure to adduce evidence, Can. s. 26(3), (4) §3.1
  - leasehold interest, Can. s. 26(9) §1.0
  - onus, Can. s. 26(3), (4) §3.0
  - requirement of possession, Can. s. 26(3), (4) §2.0
- Manitoba
  - building costs, increased, Man. s. 28(1) §7.7
  - capital gains tax, Man. s. 28(1) §7.5
  - crop disturbance, Man. s. 28(1) §7.1
  - farming costs
    - continuing fixed, s. 28(1) §7.6
    - extra, s. 28(1) §7.3
  - fencing, Man. s. 28(1) §7.2.1
  - five per cent relocation allowance, Man. s. 28(1) §3.0
  - future costs, Man. s. 28(1) §7.11
  - interest costs, Man. s. 28(1) §7.10
  - lessees, Man. s. 28(3)
  - approach, consistency of, Man. s. 28(3) §5.3
  - business loss, Man. s. 28(3) §2.0
  - date, Man. s. 28(3) §5.2
  - moving costs, Man. s. 28(3) §3.0
  - other costs, Man. s. 28(3) §4.0
  - proviso, Man. s. 28(3) §5.0
  - quantum of compensation, Man. s. 28(3) §1.0
  - term of lease, Man. s. 28(3) §5.1
  - levelling land, Man. s. 28(1) §7.2
  - none in certain cases, Man. s. 28(2) §1.1
  - owner’s time, Man. s. 28(1) §7.9
  - payments, ongoing, periodic and contingent, Man. s. 28(1) §7.12
  - travel costs, increased, Man. s. 28(1) §7.8
  - umbrella theory, Man. s. 26 §2.0
- New Brunswick
  - awards of, N.B. s. 44 §4.0
  - five per cent allowance, N.B. s. 44 §2.0
  - generally, N.B. s. 44
  - improvements not reflected in market value, N.B. s. 44 §3.0
  - natural and reasonable consequences of expropriation, N.B. s. 44 §1.0
- Nova Scotia
  - awards of, N.S. s. 27 §3.2
  - generally, N.S. s. 27 §3.0
  - leasehold interests and, N.S. s. 27(9) §8.0
- Ontario
  - awards under s. 13(2)(b), Ont. s. 13 §3.5, s. 18 §1.3

- builders' and developers' profits, Ont. s. 13 §3.6.1
  - • development, losses from delay in, Ont. s. 13 §3.6.2
  - causal connection with loss, Ont. s. 13 §3.8
  - double recovery, rule against, Ont. s. 13 §§3.9, 6.0, s. 18 §1.5
  - existing use, Ont. s. 13 §6.0
  - highest and best use, Ont. s. 13 §6.0, s. 18 §1.5
  - interaction between ss. 13, 18 and 19, Ont. s. 13 §3.1, s. 18 §1.3
  - interest on award, Ont. s. 33 §3.1
  - natural and reasonable consequence of expropriation, Ont. s. 18 §1.4
  - onus of proof, Ont. s. 13 §3.4, s. 18 §1.2
  - owner other than tenant, payable to, Ont. s. 18(1) §1.0
  - • allowance for improvements not reflected in market value, Ont. s. 18 §1.9
  - • allowance for inconvenience, Ont. s. 18 §1.6
  - • • not offered for sale on date of expropriation, Ont. s. 18 §1.8
  - • • residential portion only, Ont. s. 28 §1.7
  - • history of s. 18(1), Ont. s. 18 §1.1
  - • relocation costs, Ont. s. 18 §1.11
  - • replacement premises, Ont. s. 18 §1.10
  - personal and business damages, vs., Ont. s. 13 §3.7
  - standard of compensation, Ont. s. 13 §3.3
  - tenant, payable to, Ont. s. 18(2) §2.0
  - • history of s. 18(2), Ont. s. 18 §2.1
  - • quantum of compensation, Ont. s. 18 §2.4
  - • renewal of lease, Ont. s. 18 §2.3
  - • term, length of, Ont. s. 18 §2.2
  - "umbrella theory", Ont. s. 13 §3.2
- Documents**
- Alberta
- service of, Alta. s. 67
- British Columbia
- service of, B.C. s. 49
- Canada
- certified by Registrar, Can. s. 24
  - deemed signed, Can. s. 23
- New Brunswick
- "served" defined, N.B. s. 2
- Nova Scotia
- service of, N.S. s. 3(2)
- Ontario
- expropriation inquiry, related to
  - • inspection of, Ont. s. 7 §2.0
  - failure to serve
  - • offer of compensation, Ont. s. 25(4) §4.0
  - service of, Ont. s. 1(2) §2.0
  - • appraisal reports, Ont. s. 28
- Drainage Act (Ontario)**  
*Expropriations Act* and, Ont. s. 2(3) §1.3
- Easements, see also Permanent easements; Temporary easements; Working easements Alberta**
- expropriation of, Alta. s. 57
  - • Board's discretion, Alta. s. 57 §1.0
  - • compensation for damages, Alta. s. 58 §1.0
- British Columbia
- valuation of, B.C. s. 32 §1.9
- New Brunswick
- market value
  - • extinguishment of, N.B. s. 39(1) §7.1
- Ontario
- percentage of market value, as, Ont. s. 14 §§1.9-1.12
- Election date**
- Ontario
- compensation, election of date for, Ont. s. 10(2) §2.0
- Entry**
- Alberta
- right of, Alta. s. 63
  - • enforcement of, Alta. s. 65
  - • expropriating authority, Alta. s. 63 §2.0
  - • interest and, Alta. s. 66 §6.0
  - • limitation period re damages, Alta. s. 63 §1.0
- British Columbia
- right of, B.C. s. 9 §1.0
  - • damages, compensation for, B.C. s. 9 §2.0
  - • • cases, B.C. s. 9 §2.2
  - • • comment, B.C. s. 9 §2.1
  - • limitation period re damages, B.C. s. 9 §3.0
- Canada
- inspection appraisal, for, Can. s. 37

- warrant for possession, Can. s. 38 §1.0
- Manitoba
  - right of, Man. s. 52
  - pre-expropriation entry, effect of, Man. 1.0
- New Brunswick
  - right of
    - appraisal for value and, N.B. s. 21 §1.0
    - establishing suitability and, N.B. s. 5
- Ontario
  - appraisal, for, Ont. s. 10(3) §3.0
  - resistance to, warrant to put down, Ont. s. 40(1)

#### **Environmental contamination**

##### Market value and

- evidence, §3.01.03
- Ontario cases
- remediation costs, Ont. s. 14 §1.12B

#### **Equivalent accommodation**

##### Alberta

- relocation of residence, Alta. s. 47
- at least equivalent, Alta. s. 47 §2.0
- generally, Alta. s. 47 §1.0
- principal residence, Alta. s. 47 §3.0

##### British Columbia

- occupiers and lessees, B.C. s. 38, *see also*

#### **Disturbance damages**

##### Canada

- application, Can. s. 26(8) §3.0
- necessity of relocation, Can. s. 26(8) §3.1
- land used for residence, Can. s. 26(8) §1.0
- disturbance damages, inclusion of, Can. s. 26(8) §1.1
- special economic advantage, inclusion of Can. s. 26(8) §1.2
- onus, Can. s. 26(8) §2.0
- premises, Can. s. 26(8) §6.0
- reasonable equivalent, Can. s. 26(8) §5.0
- time of calculation, Can. s. 26(8) §4.0

##### Manitoba

- special value of residence, Man. s. 26
- home for a home, Man. s. 26 §1.1

##### New Brunswick

- relocation of residence, N.B. s. 40
- home for a home, N.B. s. 40 §1.0

##### Nova Scotia

- home for a home, N.S. s. 27(6), (7) §6.0
- purpose of Act and, N.S. s. 2 §1.0
- Ontario
  - interest on award, Ont. s. 33 §3.2
  - relocation assistance, Ont. s. 15
  - accommodation that is equivalent, Ont. s. 15 §1.5
  - date for assessing value, Ont. s. 15 §1.6
  - history of s. 15, Ont. s. 15 §1.1
  - interest on award, Ont. s. 15 §1.8
  - lands used for residential purposes, meaning of, Ont. s. 15 §1.2
  - onus, Ont. s. 15 §1.7
  - “owner” defined, Ont. s. 15 §1.3
  - such additional amount of compensation as is necessary, meaning, Ont. s. 15 §1.4

#### **Equivalent reinstatement**

##### Alberta, Alta. s. 46

##### British Columbia, B.C. s. 35 §1.0

##### Canada, Can. s. 26(5), (6) §1.0

- date of calculation, Can. s. 26(5), (6) §3.0
- disturbance damages and, Can. s. 26(5), (6) §2.0
- improvement, Can. s. 26(5), (6) §4.0
- Manitoba, Man. s. 26 §2.0
- New Brunswick, N.B. s. 39(2) §1.0
- Nova Scotia, N.S. s. 27(4) §4.0
- Ontario, Ont. s. 14(2) §2.0
  - awards under, Ont. s. 14 §2.2
  - comment, Ont. s. 14 §2.4
  - no general demand or market, Ont. s. 14 §2.1
  - onus and bona fide intention to relocate, Ont. s. 14 §2.3

#### **Errors, correction of**

##### British Columbia

- registration of plan, B.C. s. 24 §1.0

##### Canada

- notice of intention or plan, Can. s. 6 §1.0

##### Manitoba

- declaration, Man. s. 12

##### New Brunswick

- notice of expropriation or plan, N.B. s. 19(6) §1.0

##### Nova Scotia

- expropriation document, N.S. s. 11(3) §1.3



- Ontario
  - registration of plan, Ont. s. 9(2) §3.0
  - • omissions from plan, Ont. s. 9(2) §3.1
- Evidence**
- Appraisal report
  - critical review, Ev. §2.05.02
  - reliance on, Ev. §2.05.00
  - • differing conclusions, Ev. §2.05.01
- Appraiser, *see* **Appraiser**
- Comparable sales, *see* **Comparable sales**
- Conflict of interest, Ev. §9.02.00
- Expert witness, *see* **Expert witness, retaining**
- Hearsay in expropriation cases, Ev. §7.00.00
  - cases, Ev. §7.02.00
  - current practice, Ev. §7.01.00
  - excluded, Ev. §7.05.00
  - *Statutory Powers Procedure Act* (Ontario), Ev. §7.03.00
  - weight, impact on, Ev. §7.04.00
- Market transactions, *see* **Market transactions**
- Market value, Ev. §3.00.00
  - contamination and, Ev. §3.01.03
  - definition of, Ev. §§3.01.00, 3.01.01
  - • practice note, Ev. §3.01.02
  - proving, Ev. §3.02.00
- Opinion evidence, Ev. §3.03.00
  - expertise, no opinions outside, Ev. §3.05.00
  - • appraisers not qualified re architectural qualities, Ev. §3.05.02
  - • appraisers not qualified re replacement cost, Ev. §3.05.01
  - field of knowledge, expert's, Ev. §3.04.00
  - qualifications to give
    - • appraisal witnesses, of, Ev. §3.03.02
    - • real estate agent experience not necessary, Ev. §3.03.03
    - • qualifications generally, Ev. §3.03.01
- Parties, of, Ev. §3.06.00
- Statutory basis for compensation claims, Ev. §1.01.00
- Transactions with expropriating authorities, *see* **Expropriating authority, transactions with**
- Witnesses consulted/retained by other party, Ev. §§9.01.00, 9.01.01
- Expert witness**
- Canada
  - market value, on, Can. s. 26 §2.0
  - • court's use of, Can. s. 26 §2.5
  - • evidence of appraisers not directed to market value, Can. s. 26 §2.2
  - • necessity of adducing supporting evidence, Can. s. 26 §2.3
  - • qualifications, Can. s. 26 §2.1
  - • written reports, Can. s. 26 §2.4
- Nova Scotia
  - assistance for Board, as, N.S. s. 50 §1.2
  - hearing, at, N.S. s. 50 §1.0
  - number of, N.S. s. 50 §1.1
- Ontario
  - limit on number adducing compensation evidence, Ont. s. 28(2) §2.0
  - • judicial uncertainty, Ont. s. 28 §2.1
  - • practice comment, Ont. s. 28 §2.2
- Expert witness, retaining**
- Evidentiary problems, Ev. §2.01.00
  - legal counsel
    - • duty to assemble evidence, Ev. §2.01.03
    - • issues to decide, Ev. §2.01.04
  - market value, Ev. §2.01.02
  - overview, Ev. §2.01.01
- Expropriate**
- British Columbia
  - defined, B.C. s. 1 §1.1
  - • compensation question, B.C. s. 1 §1.7
  - • constructive, effective or de facto expropriations, B.C. s. 1 §1.3
  - • expropriation liberally construed, B.C. s. 1 §1.2
  - • jurisdiction to rule on whether expropriation, B.C. s. 1 §1.4
  - • limitations on expropriation powers, B.C. s. 1 §1.5
- New Brunswick
  - defined, N.B. s. 1
  - • to take land, N.B. s. 1 §1.0
- Nova Scotia
  - defined, N.S. s. 3(1)(c) §1.0
- Ontario
  - defined, Ont. s. 1(1)

**Expropriated**

Canada

- defined, Can. s. 2

**Expropriated interest**

Canada

- defined, Can. s. 2

**Expropriating authority**

Alberta

- defined, Alta. s. 1(f)
- jurisdiction
- • right to object, Alta. s. 6(1) §1.0

British Columbia

- approval of expropriation, B.C. s. 4
- • history of s. 4, B.C. s. 4 §1.1
- right to expropriate may not be disputed, B.C. s. 4 §2.0

New Brunswick

- defined, N.B. s. 1 §1.0

Nova Scotia

- defined, N.S. s. 3(1)(d)§1.0

Ontario

- defined, Ont. s. 1(1)

**Expropriating authority, transactions with**

Evidence of market value, Ev. §6.00.00

- offers made by one of the parties, Ev. §6.04.00
- overview, Ev. §6.01.00
- sales to public body having powers of expropriation, Ev. §6.02.00
  - • involuntary sales, Ev. §6.02.03
  - • onus, Ev. §6.02.01
  - • public authority only purchaser, where, Ev. §6.02.02
- settlements, Ev. §6.03.00
  - • admissible, where, Ev. §6.03.03
  - • comment, Ev. §6.03.04
  - • inadmissible, where, Ev. §6.03.02
- • sales to expropriating authority, vs., Ev. §6.03.01

**Expropriation**

Alberta

- defined, Alta. s. 1(g)
- extent of, Alta. s. 3 §1.0

British Columbia

- date of, B.C. s. 29 §2.0

- modification of, B.C. s. 16

- • adjournment not exceeding 30 days, B.C. s. 16 §1.1

Canada

- authority to, Can. s. 4
- • exceptions, Can. s. 4(2)-(7)
- railway, request by, Can. s. 4.1

Manitoba

- defined, Man. s. 1(1)
- notice of intended, Man. Sched. A s. 1
- surplus lands, Man. s. 6

New Brunswick

- notice of, N.B. s. 19
- objection to, N.B. s. 9
- person other than authority, by, N.B. s. 7
- power of, N.B. s. 4
- • constitutional validity, N.B. s. 4 §2.0
- • grounds for, N.B. s. 4 §1.0

Nova Scotia

- by Crown, N.S. s. 9
- by statutory authority, N.S. s. 6 §1.0
- validity of, N.S. s. 9 §1.0

Ontario

- notice of, Ont. s. 10 §1.1
- registration of plan, Ont. s. 9
- under earlier legislation, Ont. App. A §3.0
- • where plan registered pursuant to The Expropriations Procedures Act, Ont. App. A §3.1
- • where statutory power was exercised before 1964, Ont. App. A §3.2

**Expropriation Act (Alberta)**

Application of, Alta. s. 2 §2.0

Crown bound, Alta. s. 2(2)

Exceptions, Alta. Sched.

Forms

- Alta. Reg. 187/2001, s. 12, Alta. App. A
- Alta. Reg. 188/2001, Alta. App. A

Regulations, *see also* **Regulations**

- power to make, Alta. s. 60
  - prescribing forms, Alta. s. 72 §1.0
- Rules of Procedure and Practice, Alta. Reg. 187/2001, Alta. App. A

**Expropriation Act (British Columbia)**

Application of, B.C. s. 2

- Act does not apply, B.C. s. 2 §§2.0, 3.0

- • *British Columbia Railway Act*, B.C. s. 2 §3.7
- • *Emergency Program Act*, B.C. s. 2 §3.8
- • exercising power of enforcement, B.C. s. 2 §3.3
- • *Health Act*, B.C. s. 2 §3.9
- • *Hydro and Power Authority Act*, B.C. s. 2 §3.5
- • *Musqueam Reconciliation, Settlement and Benefits Agreement Implementation Act*, B.C. s. 2 §3.14
- • *Park Act*, mineral interest expropriations under the, B.C. s. 2 §3.13
- • *Railway Act*, B.C. s. 2 §3.10
- • *Transportation Act*, B.C. s. 2 §3.6
- • *Water Act*, B.C. s. 2 §3.11
- • • cases under, B.C. s. 2 §3.6
- • comment, B.C. s. 2 §2.1
- Forms
  - B.C. Reg. 451/87, B.C. App. A
  - history of s. 2, B.C. s. 2 §0.0
- Legislative history
  - 2004 amendments to Act and Regulations, B.C. §1.2
  - Act brought into force, B.C. §1.1
- Regulations, *see also* **Regulations**
  - power to make, B.C. s. 54 §1.0
- Rules
  - Compensation Action Procedure Rule, B.C. Reg. 100/2005, B.C. App. B
  - Expropriation Compensation Board Practice and Procedure Regulation, B.C. Reg. 452/87 (repealed), B.C. App. B
- Expropriation Act (Canada)***
  - Date in force, Can. s. 42 §2.0
  - Exemptions from Act, Can. s. 42 §3.0
  - History of, Can. s. 1 §1.0
  - References in other Acts, Can. s. 43
  - Regulations, *see also* **Regulations**
  - Relevance of new Act in cases where it does not directly apply, Can. s. 42 §4.0
  - Repealed provisions, Can. s. 42 §1.0
- Expropriation Act (Manitoba)***
  - Application of, Man. s. 2(1) §1.0
  - Conflict with other Acts, Man. s. 2(2) §1.0
  - Crown bound, Man. s. 2(3) §§1.0-3.0
- Forms
  - Man. Reg. 553/88, Man. App. B
- Legislative history, Man. §1.0
- Regulations, *see also* **Regulations**
  - power to make, Man. s. 55
- Rules
  - Land Value Appraisal Commission Rules of Procedure, Man. App. A
  - Queen's Bench Act, under, Man. App. B
- Expropriation Act (New Brunswick)***
  - Application of, N.B. ss. 2(2), 57, 60
  - governing law, N.B. s. 57 §1.0
  - Crown bound, N.B. s. 2(1)
- Forms
  - N.B. Reg. 84-11, N.B. App. A
  - N.B. Reg. 84-16, N.B. App. B
- Reference to Act, N.B. s. 59
- Regulations, *see also* **Regulations**
  - power to make, N.B. s. 56
- Expropriation Act (Nova Scotia)***
  - Application of, N.S. s. 4
  - Crown bound, N.S. s. 5
- Forms
  - N.S. Reg. 103/74, Sched. A, N.S. App. A
- Purpose, N.S. s. 2
- Regulations, *see also* **Regulations**
  - power to make, N.S. s. 66 §§1.0, 2.0, s. 68
- Expropriation Act (Ontario), see Expropriations Act (Ontario)***
- Expropriation Compensation Board (British Columbia), *see also* British Columbia Supreme Court**
  - Practice Directives, B.C. App. D
  - Repeal of, B.C. §1.2
  - board, repeal of definition, B.C. s. 1 §1.0
  - elimination of, B.C. §1.4
- Expropriation documents**
  - Nova Scotia
    - certified document as evidence, N.S. s. 23
    - contents, N.S. s. 11(1)
    - defined, N.S. s. 3(1)(e)
    - deposit, N.S. s. 11(1)
    - effect of, N.S. s. 11(2)
    - error in, N.S. s. 11(3)

- filing procedure deemed followed, N.S. s. 22 §1.0
- generally, N.S. s. 11 §1.0
- notice of intention, N.S. s. 11 §2.0
- Registrar of Deeds, duty of, N.S. s. 21

**Expropriation Procedures Act, 1962-63, The**  
Expropriate commenced under, Ont. s. 1(1) §1.14

#### **Expropriations Act (Ontario)**

- Application of, Ont. s. 2(1)
- cases, Ont. s. 2(1) §1.2
  - comprehensive code, Ont. s. 2(1) §1.1
- Conflict with other Act, Ont. s. 2(4)
- Crown bound, Ont. s. 3
- legislating against Crown immunity, Ont. s. 3 §1.1
- Forms, R.R.O. 1990, Reg. 363, Ont. App. C
- References to other Acts, Ont. s. 2(2)
- history, Ont. s. 2(2) §0.0
- Regulations, *see also* **Regulations**
- power to make, Ont. s. 44
- Related Acts, Ont. App. E
- Rules
- Ontario Municipal Board Rules of Practice and Procedure, Ont. App. B
  - Rules to be applied for the purposes of s. 32(1) of the Act, R.R.O. 1990, Reg. 364, Ont. App. C

#### **Expropriations Advisory Officer**

- New Brunswick
- appointment of, N.B. s. 3
  - history, N.B. s. 3 §0.0
  - duties, N.B. s. 1 §1.0
  - jurisdiction, N.B. s. 1 §1.0
  - notice of intention to expropriate
  - amendment of, N.B. s. 14
  - filing with, N.B. s. 6
  - other than expropriating authority, N.B. s. 7
  - notice of objection
  - filing with, N.B. s. 9
  - registration of notice
  - extension of time for, N.B. s. 19(12)
  - report of, N.B. s. 17

#### **Expropriations Compensation Board (Nova Scotia)**

- superseded by Nova Scotia Utility and Review Board, N.S. s. 44 (repealed) §1.0

#### **“Fair, sound and reasonably necessary” test**

- Alberta, Alta. s. 6(2) §2.0, s. 15 §2.0
- New Brunswick, N.B. s. 17(2) §1.0
- Ontario, Ont. s. 7(5) §3.0
- background, Ont. s. 7(5) §3.1
  - court decisions, Ont. s. 7(5) §3.3
  - inquiry decisions, Ont. s. 7(5) §3.4
  - previous legislation, under, Ont. s. 7(5) §3.2

#### **Family home, *see also* Equivalent accommodation**

- Nova Scotia
- defined, N.S. s. 3(1)(f) §1.0
  - purpose of Act and, N.S. s. 2

#### **Federal Court**

- Canada
- proceedings to determine compensation, Can. s. 31(1) §2.0
  - appeals, Can. s. 32(4)-(5) §2.0
  - test on, Can. s. 32(4)-(5) §3.0
  - commencement by Attorney General, Can. s. 32(1)-(3) §1.0
  - consent judgments, Can. s. 32(4)-(5) §1.0
  - limitation period, Can. s. 31(1) §3.0
  - rules of procedure, Can. s. 32(1)-(3) §2.0
  - use of previous decisions, Can. s. 31(1) §4.0

#### **Fees**

- Manitoba
- payable by authority
  - certification of compensation, on, Man. s. 15 §7.0

#### **Forest Act (British Columbia)**

- Limitation on compensation, B.C. s. 30 §3.0
- Voluntary agreement to transfer and, B.C. s. 3 §3.2

#### **Forms**

- Alberta
- Alta. Reg. 187/2001, s. 12, Alta. App. A
  - Alta. Reg. 188/2001, Alta. App. A
- British Columbia

- B.C. Reg. 451/87, B.C. App. A
- New Brunswick
- N.B. Reg. 84-11, N.B. App. A
- N.B. Reg. 84-16, N.B. App. B
- Manitoba
- *Expropriations Act*, under, Man. Sched. B
- Queen’s Bench Rule 77, Man. Reg. 553/88, Man. App. B
- Nova Scotia
- N.S. Reg. 103/74, N.S. App. A
- Ontario
- *Expropriations Act*, under, Ont. App. C
- Freehold interest**
- Alberta
- valuation of, Alta. s. 48 §1.0
- Goodwill, see also Business losses**
- Alberta
- compensation for, Alta. s. 54
- • feasible, meaning, Alta. s. 54 §1.0
- • goodwill, meaning, Alta. s. 54 §2.0
- • measure of, Alta. s. 54 §3.0
- disturbance damages and, Alta. s. 54 §4.0
- British Columbia
- amount not exceeding value of, B.C. s. 34 §4.5
- generally, B.C. s. 34 §4.6
- Manitoba
- awards for, Man. s. 29(1) §2.1
- compensation for, Man. s. 29(1)
- elements of claim, Man. s. 29(1) §2.0
- onus, Man. s. 29(1) §§2.2, 2.3
- undertaking to reopen hearing, Man. s. 29(1) §2.4
- Nova Scotia
- compensation for, N.S. s. 29 §1.2
- Ontario
- amount not exceeding value of, Ont. s. 19 §3.1
- compensation for, Ont. s. 19(2) §3.0
- relocation
- • intention of, Ont. s. 19 §3.4
- • not feasible, Ont. s. 19 §3.3
- value of, Ont. s. 19 §3.2
- Harmful activity, see Injunction**

**Expropriation****Hearing, see also Inquiry**

- Canada
- avoidance of, Can. s. 10(5)
- costs, Can. s. 10(9)
- dispensing with, Can. s. 10(11)
- lack of express standard, Can. s. 10 §2.0
- public hearing, Can. s. 10 §1.0
- reform recommendations, Can. s. 10 §4.0
- Nova Scotia
- expert witnesses and, N.S. s. 50 §1.0
- notice of, N.S. s. 51

**Hearing officer**

- Canada
- appointment and duties, Can. s. 10
- judicial interpretation, Can. s. 10 §3.0
- report of, Can. s. 10

**Highest and best use**

- Disturbance damages and
- Nova Scotia, N.S. s. 27 §2.0
- Ontario, Ont. s. 13 §6.0
- Evidence
- “after the event” planning, of, Ev. §4.05.00
- • admissibility of, Ev. §4.05.01
- • change in use of buildings on remaining lands, Ev. §4.05.04
- • • comment, Ev. §4.05.03
- • • environmental evidence, Ev. §4.05.06
- • • knowledge of vendor and, Ev. §4.05.07
- • exclusion of, Ev. §4.05.02
- • • issue to be decided, on, Ev. §4.05.05
- fundamental question of fact, Ev. §4.03.00
- market value related to use, Ev. §4.01.00
- obtaining, Ev. §4.04.00
- zoning and, Ev. §4.02.00
- • residential density, Ev. §4.02.01

## Market value and,

- Alberta, Alta. s. 41 §2.0
- Canada, Can. s. 26 §3.0
- Manitoba, Man. s. 26 §3.0
- New Brunswick, N.B. s. 39(1) §3.0
- Ontario, Ont. s. 14 §1.4
- Valuation at other than, N.B. s. 38 §3.0

**Highway or drain**

- British Columbia
- defined, B.C. s. 1 §1.0

## Manitoba

- Crown lands and, Man. s. 6(5)
- defined, Man. s. 1(1)
- injurious affection and, Man. s. 25 §§1.1, 2.0
- plans, filing of, Man. s. 13(4)
- plans required for, Man. s. 4
- unit value, Man. s. 27(4) §2.0

**Incidental damages**

## Alberta

- compensation for, Alta. s. 56 §5.0

**Injunction**

## British Columbia

- harmful activity, for, B.C. s. 22 §2.0
- history of s. 22, B.C. s. 22 §1.0

**Injurious affection**

## Alberta

- before and after valuation, Alta. s. 56 §4.7
- compensation for, Alta. s. 56
- appraised separately, Alta. s. 56 §4.0
- Blackstock formula, Alta. s. 56 §1.0
- change in shape, Alta. s. 56 §4.2
- exposure, Alta. s. 56 §4.5
- loss of access, Alta. s. 56 §4.1
- loss of amenities, Alta. s. 56 §4.6
- noise, dust and glare, Alta. s. 56 §4.3
- offensive use, Alta. s. 56 §4.4
- resulting from taking, construction or use of works, Alta. s. 56 §2.0
- interest on, Alta. s. 66 §4.3
- no land expropriated, Alta. s. 56 §6.0
- onus, Alta. s. 56 §3.0
- subdivision approach, Alta. s. 56 §4.8

## British Columbia

- limitation period, B.C. s. 42 §1.0
- no land expropriated, B.C. s. 41
- analogous claims, B.C. s. 41 §1.7
- cases, B.C. s. 41 §1.4
- conditions required, B.C. s. 41 §1.2
- costs, B.C. s. 41 §1.5, s. 45 §6.0
- history, B.C. s. 41 §§0.0, 1.1
- procedure, B.C. s. 41 §1.3
- source material, B.C. s. 41 §1.6
- partial takings, B.C. s. 40
- reasonable personal and business losses, B.C. s. 40 §4.0

- remaining land, B.C. s. 40 §3.0
- resulting from taking, construction or use of works, B.C. s. 40 §2.0
- valuation, “before and after” method, B.C. s. 40(3) §5.0

## Canada

- compensation for, Can. s. 27 §1.0
- no land expropriated, Can. s. 27 §2.0

## Manitoba

- compensation for, Man. s. 25
- exercise of lawful powers, Man. s. 25 §2.0
- highways and, Man. s. 25 §§1.1, 2.0
- mitigation of, Man. s. 34
- undertakings considered, Man. s. 34 §2.0
- no land expropriated, Man. s. 31
- application of, Man. s. 31(1) §1.0
- partial takings Man. s. 30
- defined, Man. s. 30(2)
- due compensation, part of, Man. s. 30(3) §1.0
- duty to mitigate, Man. s. 30(1) §2.0
- “injurious affection” defined, Man. s. 30(1) §4.0
- measure of loss, Man. s. 30(1) §5.0
- Blackstock formula, Man. s. 30(1) §5.1
- easements, Man. s. 30(1) §5.1
- estimate, Man. s. 30(1) §5.7
- parking spaces, loss of, Man. s. 30(1) §5.1
- proximity to danger, Man. s. 30(1) §5.4
- reduced farm yield, Man. s. 30(1) §5.1
- snow removal, Man. s. 30(1) §5.6
- trees, Man. s. 30(1) §5.8
- onus, Man. s. 30(1) §3.0

## New Brunswick

- compensation for, N.B. s. 46
- appraised separately, N.B. s. 46 §1.0
- defined, N.B. s. 1 §1.0
- grounds for
- change in shape, N.B. s. 46 §1.2
- loss of developmental capability, N.B. s. 46 §1.6
- lost access, N.B. s. 46 §1.1
- offensive use, N.B. s. 46 §1.4
- regulatory restrictions, N.B. s. 46 §1.5
- traffic noise, N.B. s. 46 §1.3

- personal and business damages, N.B. s. 46 §2.0
- owner’s time and expenses, N.B. s. 46 §2.1
- limitation period, N.B. s. 47 §1.0
- where no land is taken, N.B. s. 46 §3.0
- Nova Scotia
- “before and after” approach, N.S. s. 3(1)(h) §2.0
- compensation for, N.S. s. 30
- determination of loss, N.S. s. 30 §1.3
- entitlement to, N.S. s. 30 §1.2
- jurisdiction of Board, N.S. s. 30 §1.0
- personal and business damages, N.S. s. 30 §1.5
- awards for, N.S. s. 30 §1.5
- reduction in market value, N.S. s. 30 §1.4
- awards for, N.S. s. 30 §1.4
- defined, N.S. s. 3(1)(h)§1.0
- procedure for claim, N.S. s. 31 §1.0
- Ontario
- claim for, Ont. s. 22
- amendment to, Ont. s. 22 §1.9
- case comment, Ont. s. 22 §1.3
- doubt resolved in favour of claimant, s. 22 §1.7
- history of s. 22, Ont. s. 22 §1.1
- jurisdiction of Board, Ont. s. 29 §1.0
- land expropriated, Ont. s. 22 §1.2
- *Limitations Act, 2002*, Ont. s. 22 §1.3.1
- no land expropriated, Ont. s. 22 §1.4
- onus, Ont. s. 22 §1.6
- transitional, Ont. s. 22 §1.5
- writing, in, Ont. s. 22 §1.8
- common law rules, Ont. s. 21 §2.0
- damage actionable under common law but for statutory immunity, Ont. s. 21 §2.2
- defeating the statutory powers defence, Ont. s. 21 §2.1
- simultaneous proceedings, Ont. s. 21 §2.1.1
- injury to land, Ont. s. 21 §2.3
- resulting from construction and not use of works, Ont. s. 21 §2.4
- construction vs. use, Ont. s. 21 §2.5
- onus, Ont. s. 21 §2.6
- compensation for, Ont. s. 21
- common law remedies, Ont. s. 21 §1.9
- double compensation disallowed, Ont. s. 21 §2.7
- expropriation not necessary, Ont. s. 21 §1.8
- framework for, Ont. s. 21 §2.0
- impact on claimant, Ont. s. 21 §2.2
- history of s. 21, Ont. s. 21 §1.1
- jurisdiction of Board, Ont. s. 21 §2.9
- “land” defined, Ont. s. 21 §1.5
- “owner” defined, Ont. s. 21 §1.6
- personal and business damages defined, Ont. s. 21 §1.7
- pleadings, Ont. s. 21 §2.10
- statutory authority, Ont. s. 21 §1.2
- defined, Ont. s. 21 §1.4
- valuation date, Ont. s. 21 §2.8
- damages for, Ont. s. 13(2)(c) §4.0
- assessment of, Ont. s. 13 §4.17
- awards under
- personal and business damages, Ont. s. 13 §4.15
- reduction in market value, Ont. s. 13 §4.13
- “acquires” defined, s. 13 §4.9
- “by the acquisition”, meaning of, Ont. s. 13 §4.10
- cases, Ont. s. 13 §4.19
- “construction . . . or . . . use of the works,” meaning of, Ont. s. 13 §4.11
- former legislation, under, Ont. s. 13 §4.2
- generally, Ont. s. 13 §4.1
- history, Ont. s. 13 §4.4
- “land” defined, Ont. s. 13 §4.8
- onus, Ont. s. 13 §4.12
- “owner” defined, Ont. s. 13 §4.7
- partial taking, Ont. s. 13 §4.5
- personal and business damages, Ont. s. 13
- claims allowed, Ont. s. 13 §4.15
- claims disallowed, Ont. s. 13 §4.16
- demonstrating entitlement, Ont. s. 13 §4.14
- meaning, Ont. s. 13 §4.14.1
- present legislation, under, Ont. s. 13 §4.3
- statutory authority defined, s. 13 §4.6
- “thereon,” meaning of, Ont. s. 13 §4.11.1
- defined, Ont. s. 1(1); s. 21 §1.3
- concluding clause, Ont. s. 13 §4.18; s. 21 §3.0

- interest on, payment of, Ont. s. 33 §2.8
- market value and “before and after” method of valuation, Ont. s.14 §3.0
- reparation for, Ont. s. 11

**Inquiry, see also Inquiry officer**

## Alberta

- dispensing with, Alta. s. 13
- dispensing with where previous hearing, Alta. s. 9
- case, Alta. s. 9 §1.0

## British Columbia

- dispensing with approval and inquiry, B.C. s. 5 §1.0
  - excluded sections, B.C. s. 5
  - clauses 6(4)(b)-(g) preserved, B.C. s. 5 §3.1
  - ss. 4, 6, 10-18 do not apply, B.C. s. 5 §2.1
  - linear developments excluded, B.C. s. 10 §3.0
  - defined broadly, B.C. s. 10 §3.1
  - jurisdiction to determine whether development linear or not, B.C. s. 10 §5.1
  - public hearing, B.C. s. 14
  - cases, B.C. s. 14 §1.4
  - history, B.C. s. 14 §§1.0, 2.1
  - inquiry decisions, B.C. s. 14 §2.3
  - scope of, B.C. s. 14 §2.2
  - request for, B.C. s. 10
  - history of s. 10, B.C. s. 10 §1.0
  - procedure, B.C. s. 10 §2.2
  - service within 30 days, B.C. s. 5 §4.0, s. 10 §4.0
  - speedy procedure, B.C. s. 13
  - comment, B.C. s. 13 §2.1
  - history of s. 13, B.C. s. 13 §1.0
  - procedure, B.C. s. 13 §2.2
- Canada
- public hearing, Can. s. 10
- Manitoba
- dispensing with, Man. s. 9(8) §1.0
  - duties of authority, Man. s. 15(1)
  - parties to, Man. Sched. 1 s. 6
  - public hearing, Man. Sched. 1 s. 5
  - rights of respondents, Man. s. 15(2)
- New Brunswick

- dispensing with, N.B. s. 10(2) §1.0
  - public hearing, N.B. s. 10
- Ontario
- combined, Ont. s. 7(7)
  - dispensing with, Ont. s. 6(3)-(5)
  - documents, inspection of, s. 7 §2.0
  - hearing, by means of, Ont. s. 7(5) §3.0
  - history of, Ont. s. 7 §1.1
  - parties to, Ont. s. 7(8)

**Inquiry officer**

## Alberta

- Board as, Alta. s. 15 §1.0
  - hearing by, Alta. s. 15
  - proceedings before, jurisdiction of, Alta. s. 16
  - report by, Alta. s. 16
  - history of s. 15, Alta. s. 15 §0.0
- British Columbia
- compensation, B.C. s. 53 §1.0
  - defined, B.C. s. 1 §1.0
  - power to deny requests for inquiry, B.C. s. 11
  - history of s. 11, B.C. s. 11 §1.0
  - substantially same opportunity to object, B.C. s. 11 §2.2
  - powers and duties, B.C. s. 15
  - add persons to inquiry, B.C. s. 15 §1.2
  - order production and discovery of documents, whether may, B.C. s. 15 §1.3
  - report by, B.C. s. 17
  - history, B.C. s. 17 §1.0
  - 30 days to submit, B.C. s. 17 §2.1
  - setting down the inquiry, B.C. s. 12
  - history of s. 12, B.C. s. 12 §1.0
  - time constraints, B.C. s. 12 §2.1

## Manitoba

- appointment of, Man. Sched. 1 s. 4
- revocation of, Man. Sched. 1 s. 7
- duties, Man. Sched. 1 s. 6(2)
- report by, Man. Sched. 1 s. 8

## Ontario

- appointment of, Ont. s. 7(1)
- documents, inspection of, Ont. s. 7 §2.0
- duties and powers of, Ont. s. 7(2), (9), §1.3
- judicial review of, Ont. s. 7 §1.2
- bias, Ont. s. 7 §1.2.1



- • scope of inquiry, Ont. s. 7 §1.2.2
- report by, Ont. s. 7(6)
- • history, Ont. s. 7 §1.1
- Insurance proceeds**
- Manitoba
  - between owner and expropriating authority, distribution of, Man. s. 13(3) §1.0
- Interest**
- Alberta
  - costs, on award of, Alta. s. 39 §6.0. s. 66 §3.0
  - date from which it runs
    - • characterizing the loss, Alta. s. 66 §4.5
    - • disturbance damages, on, Alta. s. 66 §4.2
    - • market value, on, Alta. s. 66 §4.1
    - • severance damages and injurious affection, on, Alta. s. 66 §4.3
    - • voluntary agreement, on, Alta. s. 66 §4.4
  - denial of, Alta. s. 66 §6.0
  - payment of, Alta. s. 66
    - • just rate, Alta. s. 66 §1.0
    - • • leading cases. Alta. s. 66 §1.1
  - penalties, Alta. s. 66 §7.0
    - • not the fault of expropriating authority, Alta. s. 66 §7.3
    - • voluntary agreement. Alta. s. 66 §7.2
    - • where time extended, Alta. s. 66 §7.1
  - right of entry short of possession, Alta. s. 66 §5.0
    - simple or compound, Alta. s. 66 §2.0
- British Columbia
  - amount awarded, on. B.C. s. 46 §1.2
  - calculated annually, to be. B.C. s. 46 §1.5
  - date board considers reasonable, from, B.C. s. 46 §1.7
  - date owner gave up possession, from, B.C. s. 46 §1.6
  - excess of any amount paid by authority, B.C. s. 46 §1.3
    - history of s. 46. B.C. s. 46 §0.0
  - interim accounts, on, B.C. s. 48 §5.0
    - • criteria for awarding, B.C. s. 48 §5.1
    - • date from which interest runs, B.C. s. 48 §5.3
      - • grace period, B.C. s. 48 §5.2
      - • rate, B.C. s. 48 §5.4
      - • tariff of costs regulation, B.C. s. 48 §5.5
  - 90% rule, B.C. s. 46 §2.0
  - penalties for delay, B.C. s. 47 §1.0
    - • cases, B.C. s. 47 §1.3
    - • delay: penalty interest withheld/imposed, B.C. s. 47 §1.6
    - • delay unreasonable, whether, B.C. s. 47 §1.5
      - • history, B.C. s. 47 §0.0
      - • penalty, B.C. s. 47 §1.7
      - • proceedings under the Act, B.C. s. 47 §1.4
    - retrospective, s. 46 not, B.C. s. 46 §3.0
    - under s. 20, B.C. s. 46 §1.4
    - • multiple payments under, B.C. s. 46 §1.8
  - unpaid accounts, on, *see* **Costs**
- Canada
  - basic rate, Can. s. 36 §1.0
  - costs, on, Can. s. 39 §8.0
  - date judgment given, Can. s. 36 §2.0
  - delay, discretion of court where, Can. s. 36 §4.0
    - income tax treatment, Can. s. 36 §6.0
  - legal, appraisal and other costs, on, Can. s. 29 §3.0
    - post-judgment interest, Can. s. 36 §5.0
    - where offer accepted, Can. s. 36 §3.0
  - expropriated interest, Can. s. 36 §3.2
  - penalty interest, Can. s. 36 §3.1
- Manitoba
  - disturbance damages and, Man. s. 28(1) §7.10
    - payable by authority, Man. s. 35
    - penalty, Man. s. 35(4) §2.2
    - security interests and, Man. s. 33 §2.2
    - time from which it runs, Man. s. 35(2) §2.0, 2.1
  - unpaid compensation, payable only on, Man. s. 35(3)
- New Brunswick
  - commencement of, N.B. s. 50 §1.0
  - delay by authority, N.B. s. 50 §2.0
  - discretionary increase by court, N.B. s. 50 §3.0
    - payable by authority, N.B. s. 50
- Nova Scotia
  - delay by authority, N.S. s. 53(4) §1.2
  - delay by owner, N.S. s. 53(2) §1.2

- outstanding compensation, on, N.S. s. 53 §1.0
- Ontario
  - abandonment of land, Ont. s. 41 §1.6
  - business loss, award of, Ont. s. 33 §3.2
  - consequential damages under s. 41, Ont. s. 33 §3.3
  - costs, on award of, Ont. s. 32 §8.0
  - disturbance damages, payment date, Ont. s. 33 §3.1
  - equivalent accommodation, award of, Ont. s. 15 §1.8, s. 33 §3.2
  - history of s. 33, Ont. s. 33 §1.1
  - *Judicature Amendment Act, 1977 (No. 2)* not applicable, Ont. s. 33 §1.3
  - owner accepts offer of market value, Ont. s. 33 §1.4
  - prior to December 20, 1968, Ont. s. 33 §1.2
  - relocation, special difficulties in, awards for, Ont. s. 33 §3.2
  - under s. 33(1), Ont. s. 33 §2.0
    - • calculation of, Ont. s. 33 §2.1
    - • election under s. 10(2), Ont. s. 33 §2.7
    - • heads of damages, Ont. s. 33 §2.4
    - • injurious affection, Ont. s. 33 §2.8
    - • • payment date, Ont. s. 33 §2.8.1
    - • interest prior to date of expropriation, Ont. s. 33 §2.5.1
    - • market value: date from interest is paid, Ont. s. 33 §2.5
    - • owner of lands expropriated, Ont. s. 33 §2.3
    - • productive use, what constitutes, Ont. s. 33 §2.6
      - • • partial taking, on, Ont. s. 33 §2.6.1
      - • subject to s. 25(4), Ont. s. 33 §2.2
    - variation of, Ont. s. 33 §4.0
    - • conflict between s. 33 and s. 25(4), Ont. s. 33 §4.3
    - • delay attributable to expropriating authority, Ont. s. 33 §4.4
    - • delay attributable to owner, Ont. s. 33 §4.2
    - • duration of increased payment under s. 33(4), Ont. s. 33 §4.6
    - • history of s. 33(2)-(4), Ont. s. 33 §4.1
    - • s. 33(1) and (4) to be read together, Ont. s. 33 §4.5

**Interest in land**

- Ontario
  - defined, Can. s. 2
  - • Quebec, in, Can. s. 2 §1.0

**Investigation regarding contamination**

- Manitoba, Man. s. 2.1

**Joint boards**

- Ontario
  - expropriation applications, hearing, Ont. s. 7 §3.5, s. 8 §1.3

**Judge**

- Ontario
  - defined, Ont. s. 1(1)

**Land**

- Alberta
  - defined, Alta. s. 1(h)
  - determining interest in, Alta. s. 69
  - unregistered, expropriation of, Alta. s. 62
  - value of, determining, Alta. s. 45
    - • agreement after commencement of expropriation proceedings, Alta. s. 45 §3.0
    - • causal connection between land use designation and expropriation, Alta. s. 45 §5.0
    - • increase or decrease to value by expropriation development to have no impact, Alta. s. 45 §4.0
    - • land, meaning of, Alta. s. 45 §1.0
    - • use after expropriation, Alta. s. 45 §2.0
- British Columbia
  - defined, B.C. s. 1 §1.3
  - unregistered under *Land Title Act*, expropriation of, B.C. s. 8 §1.0

## Canada

- defined, Can. s. 2
- use of
  - • compensation, Can. s. 43
  - • powers of Minister, Can. s. 40
  - • removal and replacement of wall, fence, etc., Can. s. 41
  - • use of explosives, Can. s. 42
- New Brunswick
  - vesting of, N.B. s. 19(8.1) §1.0
- Manitoba

- defined, Man. s. 1(1)
- • interest in, Man. s. 1 §1.16
- vesting of, Man. s. 13

#### New Brunswick

- defined, N.B. s. 1 §1.0

#### Nova Scotia

- defined, N.S. s. 3(1)(i)

#### Ontario

- defined. Ont. s. 1(1)

### Land Compensation Board

#### Alberta

- adjournment, Alta. s. 28 §1.0
- compensation, fixing
- • owner/expropriating authority not agreed, Alta. s. 29
  - • • access to courts, Alta. s. 29 §2.0
  - • • jurisdiction, Alta. s. 29 §1.0
  - • • voluntary agreement, Alta. s. 30 §2.0
- compensation, of Board, Alta. s. 25 §1.0
- discovery, Alta. s. 28 §2.0
- division of jurisdiction with Surface Rights Board, Alta. s. 1(b) §1.0
- establishment of, Alta. s. 25
- • history of s. 25, Alta. s. 25 §1.0
- inquiry officer, as, Alta. s. 15 §1.0
- jurisdiction of, Alta. s. 27
  - • ancillary matters, over, Alta. s. 27 §1.0
  - • history of s. 27, Alta. s. 27 §0.0
  - • not exclusive, Alta. s. 27 §1.1
- proposed payment, applications re, Alta. s. 31 §§3.0, 3.1
  - • determination of, Alta. s. 34
  - rules, Alta. s. 28(1) §3.0
  - staff, Alta. s. 26

#### Ontario, *see also* Ontario Municipal Board

- arbitration, Ont. App. A §5.2
- Ontario Municipal Board, and, Ont. App. A §5.2
  - • transitional, Ont. App. A §5.3
  - repealed, Ont. App. A §5.1

### Land title office

#### British Columbia

- filing and registration, B.C. s. 7 §2.0

#### Manitoba

- defined, Man. s. 1(1)

### Land Value Appraisal Commission

#### Manitoba

- certificate of, Man. s. 15(2)
- compensation, determination of, Man. s. 15
  - • variation of, Man. s. 15 §8.0
- costs, Man. s. 15 §9.0s
- decisions binding, Man. s. 15 §2.0
- defined, Man. 1(1) §1.0
- fees payable, Man. s. 15 §7.0
- jurisdiction of, Man. s. 15 §4.0
- procedure
  - • applications, on, Man. s. 15 §6.0
  - • submissions, on, Man. s. 15 §5.0
- Rules of Procedure, Man. App. A

### Lease

#### Alberta

- frustration of, Alta. s. 71(2)

#### British Columbia

- frustration of, B.C. s. 36 §1.0
  - • compensation to lessor, B.C. s. 36 §1.4
  - • disputes between lessors and lessess, B.C. s. 36 §1.2
    - • purpose, B.C. s. 36 §1.1
    - • retroactive, whether s. 36 is, B.C. s. 36 §1.3

#### New Brunswick

- frustration of, N.B. s. 49

#### Nova Scotia

- frustration of, N.S. s. 54(2)

#### Ontario

- frustration of, Ont. s. 34(2) §2.0

### Leasehold interest

#### Alberta

- valuation of, Alta. s. 48 §1.0

#### British Columbia

- valuation of, B.C. s. 32 §1.7

### Lessee

#### British Columbia

- compensation
  - • disturbance damages vs. market value, B.C. s. 32 §1.8
  - • payable to person leasing commercial or industrial premises, B.C. s. 30 §1.4
  - • payable to person leasing residential premises, B.C. s. 30 §1.3

#### Manitoba

- disturbance damages, for, *see* **Disturbance damages**
- Market transactions**
- Evidence of market value, as, Ev. §5.00.00
- after expropriation, transactions, Ev. §5.02.00
- expropriated property, involving, Ev. §5.04.00
- date of transaction, relevance re, Ev. §5.04.02
- purchase price, Ev. §5.04.03
- transactions admissible, Ev. §5.04.01
- listings, Ev. §5.05.00
- admissible subject to weight, Ev. §5.05.04
- comment, Ev. §5.05.05
- defined, Ev. §5.05.01
- excluding evidence of, reasons for, Ev. §5.05.02
- receiving evidence of, reasons for, Ev. §5.05.03
- offers, Ev. §5.06.00
- bona fides, proving, Ev. §5.06.05
- defined, Ev. §5.06.01
- evidence in support, Ev. §5.06.07
- intended, Ev. §5.06.08
- owners, to, Ev. §5.06.02
- probative value, assessing the, Ev. §5.06.04
- procedural requirements, Ev. §5.06.06
- third parties, by, Ev. §5.06.03
- options, Ev. §5.07.00
- admissible subject to weight, Ev. §5.07.02
- defined, Ev. §5.07.01
- parties not at arm's length, Ev. §5.03.00
- evidentiary problem, Ev. §5.03.03
- non-arm's length sales not sales, Ev. §5.03.01
- practice note re subpoena, Ev. §5.03.04
- relationship question of fact, Ev. §5.03.02
- sales, Ev. §5.01.00
- closed, need not have, Ev. §5.01.03
- date of, Ev. §5.01.01
- Market value, *see also* Evidence**
- Alberta
- approaches to value, generally, Alta. s. 41 §1.0
- cost approach, Alta. s. 41 §5.0
- highest and best use, Alta. s. 41 §2.0
- general principles, Alta. s. 41 §2.1
- partial taking, Alta. s. 41 §2.4
- possibility vs. probability, Alta. s. 41 §2.3
- zoning not taken into account, where, Alta. s. 41 §2.1
- hypothetical warehouse approach, Alta. s. 41 §6.0
- income approach, Alta. s. 41 §4.0
- interest on, Alta. s. 66 §4.1
- leasehold interest, of, Alta. s. 48 §1.1
- market approach, Alta. s. 41 §3.0
- adjustments to sales, Alta. s. 41 §3.2
- comparable sales, Alta. s. 41 §3.1
- meaning of, Alta. s. 41
- British Columbia
- approaches to value, B.C. s. 32 §2.0
- cost approach, B.C. s. 32 §2.3
- direct comparison, B.C. s. 32 §2.1
- easements, market value of, B.C. s. 32 §2.7
- income approach, B.C. s. 32 §2.2
- land development (subdivision), B.C. s. 32 §2.4
- land residual, B.C. s. 32 §2.5
- leasehold interest, market value of, B.C. s. 32 §2.6
- defined, B.C. s. 32 §1.0
- legislative history, B.C. s. 32 §1.1
- evidence of, B.C. s. 32 §1.2
- easements, B.C. s. 32 §1.9
- temporary, B.C. s. 32 §1.10
- evidence of, B.C. s. 32 §1.4
- exclusions from determination, B.C. s. 33
- changes in value resulting from any expropriation, B.C. s. 33 §6.0
- changes in value resulting from development, B.C. s. 33 §5.0
- changes in value resulting from development of other land included in development, B.C. s. 33 §7.0
- history of s. 33, B.C. s. 33 §0.0
- illegal or improper use, B.C. s. 33 §3.0
- increase or decrease in value due to zoning changes, B.C. s. 33 §8.0
- onus, B.C. s. 33 §9.0
- purpose for which land is taken, B.C. s. 33 §2.0

- purpose of, s. 33, B.C. s. 33 §1.0
- unnecessary improvement after expropriation notice, B.C. s. 33 §4.0
- leasehold interest, of, B.C. s. 32 §1.7
- disturbance damages vs., B.C. s. 32 §1.8
- limited market: churches, hospitals, schools, etc., B.C. s. 35 §1.0
- onus, B.C. s. 32 §1.11
- timing of development, B.C. s. 32 §3.0
- deferment, B.C. s. 32 §3.1
- willing buyer, B.C. s. 32 §1.6
- willing seller, B.C. s. 32 §1.5
- Canada
  - approaches to value, Can. s. 26 §4.0
  - “before and after” approach, Can. s. 26 §9.0
  - adjustments to comparable sales, Can. s. 26 §6.0
  - comparative approach, Can. s. 26 §5.0
  - homogeneity of expropriated lands, Can. s. 26 §5.1
  - incomplete transactions, Can. s. 26 §5.2
  - purchase price paid for subject, Can. s. 26 §5.3
  - sales involving expropriating authorities, Can. s. 26 §5.2
  - sales subsequent to date of taking, Can. s. 26 §5.4
  - income approach, Can. s. 26 §7.0
  - *Income Tax Act* and, Can. s. 26 §10.0
  - replacement cost, Can. s. 26 §8.0
  - value of resources, Can. s. 26 §9.01
  - defined, Can. s. 26(2) §1.0
  - exclusions from determination, Can. s. 26(11)
  - increase or decrease in value from actual or expected use, Can. s. 26(11) §1.0
  - knowledge or expectation of imminent expropriation, Can. s. 26(11) §3.0
  - transaction entered after registration of notice, Can. s. 26(11) §2.0
  - expert evidence, Can. s. 26 §2.0
  - court’s use of, Can. s. 26 §2.5
  - evidence of appraisers not directed to market value, Can. s. 26 §2.2
  - necessity of adducing supporting evidence, Can. s. 26 §2.3
  - qualifications, Can. s. 26 §2.1
  - written reports, Can. s. 26 §2.4
  - highest and best use, Can. s. 26 §3.0
- Manitoba
  - approaches to value, Man. s. 27 §5.0
  - “before and after” method, Man. s. 27(3) §§1.0, 2.0
  - cost approach, Man. s. 27 §5.4
  - evidence of, Man. s. 27 §5.1
  - income approach, Man. s. 27 §5.3
  - land residual approach, Man. s. 27 §5.2
  - onus, Man. s. 27 §5.5
  - defined, Man. s. 27
  - common law, comparison to, Man. s. 27 §1.0
  - highest and best use, Man. s. 27 §3.0
  - ten per cent rule, Man. s. 27 §4.0
  - willing buyer, Man. s. 27 §2.0
  - evidence of, Man. s. 27 §5.1
  - exclusions from determination, Man. s. 27(2) §1.0
  - onus, Man. s. 27 §5.5
  - optionor vs. optionee, Man. s. 27 §5.7
  - smaller holdings, Man. s. 27 §5.6
- New Brunswick
  - approaches to value, N.B. s. 39(1) §2.0
  - “before and after” method, N.B. s. 39(3) §1.0
  - income approach, N.B. s. 39(1) §5.0
  - cost approach, N.B. s. 39(1) §6.0
  - market approach, N.B. s. 39(1) §4.0
  - adjustment to sales, N.B. s. 39(1) §4.2
  - averaging of sale prices to comparable properties, N.B. s. 39(1) §4.3
  - comparable sales, N.B. s. 39(1) §4.1
  - subdivision or development cost approach, N.B. s. 39(1) §7.0
  - extinguishment of easements, N.B. s. 39(1) §7.1
  - exclusions from determination, N.B. s. 39(4)
  - anticipated value in expropriation of resource properties, N.B. s. 39(4) §2.0
  - ignoring the scheme, N.B. s. 39(4) §1.0
  - illegal use, N.B. s. 39(4) §3.0
  - highest and best use, N.B. s. 39(1) §3.0
  - generally, N.B. s. 39(1) §1.0
- Nova Scotia
  - approaches to value, N.S. s. 26 §1.0

- averaging of adjusted comparable sales values in determining, N.S. s. 26 §1.1 A
- cost approach, N.S. s. 26 §1.2
- development or subdivision approach, N.S. s. 26 §1.4
- income approach, N.S. s. 26 §1.3
- market data, N.S. s. 26 §1.1
- other approaches, N.S. s. 26 §1.5
- basis of compensation, as, N.S. s. 27(2) §1.0
- “before and after” approach, N.S. s. 27(5) §5.0
- evidence of, N.S. s. 26 §2.0
- offers to purchase, listings, options, N.S. s. 26 §2.5
- other decisions, N.S. s. 26 §2.6
- sales to authority, N.S. s. 26 §2.3
- settlements, N.S. s. 26 §2.4
- subject as best comparable, N.S. s. 26 §2.1
- subsequent sales, N.S. s. 26 §2.2
- exclusions from determination, N.S. s. 33 §1.0
- highest and best use, N.S. s. 26 §2.0
- rules to apply, N.S. s. 25 §1.0
- substitution of Board’s judgment, N.S. s. 26 §3.0
- Ontario
- “before and after” method of valuation, Ont. s. 14(3) §3.0
- claim for additional injurious affection not measured by, Ont. s. 14 §3.6
- history of s. 14(3), Ont. s. 14 §3.1
- injurious affection caused by taking, Ont. s. 14 §3.4
- “land of an owner,” meaning of, Ont. s. 14 §3.2
- no claim for injurious affection, Ont. s. 14 §3.11
- onus, Ont. s. 14 §3.10
- personal and business loss claim and, Ont. s. 14 §3.7
- prohibition against authority securing the taking without compensation, Ont. s. 14 §3.9
- set-off against damages, Ont. s. 14 §3.5
- size, shape and nature of land, Ont. s. 14 §3.8
- whole of the owner’s land, meaning, Ont. s. 14 §3.3
- defined, Ont. s. 14 §1.2
- easements and
  - permanent, Ont. s. 14 §§1.9, 1.10
  - temporary or working, Ont. s. 14 §1.11
  - duration of temporary easement, Ont. s. 14 §1.12
- evidence of, Ont. s. 14 §1.7
- onus, Ont. s. 14 §1.13
- exclusions from determination, Ont. s. 14(4), (5) §§4.0, 5.0
  - co-operative developments, Ont. s. 14 §5.0
  - increase or decrease to value by expropriation development, Ont. s. 14(4)(b) §4.3
    - applies to market value only, Ont. s. 14 §4.3.01
    - competitive position, change in, Ont. s. 14 §4.11
    - date applicable. Ont. s. 14 §4.5
    - development in question, Ont. s. 14 §4.3.1
    - down-zoning, Ont. s. 14 §4.7
    - expropriation date varies from valuation date, Ont. s. 14 §4.9
    - imminent defined, Ont. s. 14 §4.6
    - joint assessment of value and injurious affection under s. 14(3), effect on, Ont. s. 14 §4.10
    - notice of development prior to expropriation, Ont. s. 14 §4.4
    - plead, failure to, Ont. s. 14 §4.11.1
    - sales of remaining lands of owner, Ont. s. 14 §4.8
- non-conforming uses, Ont. s. 14(4)(c)
  - history of s. 14(4)(c), Ont. s. 14 §4.13
  - onus, Ont. s. 14 §4.15
  - requirements. Ont. s. 14 §4.14
- special use of land, Ont. s. 14(4)(a) §4.1
- highest and best use, Ont. s. 14 §1.4
- history of s. 14, Ont. s. 14 §1.1
- land
  - compensation, Ont. s. 13 §2.0
  - defined, Ont. s. 14 §1.3
  - intrinsic features of, Ont. s. 14 §1.3.1
  - riparian rights, loss of, Ont. s. 14 §1.12A
  - tenancy, rule for valuing, Ont. s. 14 §1.8
  - willing buyer, Ont. s. 14 §1.6
  - willing seller, Ont. s. 14 §1.5

**Mines and minerals**

## Alberta

- ownership unaffected by expropriation, presumption of, Alta. s. 4 §1.0

## British Columbia

- mineral claims and compensation, B.C. s. 31 §1.15

## Manitoba

- disturbance of, Man. s. 5

**Minister**

## Alberta

- defined, Alta. s. 1(i)

Ontario, *see also* **Approving authority**

- defined, Can. s. 2
- • scheme, Can. s. 2

**Mortgage**

## Alberta

- disturbance damages and, Alta. s. 52

## New Brunswick

- effect of prepayment, N.B. s. 43
- • compensation to security holder, N.B. s. 43 §1.0
- secured transactions, N.B. s. 42

## Nova Scotia

- prepayment of, N.S. s. 28 §1.0
- security interests, N.S. s. 27(10)-(13)

## Ontario

- meaning of, Ont. s. 20 §1.5
- prepayment of, Ont. s. 20 §1.0
- • history of s. 20, Ont. s. 20 §1.1
- • interest rates, compensation for difference, Ont. s. 20 §1.3
- • payment of bonus to mortgagee, Ont. s. 20 §1.2
- • statutory authority, Ont. s. 20 §1.4

**Mortgagee**

## Alberta

- owner, as, Alta. s. 1 §3.0

**Municipality**

## Alberta

- defined, Alta. s. 1(j)

## Manitoba

- defined, Man. s. 1 §1.5
- expropriation and, Man. s. 8

## New Brunswick

- defined, N.B. s. 1

**Negotiation**

## Canada

- notice to negotiate settlement, Ont. s. 30
- • 60-day period, Ont. s. 30 §1.0

## Nova Scotia

- generally, N.S. s. 36 §1.0

## Ontario

- arbitration, vs., Ont. s. 27 §1.0
- Board of, Ont. s. 27
- • history of s. 27, Ont. s. 27 §§0.0, 1.1
- notice of, Ont. s. 26 §1.0

**Notice**

## Alberta

- objection, of, Alta. s. 10
- intention to expropriate, Alta. s. 8
- • history of s. 8, Alta. s. 8 §1.0
- • service of, Alta. s. 8(2)

## British Columbia

- advance payment, form of, B.C. s. 20 §1.8
- expropriation, of, B.C. s. 6
- • cancellation of, B.C. s. 18 §3.0
- • certain owners not to be served, B.C. s. 6 §2.3
- • • contents, B.C. s. 6 §4.0
- • • purpose for which expropriation required, B.C. s. 6 §4.2
- • • statutory requirement, B.C. s. 6 §4.1
- • form of notice, B.C. s. 6 §2.5
- • history of s. 6, B.C. s. 6 §1.0
- • service of notice, B.C. s. 6 §3.0
- request for inquiry, B.C. s. 10, *see also*

**Inquiry**

## Canada

- abandonment of intention, of, Can. s. 12
- conclusive except against Crown, Can. s. 23
- • applicability, Can. s. 23 §1.0
- • good faith, Can. s. 23 §2.0
- confirmation, of, Can. s. 14
- • defined, Can. s. 2(1)
- • registration, Can. s. 15 §1.0
- evidence of, Can. s. 24
- intention, of, Can. s. 5 §1.0
- • defined, Can. s. 2(1)
- • nature of interests, Can. s. 7

**Expropriation**

- • nature of interests in Quebec, Can. s. 7.1 §1.0
- • objections to, Can. s. 9
- • registration of, Can. s. 5(2)
- negotiate settlement, to, Can. s. 30
- Manitoba
  - expropriation, of, Man. s. 14 §2.0
  - • form, Man. Sched. B, Form 2
  - • service of, Man. s. 14
  - intention to expropriate, Man. s. 4
  - • contents of, Man. Sched. A s. 2
  - intention to vacate, Man. s. 21
  - objection, Man. Sched. 1 s. 3
  - possession, Man. s. 20
- New Brunswick
  - arbitration, of, N.B. s. 31
  - expropriation, of, N.B. s. 19
    - • amended plan, N.B. s. 19(6) §1.0
    - • challenging, N.B. s. 19(9), (10) §1.0
    - • land vests, N.B. s. 19(8.1) §1.0
    - • measure of compliance, N.B. s. 19(1) §1.0
    - • order in council to be registered, N.B. s. 19(3) §1.0
  - grounds for expropriation, N.B. s. 12
  - intention to expropriate, N.B. s. 6
    - • amendment of, N.B. s. 14, s. 17(6) §1.0
    - • expropriation by other than authority, N.B. s. 8
  - objection, N.B. s. 9
- Nova Scotia
  - hearing of, N.S. s. 51
  - intention to expropriate, N.S. s. 11 §2.0
  - negotiation, of N.S. s. 36
- Ontario
  - arbitration, of, Ont. s. 26(b)
  - expropriation, of, Ont. s. 10 §1.1
  - intention to expropriate, Ont. s. 6
    - • hearing, of, Ont. ss. 6(2), 7(3)
    - • • forfeit of rights, Ont. s. 6(2) §1.3
    - • • grounds for, Ont. s. 7(4)
  - history, Ont. s. 6 §1.1
  - • market value and notice prior to expropriation, Ont. s. 14 §4.4
  - • municipalities and, Ont. s. 6(1) §1.2
  - negotiation, of, Ont. s. 26(a)
- Nova Scotia Utility and Review Board**
  - Act, N.S. App. B
  - Duty of Board, N.S. s. 47 §2.0
  - Expert witnesses and, N.S. s. 50
  - Generally, N.S. ss. 37-44 (repealed) §1.0
    - independent tribunals, N.S. ss. 37-44 (repealed) §2.0
  - Jurisdiction
    - injurious affection, N.S. s. 30 §1.1
  - Regulations, *see* **Regulations**
- Offer of compensation**
  - Alberta, *see* Payments
  - British Columbia, *see* Advance payment
  - Canada
    - acceptance of, Can. s. 17
    - • effect of, Can. s. 17 §1.0
    - offer, Can. s. 16
      - • appraisal report, based on, Can. s. 16 §5.0
      - • cost implications, Can. s. 16 §2.0
      - • formal requirements, Can. s. 16 §1.0
      - • irrevocability, Can. s. 16 §4.0
      - • special standard allowance, Can. s. 16 §3.0
  - Manitoba
    - agreement interrupts proceedings, Man. s. 17
    - expropriation authority not bound, Man. s. 16 §3.0
      - form of, Man. s. 16 §1.0
      - late offer, effect of, Man. s. 16 §2.0
  - New Brunswick
    - offer, N.B. s. 37
      - • additional five percent, N.B. s. 37(4) §1.0
      - • failure of timely tender to mortgagee, N.B. s. 37(3) §1.0
    - payable in response to notice of arbitration, N.B. s. 52.1
  - Nova Scotia
    - generally, N.S. s. 13
      - • appraisal report, N.S. s. 13(3)
      - • cases, N.S. s. 13 §1.0
      - offer to settle, N.S. s. 13A
      - other owners, to, N.S. s. 15 §1.0
      - payment if accepted, N.S. s. 16 §§0.0, 1.0
      - unknown registered owner, N.S. s. 14
  - Ontario
    - acceptance of, Ont. s. 25 §1.6
    - appraisal report, Ont. s. 25(2) §2.0



- basis of offer, as, Ont. s. 25 §2.2
  - discovery, producible on, Ont. s. 25 §2.4
  - failure to serve, Ont. s. 25 §§2.5, 4.2
  - meaning of, Ont. s. 25 §2.1
  - prepared by, Ont. s. 25 §2.3
  - extension of time, Ont. s. 25(3) §3.0
  - appeal, Ont. s. 25 §3.5
  - conditions, Ont. s. 25 §3.2
  - costs of motion for, Ont. s. 25 §3.4
  - evidence required for application, Ont. s. 25 §3.1
  - timing of application, Ont. s. 25 §3.3
  - history of s. 25, Ont. s. 25 §1.1
  - injurious affection only, claims for, Ont. s. 25 §1.2
  - jurisdiction of Board, Ont. s. 25 §5.1
  - payment after acceptance, Ont. s. 25 §1.5
  - parties to, Ont. s. 25 §1.3
  - service of, Ont. s. 25 §1.3.1
  - failure to, Ont. s. 25 §§1.4, 4.2
  - interest to be paid, Ont. s. 25 §§4.3, 4.4
  - onus, Ont. s. 25 §4.5
  - penalty section, Ont. s. 25 §4.1
- Officer, see also Expropriations Advisory Officer**
- New Brunswick
- defined, N.B. s. 1
- Ontario Energy Board Act, 1998**
- Expropriations Act*, Ont. s. 2 §1.4
- Gas storage areas, Ont. s. 4(2), s. 12 §1.0
- Preliminary plan, registration of, Ont. s. 9(5)
- Ontario Municipal Board**
- Appraisal, order authorizing entry on land for, Ont. s. 10(3) §3.0
- Appraisal report, practice re service, Ont. s. 28 §1.4
- Determining the value of interest of security holder, Ont. s. 17 §2.1
- Duties of, Ont. s. 29 §1.0
- Increased, compensation award by, for relocation costs, Ont. s. 15 §1.0
- Jurisdiction of, Ont. s. 29 §1.0
- collateral matters, Ont. s. 29 §1.3
  - consent, no, Ont. s. 29 §1.6
  - costs, to award, Ont. s. 32 §1.2
  - *Expropriations Amendment Act, 1983*, following, Ont. s. 32 §1.8
  - declined by Board, Ont. s. 29 §1.2
  - exercised by Board, Ont. s. 29 §1.1
  - injurious affection, jurisdiction, Ont. s. 21 §2.9
  - *Ontario Municipal Board Act*, effect of s. 43, Ont. s. 29 §1.8
  - not arrested by acceptance of market value offer, s. 29 §1.7
  - *Planning Act*(Ontario), under, Ont. s. 29 §1.4
  - separate interest in land, Ont. s. 17 §1.4
  - taking of land for highway under *Municipal Act*, Ont. s. 29 §1.5
- Land Compensation Board, and, Ont. App. A §5.2
- transitional, Ont. App. A §5.3
- Opinion evidence, Ont. s. 28
- Procedure
- arbitration where no expropriation, Ont. s. 30 §1.4
- Quorum, Ont. App. A §5.5
- Reasons for decision, Ont. s. 29(3) §3.0
- Record, form of, Ont. s. 29(2) §2.
- Rules of practice and procedure, Ont. App. A §5.4, Ont. App. B
- former rules, Ont. App. B
- Owner**
- Alberta
- defined, Alta. 1(k)
  - mortgagee, Alta. s. 1 §3.0
  - tenants, Alta. s. 1 §2.0
- British Columbia
- defined, B.C. s. 1 §1.1
  - case comment, B.C. s. 1 §1.2
  - cases, B.C. s. 1 §1.5
  - history, B.C. s. 1 §0.0
  - jurisdiction to determine, B.C. s. 1 §1.3
  - “land” defined, B.C. s. 1 §1.6
  - subsisting judgment, B.C. s. 1 §1.7
- Canada
- defined (repealed), Can. s. 2(1) §1.0
- Manitoba
- defined, Man. s. 1(1) §1.18
  - liability for waste and taxes, Man. s. 22 §§1.0, 2.0

## New Brunswick

- defined, N.B. s. 1 §1.0

## Nova Scotia

- defined, N.S. s. 3(1)(j) §1.0

## Ontario

- case comment, Ont. s. 1(1) §1.10
- defined, Ont. s. 1(1) §§1.7-1.9

**Partial expropriation, see also Injurious affection, Set-off against damages**

## Alberta

- homogeneous rule and, Alta. s. 55 §1.0
- working easements, Alta. s. 55 §2.0

## British Columbia

- actionable rule abolished, B.C. s. 40 §1.1
- common law rules modified, B.C. s. 40 §§1.2, 1.3
- history, B.C. s. 40 §0.0

## Manitoba

- determining market value, Man. s. 27(3)
- security interests on, Man. s. 33 §2.1

## New Brunswick

- determining market value, N.B. s. 39(3) §1.0

## Ontario

- determining market value, Ont. s. 14(3) §3.0

**Payments**

## Alberta

- proposed to owner, Alta. s. 31
- applications to Board, Alta. s. 31 §§3.0, 3.1
- costs of independent appraisal or legal advice, s. 35
  - comment, Alta. s. 35 §2.0
  - reasonable, must be, Alta. s. 35 §1.0
  - crediting of, Alta. s. 59 §1.0
  - deemed acceptance of, Alta. s. 36(2) §§1.0, 2.0
  - determination of, Alta. s. 32
    - by Board, Alta. s. 34
    - service, Alta. s. 31 §1.0

## Nova Scotia

- accepted by owner, N.S. s. 16 §§0.0, 1.0

**Permanent easements**

## Ontario

- market value and, Ont. s. 14 §§1.9, 1.10

**Plan**

## British Columbia

- defined, B.C. s. 1 §1.1

- comment, B.C. s. 1 §1.2

## Manitoba

- authority, land owned by, and, Man. s. 7(3), (4)
- Crown land and, Man. s. 7(2)
- expropriated land, of, Man. s. 4(2) §1.0
- highway, filing of, Man. 13

## Ontario

- registration of, Ont. s. 9(1) §1.1

**Possession**

## Alberta

- date for, Alta. s. 64
- history of s. 63, Alta. s. 63 §1.0
- enforcement of right to, Alta. s. 65
- history of s. 65, Alta. s. 65 §0.0

## British Columbia

- application to Supreme Court for, B.C. s. 23 §4.0
- comment, B.C. s. 23 §4.2
- timing, B.C. s. 23 §4.1
- under what section authority entitled to, B.C. s. 23 §3.3
- who may apply, B.C. s. 23 §3.1
- history of s. 23, B.C. s. 23 §1.0
- vesting, B.C. s. 23 §2.0

## Canada

- right to, Can. s. 19 §1.0
- warrant for, Can. s. 38 §1.0
- persona designate, Can. s. 38 §2.0

## Manitoba

- authority's right to, Man. s. 20
- effect of non-compliance with service of notice of expropriation, Man. s. 20 §1.0

## New Brunswick

- by expropriating authority, N.B. s. 22 §1.0
- enforcement of right to, N.B. s. 23
- warrant for possession, N.B. s. 23 §1.0

## Nova Scotia

- by expropriating authority, N.S. s. 18
- cases, N.S. s. 18 §1.0
- order for, N.S. s. 20

## Ontario

- date for, Ont. s. 39(2) §2.0
- history of s. 39, Ont. s. 39 §1.1
- non-compliance with s. 25, Ont. s. 39 §1.2

- postponement of, application for, Ont. s. 39(3) §3.0
  - appeal from judge's order, Ont. s. 39 §3.4
  - "judge" defined, Ont. s. 39 §3.1
  - no application where validity of expropriation contested, Ont. s. 39 §3.3
  - timing of, Ont. s. 39 §3.2
- Prescribed**
- Manitoba
- defined, Man. s. 1 §1.20
- Nova Scotia
- defined, N.S. s. 3(1)(k)
- Ontario
- defined, Ont. s. 1(1)
- Property Compensation Board**
- New Brunswick
- decisions respecting, N.B. s. 30 §2.0
  - Land Compensation Board, duty to stand in place of, N.B. s. 58
  - repealed sections
  - N.B. ss. 26-29 §§1.0-3.0
  - N.B. ss. 32-35 §§1.0-3.0
  - termination of, N.B. s. 1 §1.0
- Public service land**
- Manitoba
- expropriation of, Man. s. 7
- Public work**
- Nova Scotia
- defined, N.S. s. 10(2)
  - expropriation for, N.S. s. 10(1) §1.0
- Purchase-money mortgage**
- Nova Scotia
- defined, N.S. s. 3(1)(0)
- Ontario
- defined, Ont. s. 1(1)
- Railway**
- Canada
- request for expropriation, Can. s. 4.1
- Register**
- Canada
- defined, Can. s. 2(1) §1.0
- Registered judgment creditor**
- Nova Scotia
- defined, N.S. s. 3(1)(m) §1.0
- Registered owner**
- Manitoba
- defined, Ont. s. 1(1) §1.22
- New Brunswick
- defined, N.B. s. 1
- Nova Scotia
- defined, N.S. s. 3(1)(n) §0.0
  - owner, vs., N.S. s. 3(1)(n) §1.0
- Ontario
- defined, Ont. s. 1(1)
- Registrar**
- British Columbia
- defined, B.C. s. 1
  - history, B.C. s. 1 §1.0
- Canada
- defined, Can. s. 2(1) §1.0
  - duties of, Can. s. 22
- Registration**
- Alberta
- effect of, Alta. s. 19
- British Columbia
- notice of expropriation, B.C. s. 6
- Canada
- evidence of, Can. s. 24
  - vesting of title upon, Can. s. 15
- Manitoba
- declaration of expropriation, Man. s. 11
  - vesting of title upon, Man. s. 13
- Ontario
- plan of expropriated land, Ont. s. 9
  - failure to register within three months, Ont. s. 9 §1.2
  - history, Ont. s. 9 §0.0
- Regulations, *see also* Rules**
- Alberta
- *Expropriation Act*, under
  - Rules of Procedure and Practice, Alta. Reg. 187/2001, Alta. App. A
  - Forms, Alta. Reg. 188/2001, Alta. App. A
- British Columbia
- *Expropriation Act*, under
  - Compensation Action Procedure Rule, B.C. Reg. 100/2005, B.C. App. B

- • Expropriation Compensation Board Practice and Procedure Regulation, B.C. Reg. 452/87 (repealed), B.C. App. B
  - • Expropriation Compensation Board Transitional Regulation, B.C. Reg. 97/2005, B.C. App. C.1
  - • Expropriation Proceeding Costs Regulation, B.C. Reg. 98/2005, B.C. App. C
  - • General Regulation, B.C. Reg. 451/87, B.C. App. A
  - • Tariff of Costs Regulation, B.C. Reg. 189/99, B.C. App. C
- Canada
- *Expropriation Act*, under
  - • Expropriation Act Basic Rate Order, C.R.C. 1978, c. 640, Can. App. A
  - • Expropriation Fees Regulations, SOR/2000-142, Can. App. A
  - • Tariff of Costs, SOR/99-308, Can. App. A
- Manitoba
- *Expropriation Act*, under
  - • Land Value Appraisal Commission Fees Regulation, C.C.S.M., E190, Man. App. C
  - • Rate of Interest, C.C.S.M. c. E190, Man. App. D
- New Brunswick
- *Expropriation Act*, under
  - • Form of Statement Regulation, N.B. Reg. 84-16, N.B. App. B
  - • General Regulation, N.B. Reg. 84-11, N.B. App. A
- Nova Scotia
- *Expropriations Act*, under
  - • Expropriation Procedures Regulation, N.S. Reg. 103/74, N.S. App. A
  - *Utility and Review Board Act*, under
  - • Rules of Practice and Procedure, N.S. Reg. 291/92, N.S. App. C
  - • Utility and Review Board Regulations, N.S. Reg. 270/92, N.S. App. C
- Ontario
- *Expropriations Act*, under
  - • Forms, R.R.O. 1990, Reg. 363, Ont. App. C
  - • Rules to be applied for the purposes of s. 32(1) of the Act, R.R.O. 1990, Reg. 364, Ont. App. C
  - *Ontario Municipal Board Act*, under
  - • Consolidating matters or hearing them together, O. Reg. 30/02, Ont. App. B
  - • Fees, R.R.O. 1990, Reg. 888, Ont. App. B
- Relocation**
- Alberta
- residence, of, Alta. s. 47, *see also* **Equivalent accommodation**
- Manitoba
- disturbance damages and, Man. s. 28(1)
  - five per cent relocation allowance, Man. s. 28(1) §3.0
  - expenses, Man. s. 28(1) §5.0
  - • advertising costs, Man. s. 28(1) §5.5
  - • department of urban affairs policy, Man. s. 28(1) §5.2.1
  - • land survey costs, Man. s. 28(1) §5.2
  - • legal fees, Man. s. 28(1) §5.1
  - • new for old, Man. s. 28(1) §5.4
  - • other expenses reasonable incurred in acquiring other lands, Man. s. 28(1) §5.3
- Nova Scotia
- business loss from, N.S. s. 29 §1.1
- Ontario
- disturbance damages and, Ont. s. 18 §1.11
  - • betterment costs not recoverable, Ont. s. 18 §1.12
  - special difficulties, compensation for, Ont. s. 13 §5.0
  - • awards under, Ont. s. 13 §5.3
  - • • claims rejected, Ont. s. 13 §5.5
  - • case comment, Ont. s. 13 §5.7
  - • history, Ont. s. 13 §5.1
  - • interest on, Ont. s. 33 §3.2
  - • owner must prove claim, Ont. s. 13 §5.6
  - • relationship with s. 15, Ont. s. 13 §5.2
  - • special value to owner, Ont. s. 13 §5.4
- Rent**
- Alberta
- abatement of, Alta. s. 71(1)
- Manitoba
- abatement of, Man. s. 46
- Nova Scotia
- abatement of, N.S. s. 54
- Ontario

- abatement of, Ont. s. 34(1)
  - • history of s. 34, Ont. s. 34 §1.1
  - • retrospective effect, Ont. s. 34 §1.2
- Reparation, see also Substituted land**
- Manitoba
- mitigation, Man. s. 34
- Nova Scotia
- undertakings by statutory authority, N.S. s. 65 §1.0
- Ontario
- cases, Ont. s. 11 §1.2
  - • injurious affection, Ont. s. 11 §1.2
  - history, Ont. s. 11 §1.1
  - owner cannot be compelled to accept undertaking, Ont. s. 11 §1.4
  - valuation of surplus lands for purpose of awarding interest, Ont. s. 11 §1.3
- Representative**
- Appointment of
- Alberta, Alta. s. 68
  - Canada, Can. s. 44 §1.0
  - Manitoba, Man. s. 53
  - Nova Scotia, N.S. s. 64
  - Ontario, Ont. s. 37 §1.2
- Revesting of interest**
- Alberta, Alta. s. 70
- Revised statutes**
- Ontario
- effect of omission from, Ont. App. A §2.0
  - • application of Act and common law rules, Ont. App. A §2.2
  - • *Interpretation Act*, Ont. App. A §2.1
- Right of way**
- Alberta
- defined, Alta. s. 1(m)
- Riparian rights**
- Ontario
- loss of and market value, Ont. s. 14 §1.12A
- Rules, see also Regulations**
- Alberta
- power to make, Alta. s. 28(1)
  - Rules of Procedure and Practice, Alta. Reg. 187/2001, Alta. App. A
- British Columbia
- Compensation Action Procedure Rule, B.C. Reg. 100/2005, B.C. App. B
  - Expropriation Compensation Board Practice and Procedure Regulation, B.C. Reg. 452/87 (repealed), B.C. App. B
- Manitoba
- Land Value Appraisal Commission Rules of Procedure, Man. App. A
  - Queen's Bench Act, under, Man. s. 38 (repealed), Man. App. B
- New Brunswick
- Rules of Court under Judicature Act apply, N.B. s. 32 §1.0
- Nova Scotia
- Nova Scotia Utility and Review Board Rules of Practice and Procedure, N.S. App. C
- Ontario
- Ontario Municipal Board Rules of Practice and Procedure, Ont. App. B
- Security holder**
- Alberta
- disturbance damages and, Alta. s. 52
- British Columbia
- disturbance damages and, B.C. s. 31 §2.8
- Nova Scotia
- defined, N.S. s. 3(1)(o)
  - payment to N.S. s. 27(10)
  - • calculation of, N.S. s. 27(13) §10.0
- Ontario
- defined, Ont. s. 1(1), s. 17 §2.0
  - market value and, Ont. s. 17
  - priority over payment of bonus, Ont. s. 17 §5.0
- Security interest**
- Alberta
- payment to owner where exists, Alta. s. 49 §2.0
  - valuation of, Alta. s. 49 §1.0
- British Columbia
- defined, B.C. s. 1
  - • history, B.C. s. 1 §1.0
  - market value of, B.C. s. 37
  - • cases, B.C. s. 37 §3.0
  - • regulation re, B.C. s. 37 §1.0
  - • valuation of, B.C. s. 37 §2.0
  - separate interests and, B.C. s. 31 §4.4
- Expropriation**

## Canada

- effect of payment on, Can. s. 33
- land subject to, Can. s. 26(10) §1.0

## Manitoba

- defined, Man. s. 1(1) §1.24
- payment for, Man. s. 33
- • scheme of compensation, Man. s. 33 §2.0
- • • accounting where foreclosure, Man. s. 33 §2.3
- • • interest payments by owner after expropriation, Man. s. 33 §2.2
- • • partial takings, Man. s. 33 §2.1

## New Brunswick

- secured transactions, N.B. s. 42

Nova Scotia, N.S. s. 27(10)-(13) §9.0

## Ontario

- compensation subject to, Ont. s. 17 §2.2
- land subject to, Ont. s. 17(2) §2.0
- • jurisdiction of Board, Ont. s. 17 §2.1
- mortgage discharged for less than face amount, Ont. s. 17 §4.0
- payment out of market value, Ont. s. 17(3) §3.0
- • improved and unimproved land, Ont. s. 17(6) §6.0
- • payments by mortgagee after expropriation, Ont. s. 17 §6.2
- • waste, Ont. s. 17 §6.1
- valuation, method of, Ont. s. 17 §2.3

**Separate interests**

## Alberta

- valuation of, Alta. s. 48
- • leasehold and freehold interests, Alta. s. 48 §1.0
- • • market value of leasehold interest, Alta. s. 48 §1.1

## British Columbia

- comment, B.C. s. 31 §4.2
- history, B.C. s. 31 §4.1
- land subject to agreement for sale, B.C. s. 31 §4.3
- security interests and, B.C. s. 31 §4.4

## Manitoba

- commission may join claims, Man. s. 39

## New Brunswick

- consolidation of proceedings, N.B. s. 13

- valuation of, N.B. s. 41 §1.0

## Ontario

- assessment of, Ont. s. 16 §1.3
- history of s. 16, Ont. s. 16 §1.1
- jurisdiction of Board, Ont. s. 16 §1.4
- mandamus and, Ont. s. 16 §1.5
- meaning of, Ont. s. 16 §1.2

**Service**

## Alberta

- documents, Alta. s. 67
- notice of intention to expropriate, Alta. s. 8(2), (3)

## British Columbia

- decision of approving authority, B.C. s. 18 §2.0
- expropriation notice, B.C. s. 6 §2.0
- • cases, B.C. s. 6 §2.2
- • corporation, on B.C. s. 6 §2.3
- • individual, on, B.C. s. 6 §2.1
- generally, B.C. s. 49
- • history of, B.C. s. 49 §0.0
- joint tenants, B.C. s. 49 §1.2
- order dispensing with approval and inquiry, B.C. s. 5 §4.0
- other jurisdictions, B.C. s. 49 §1.1
- request for inquiry, B.C. s. 10 §3.1
- • date from which 30 days calculated, B.C. s. 10 §3.2

## Canada

- effecting, Can. s. 3
- notice of intention, Can. s. 8

## Manitoba

- confirming authority, orders of, Man. s. 9(4)
- corrected declaration, Man. s. 12(2)
- date of, Man. s. 54(2)
- declaration without inquiry, of, Man. s. 9(9)
- expropriation notice, Man. s. 14 §2.0
- mode of, Man. s. 54(1)

## New Brunswick

- grounds for expropriation, of, N.B. s. 12
- notice of expropriation, of, N.B. s. 19(5)
- “service” defined, N.B. s. 1

## Nova Scotia

- effecting, N.S. s. 3(2)
- negotiation, notice of, N.S. s. 36
- offer of compensation, of, N.S. s. 13 §1.0

- • unknown registered owner, N.S. s. 14
- Ontario
  - appraisal reports, Ont. s. 28 §1.0
  - approving authority, reasons of, Ont. s. 8(2) §0.0
  - • failure to serve, Ont. s. 8(2) §2.0
  - documents, Ont. s. 1(2)
  - • cases, Ont. s. 1(2) §2.2
  - • history, Ont. s. 1(2) §2.1
  - negotiation or arbitration, Ont. s. 26
  - offers of compensation, Ont. s. 25 §1.3.1
  - • appraisal report, failure to serve, Ont. s. 25 §2.5
  - • failure to serve, Ont. s. 25 §§1.4, 4.0
- Set-off against damages, *see also* Partial expropriation**
- British Columbia
  - work or use benefitting claimant, B.C. s. 44
  - • against compensation, B.C. s. 44 §1.3
  - • B.C. Law Reform Report, B.C. s. 44 §1.1
  - • date benefit assessed, B.C. s. 44 §1.5
  - • history, B.C. s. 44 §0.0
  - • onus, B.C. s. 44 §1.6
  - • statutory amendment of, B.C. s. 44 §1.4
  - work not constructed or used, B.C. s. 44 §2.0
  - • comment, B.C. s. 44 §2.1
  - • construction of works following adjustment, B.C. s. 44 §2.6
  - • interest, B.C. s. 44 §2.5
  - • owner may apply to court, B.C. s. 44 §2.3
  - • reasonable period, B.C. s. 44 §2.2
  - • timing of application, B.C. s. 44 §2.4
- Manitoba
  - betterment considered, Man. s. 32 §1.0
- New Brunswick
  - offsetting advantages, N.B. s. 48 §1.0
- Nova Scotia
  - damages for injurious affection and, N.S. s. 32 §1.0
  - occupation and assistance, for, N.S. s. 27 §7.0
- Ontario
  - against damages, Ont. s. 23
  - • date benefit assessed, Ont. s. 23 §1.2
  - • history of s. 23, Ont. s. 23 §1.1
  - • interaction with s. 14(3) and 14(4)(b), Ont. s. 23 §1.5
  - • market value, none against, Ont. s. 23 §1.6
  - • nature of benefit assessed, Ont. s. 23 §1.4
  - • onus, Ont. s. 23 §1.3
- Special economic advantage**
- Compensation for
  - Alberta, Alta. s. 42 §2.0
  - British Columbia, B.C. s. 31 §3.2
  - Canada, Can. s. 26(3)-(4) §4.0
  - Manitoba, Man. s. 26(1) §2.1
  - New Brunswick, N.B. s. 38 §2.0
  - Nova Scotia, N.S. s. 26 §4.0
- Stated case**
- Alberta, Alta. s. 38**
- Ontario
  - costs, Ont. App. A §6.2.5
  - repealed pursuant to *Expropriations Amendment Act, 1983*, Ont. App. A §§6.0, 6.1
  - • comment, Ont. App. A §6.2.2
  - • discretionary, Ont. App. A §6.2.3
  - • effect of repeal, Ont. App. A §6.1.3
  - • history, Ont. App. A §6.2.1
  - • transitional provisions, Ont. App. A §6.2.5
  - under *Ontario Municipal Board Act*, Ont. App. A §6.1.2
- Statutory authority**
- New Brunswick
  - defined, N.B. s. 1
- Nova Scotia
  - defined, N.S. s. 3(1)(p)
- Ontario
  - defined, Ont. s. 1(1)
- Stay of proceedings**
- Ontario
  - under repealed s. 32, Ont. App. A, §6.3
  - • appeal to Divisional Court, Ont. App. A §6.3.1
  - • comment, Ont. App. A §6.3.2
- Successors**
- Manitoba
  - bound, in title, Man. s. 47

**Substituted land**

- British Columbia, B.C. s. 43
- agreement, B.C. s. 43 §1.2
  - valuation, B.C. s. 43 §1.3
  - interest, re, B.C. s. 43 §1.4

**Surface Rights Board**

## Alberta

- division of jurisdiction with Land Compensation Board, Alta. s. 1(b) §1.0

**Surplus lands**

## Manitoba

- expropriation of, Man. s. 6

**Taxes**

## British Columbia

- liability for, B.C. s. 52 §1.0

**Temporary easements**

## British Columbia

- market value and, B.C. s. 32 §2.8

## Ontario

- market value and, Ont. s. 14 §§1.11, 1.12
- registration of plan, Ont. s. 9(2) §2.0
- case comment, s. 9(2) §2.3
- no termination date shown on plan, Ont. s. 9(2) §2.1
- validity without fixed termination date, Ont. s. 9(2) §2.2

**Tenant**

## Alberta

- disturbance damages and, Alta. s. 51 §§1.0-3.0
- owner, as, Alta. s. 1 §2.0

## New Brunswick

- defined, N.B. s. 1

## Nova Scotia

- defined, N.S. s. 3(1)(q) §1.0
- disturbance damages and, N.S. s. 27(9) §8.0

## Ontario

- defined, Ont. s. 1(1)
- disturbance damages and, Ont. s. 18(2) §2.0

**Time limit**

## Alberta, Alta. s. 36

- deemed acceptance of proposed payment, Alta. s. 36(2) §§1.0, 2.0

## British Columbia

- abridgment of, B.C. s. 50 §1.0
- deemed acceptance of advance payment, B.C. s. 25
- after payment made under s. 20, B.C. s. 25 §2.4

- history, B.C. s. 25 §1.0

- limitation period, B.C. s. 25 §2.0

- onus, B.C. s. 25 §1.4

- voluntary agreement and, B.C. s. 25 §1.7

- extension of, B.C. s. 50 §1.0

- injurious affection, B.C. s. 42 §1.0

- limitation, B.C. s. 51 §1.0

- setting down the inquiry, B.C. s. 12 §1.1

## Canada

- notice to negotiate settlement, Can. s. 30 §1.0

- offer of compensation, Can. s. 16

- proceedings to determine compensation, Can. s. 31(1) §3.0

## Manitoba

- compensation, Man. s. 37

- confirming authority, orders of, Man. s. 9(5)

- extension of, Man. s. 23

- order of penalty interest, Man. s. 23 §3.0

- special cases, Man. s. 24

- offer of compensation, Man. s. 16

- owner's, Man. s. 16 §10.0

## New Brunswick

- injurious affection, claims for, N.B. s. 47 §1.0

## Nova Scotia

- injurious affection, claims for, N.S. s. 31 §1.0

## Ontario

- injurious affection, Ont. s. 22

**Title**

## British Columbia

- state of, B.C. s. 20

## Canada

- determination of, Can. s. 18

- applicability, Can. s. 18 §1.0

- cases, Can. s. 18 §2.0

- consideration of provincial law, Can. s. 18 §1.01

- no known owner, Can. s. 18 §3.0

## Manitoba

- successors bound, Man. s. 47

- vesting of, Man. s. 13



- New Brunswick
- determination of, N.B. s. 20 §1.0
  - vesting of, N.B. s. 19(8.1) §1.0
- Nova Scotia
- determination of, N.S. s. 17 §1.0
- Transitional provisions**
- British Columbia
- repealed, B.C. s. 55 §1.0
- Ontario
- history of, Ont. App. A §1.0
  - • *The Expropriation Amendment Act, 1971*, Ont. App. A §1.2
  - • *The Expropriations Act, 1968-69*, Ont. App. A §1.1
  - • *The Expropriations Act, R.S.O. 1970*, Ont. App. A §1.3
  - • *The Expropriations Act, R.S.O. 1980*, Ont. App. A §1.4
- Manitoba
- limitation re declarations, Man. s. 37 §2.0
- New Brunswick
- N.B. ss. 61-65 §1.0
- Nova Scotia
- deleted provisions, N.S. s. 82 §2.0
  - documents filed after 1970, N.S. s. 82 §1.0
- Utility and Review Board Act (Nova Scotia), see Nova Scotia Utility and Review Board**
- Vacate**
- Manitoba
- notice of intention, Man. s. 21
- Valuation date**
- Alberta
- registration of certificate of approval, Alta. s. 19 §1.0
- Canada
- time of, Can. s. 25 §3.0
- British Columbia
- date of expropriation, B.C. s. 29 §2.0
- Manitoba
- effective date for determining compensation, Man. s. 25
  - • cases, Man. s. 25 §1.0
- Nova Scotia
- time of, N.S. s. 25(2)
- Ontario
- arbitration where no expropriation, Ont. s. 30 §1.4
  - election of date for compensation, Ont. s. 10(2) §§1.1, 1.2
  - • restriction on electing date of service of notice of hearing before inquiry officer, Ont. s. 10(2) §2.0
  - equivalent accommodation, Ont. s. 15 §1.6
- Voluntary agreement to transfer Alberta, Alta. s. 30 §1.0**
- interest on, Alta. s. 66 §4.4
  - scope of agreement, Alta. s. 30 §1.1
  - strict construction, Alta. s. 30 §1.2
- British Columbia, B.C. s. 3
- acquisition by purchase and sale rather than pursuant to agreement, B.C. s. 3 §1.2
  - application of other Acts, B.C. s. 3 §4.0
  - • *Forest Act*, B.C. s. 3 §4.2
  - • *Land Title Act*, B.C. s. 3 §4.1
  - • *Transportation Act*, B.C. s. 3 §4.3
  - cases, B.C. s. 3 §3.5
  - deemed acceptance of, B.C. s. 25 §2.0
  - estoppel, whether agreement creates, B.C. s. 3 §3.3
  - form of agreement, B.C. s. 3 §2.1
  - history of s. 3, B.C. s. 3 §0.0
  - purpose, B.C. s. 3 §1.1
- Manitoba
- notice of expropriation and offer of compensation and, Man. s. 17
  - Schedule A does not apply, Man. s. 9(10)
- New Brunswick, N.B. s. 53
- Ontario, Ont. s. 30
- application of s. 30, Ont. s. 30 §1.2
  - history of s. 30, Ont. s. 30 §1.1
  - procedure under, Ont. s. 30 §1.4
  - valuation date, Ont. s. 30 §1.3
- Warrant**
- Ontario
- putting down resistance to entry, Ont. s. 40 §1.0
  - • appeal from order, Ont. s. 40 §1.3
  - • history of s. 40, Ont. s. 40 §1.1
  - • “judge” defined, Ont. s. 40 §1.2
  - • resistance or opposition, Ont. s. 40 §1.4

**Working easements**

## Alberta

- partial expropriation and value of remaining increases, Alta. s. 55 §2.0

## Ontario

- percentage of market value, Ont. s. 14 §1.11

**Works**

## Alberta

- defined, s. 1(n)

## Manitoba

- defined, s. 1(1) §1.26
- expropriation deemed a, Man. s. 1(2)

**Zoning**

## British Columbia

- market value and, B.C. s. 33 §8.0
- highest and best use and, Ev. §4.02.00
- residential density and, Ev. §4.02.01