

ITEM 7

MANAGER'S REPORT NO. 45

COUNCIL MEETING June 18/73

7. Re: Proposed Demolition of a Municipally Owned Dwelling
Lots 12 and 13, Block 7, D.L. 70, Plan 1397
4539 Canada Way

A thirty year old single family dwelling is situated on the subject property which the Municipality recently purchased for land assembly purposes. The Land Agent advises that the dwelling will be vacated on June 20, 1973, and that it should not be rerented due to its poor condition as specifically outlined in the following report from the Building Department:

Electrical:

1. The service is inadequate as there are only two circuits for the entire house and there is no main switch.

It is the opinion of the Electrical Inspector, Mr. Andress, that these very old premises are not worth the price of a rewire.

Plumbing:

The plumbing fixtures appear to have been installed in accordance with the applicable plumbing regulations and seem to be operating satisfactorily.

Gas:

It is the recommendation of the Gas Inspector, that the gas piping system be renewed if it is to be used extensively in the future.

Building:

1. The four room frame building, 24' x 24' (two bedrooms, living room, kitchen and dinette and bathroom) is supported on concrete foundations which have allowed the frame to rest close to the ground and some rotting of the lower assembly is suspected.
2. The front and rear stairs have rotted away and are dangerous in their present condition.
3. The roof appears to be quite old and will need replacement in the near future.
4. Some settlement has occurred in the rear half of the building.

Summary:

Rather than incur the expense of bringing this building up to present day standards, we would recommend that it be demolished."

RECOMMENDATION:

THAT the dwelling at 4539 Canada Way be demolished following the anticipated vacancy on June 20, 1973.