

16. Re: Sale of Municipal Property
- (1) Lot 2, Block 10, D.L. 40, Plan 3048  
8042 Winston Street (formerly Rollco Pipe Supply Ltd.)
  - (2) W1/2 of Lot 2, Block 9, D.L. 40, Plan 3048  
7976 Winston Street (formerly Inter-City Express)

Due to a change in zoning, the operations of Rollco Pipe Supply Ltd. and Inter-City Express were rendered non-conforming and required re-location from the above-noted properties. Consequently, the Municipality acquired these properties, both of which are located within an M5 zone. They are now vacant.

Lot 2 (8042 Winston Street) contains 1.66 acres, and the W $\frac{1}{2}$  of Lot 2 (7976 Winston Street) contains 2.78 acres.

Both properties have buildings located thereon. The building on the W $\frac{1}{2}$  of Lot 2 (7976 Winston Street) has been offered to the Burnaby Horsemen's Association for removal to the site of their barns on Avalon Avenue to serve as caretaker quarters. The Parks and Recreation Commission is presently negotiating relocation of the building, with negotiations expected to be concluded in the near future.

The Municipal Engineer advises that two storm sewers will be required to service the two properties at an estimated cost of \$73,000 for both sewers and, further, that a 20' easement will be required adjacent to the west property line of each property (see attached sketch).

The Land Agent reports that considerable interest in these properties has been shown by industrial developers over the past several months, and it is his opinion that the market for the subject properties is favourable.

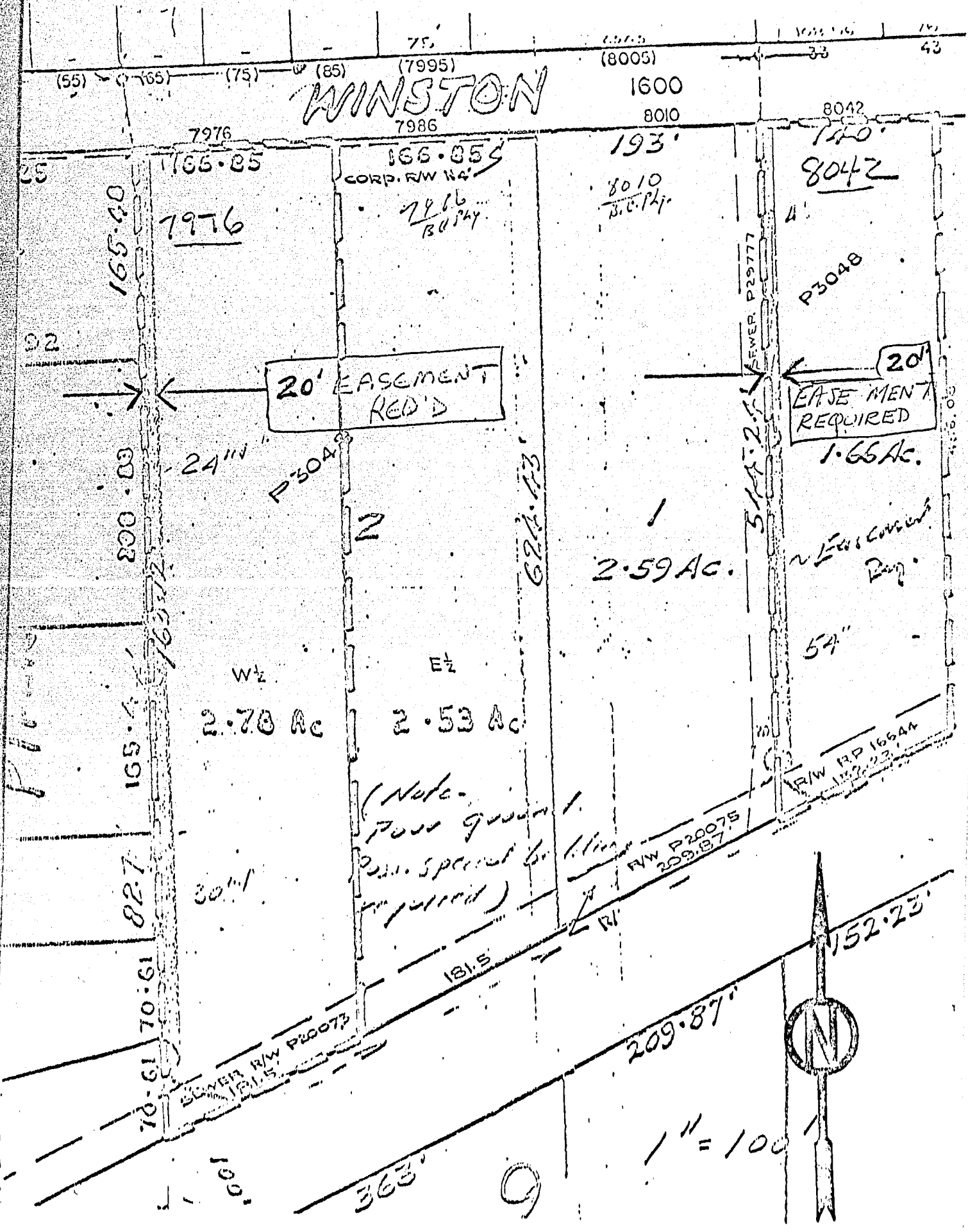
The Land Agent requests authority to offer the subject properties for sale by public tender, subject to the following conditions:

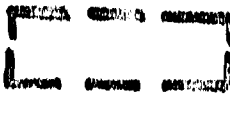
- (1) Retention by the Municipality of a 20' easement parallel to the west boundary of both properties to provide for storm sewer installation.
- (2) Installation of the storm sewers to be deferred until after sale of the properties; with monies for sewer installation recoverable from Corporation's Land Assembly and Development account.
- (3) Sale of Lot 2 (8042 Winston Street) to be subject to the purchaser demolishing the buildings thereon, with the understanding that conveyance of the property will be withheld until such time as the buildings are demolished.
- (4) Should the Burnaby Horsemen's Association wish to take possession of the buildings located on the W $\frac{1}{2}$  of Lot 2 (7976 Winston Street), that the Association undertake to remove the buildings within 30 days from the date of property sale and, in the event that this condition is not met, that the buildings be demolished by the purchaser prior to receiving a conveyance to the property.
- (5) That all bidders be required to submit a notice of intended development of property with their bids.

RECOMMENDATIONS:

THAT the Land Agent be authorized to offer the subject properties for sale by public tender, subject to conditions contained within the body of this report; and  
THAT the necessary sewer easement documents be prepared; and  
THAT the Parks and Recreation Commission and the Burnaby Horsemen's Association be provided with a copy of this report.

ITEM 16  
 MANAGER'S REPORT NO. 62  
 COUNCIL MEETING Aug. 20/72



 Properties Proposed For Acquisition.

