

ITEM 18
MANAGER'S REPORT NO. 17
COUNCIL MEETING Mar. 10/75

Re: Sub-Lease of Water Lot 5870
MacMillan Bloedel Limited

Following is a report from the Land Agent regarding the proposed sub-lease of a water lot to MacMillan Bloedel Limited.

RECOMMENDATION:

1. THAT the sub-lease on Water Lot 5870 be renewed for one year, to commence on February 26, 1975, subject to the rate and conditions noted in the body of the Land Agent's report.

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TO: Municipal Manager

March 6, 1975

FROM: Land Agent

re: Sub-Lease - MacMillan Bloedel Limited
Waterlot 5870, Group 1, N.W.D.

Waterlot 5870 is leased from The North Fraser Harbour Commissioners from February 25, 1964 for a period of 21 years. The annual rental is \$100.00.

This waterlot comprises a strip extending from the south end of Boundary Road into the Fraser River a distance of approximately 311'. Its width is 33'. This waterlot has been subleased to MacMillan Bloedel Limited on an annual basis at a rental of \$120.00 per annum. The purpose for which the company leases the lot is to contain a portion of their wharf and log storage.

We are in receipt of a letter from MacMillan Bloedel Limited requesting that they be allowed to renew their sub-lease for a further one year term commencing on February 26, 1975. The Land Agent recommends that the sub-lease of Waterlot 5870 be renewed at the following rate:

| | |
|------------------------------------|-----------------|
| Waterlot Rental | \$100.00 |
| Municipal Administration Fee | 20.00 |
| North Fraser Harbour Commissioners | |
| Documentation Fee | 25.00 |
| Total: | <u>\$145.00</u> |

The waterlot is on the 1975 tax roll and all applicable taxes for 1975 will be paid by MacMillan Bloedel Limited. The 1974 taxes on the waterlot in the amount of \$33.04 were paid by this firm.

The Land Agent recommends that the sub-lease be granted subject to:

- (1) Waterlot 5870 being sub-leased to MacMillan Bloedel Limited for the sum of \$145.00;

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- (2) The term of the sub-lease being for one year to commence on February 26, 1975;
- (3) The sub-lease being subject to the terms of the Head Lease between the Province and The North Fraser Harbour Commissioners;
- (4) If the rent is raised by The North Fraser Harbour Commissioners, any increase be passed on to MacMillan Bloedel Limited.

E. W. Grist
E. W. Grist
Land Agent

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cc: Director of Planning
Municipal Solicitor
Municipal Treasurer
Municipal Engineer