

ITEM 5
MANAGER'S REPORT NO. 5
COUNCIL MEETING Jan. 27/75

Re: Strata Title Approval on a Duplex
D.L. 127, Lot F, S.D. 12, Blk. H, Plan 16961
5021/23 Georgia Street

Following is a report from the Director of Planning regarding a request for Strata Title approval on an existing and occupied duplex at 5021/23 Georgia Street.

RECOMMENDATION:

1. THAT the subject application for Strata Titling be granted approval by Council, subject to the fulfillment of Sections 6.1 through 6.7 of the Guidelines for Duplex Condominiums and Conversions.

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PLANNING DEPARTMENT
JANUARY 23, 1975

TO: MUNICIPAL MANAGER
FROM: DIRECTOR OF PLANNING

1.0 SUBJECT: STA #51/74

- 1.1 Applicant: Krisbe Investments Ltd.
3275 Kingsway
Vancouver, B.C.
- 1.2 Legal: D.L. 127, Lot F, S.D. 12, Blk. H, Plan 16961
- 1.3 Address: 5021/23 Georgia Street

The Planning Department is in receipt of an application for Strata Title Approval of an existing and occupied duplex at the subject address. Council approval is required since the building permit for construction was not issued on the basis of Strata Title use.


2.0 GENERAL OBSERVATIONS:

The subject property falls within a single and two family residential district (R4) in an area not proposed for alternative use (see attached sketch).

All requisite Departmental approval has been given and the Planning Department would support the proposed Strata Titling providing that all requisite Guidelines for Duplex Condominiums and Conversions are fully satisfied.

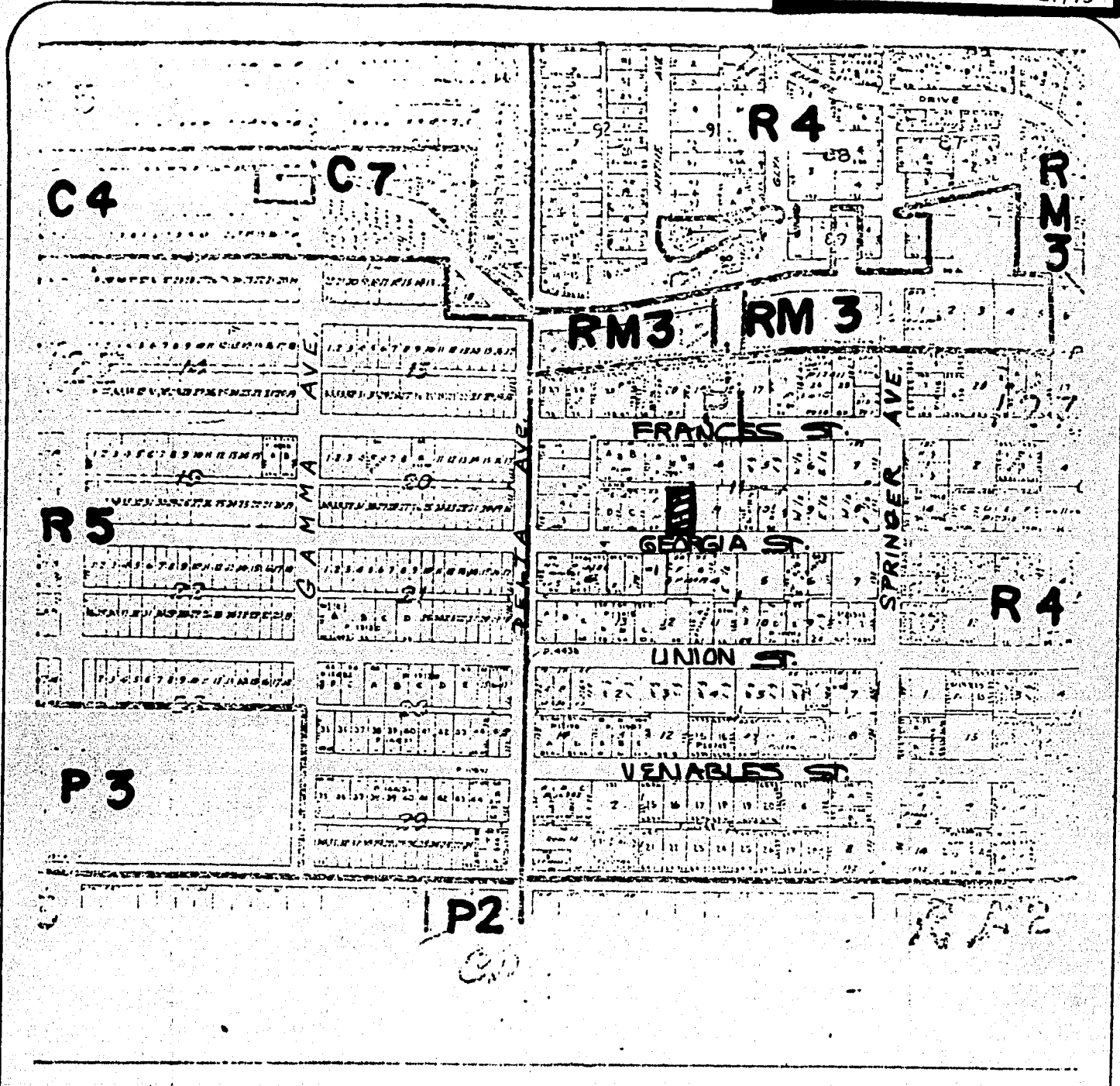
3.0 RECOMMENDATION:


It is recommended that the subject application for Strata Titling be granted approval by Council, subject to the fulfillment of Sections 6.1 through 6.7 of the Guidelines for Duplex Condominiums and Conversions.


A. L. Parr,
DIRECTOR OF PLANNING.

PDS:cm
Attach.

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Date JAN 75	Burnaby Planning Department 
Scale 1:400	STA # 51/74
Drawn By P.D.S.	