

Re: Broadway Extension
North Road to Gaglardi Way
Rezoning Prerequisite for Rezoning #55/74
Lake City East - Area 2A
(Item 19, Report No. 29, April 16, 1974)

ITEM 19
MANAGER'S REPORT NO. 33
COUNCIL MEETING May 5/75

Following is a joint report from the Director of Planning and the Municipal Engineer regarding the Broadway Extension between Gaglardi Way and North Road.

RECOMMENDATIONS:

1. THAT Council approve the proposal as outlined in Section 2.0 of the Director of Planning's report as fulfilling the rezoning prerequisite (Rezoning #55/74) of a suitable general operational agreement for the provision of the Broadway Extension from North Road to Gaglardi Way; and
2. THAT the Engineering Department be authorized to call tenders for and administer the construction of the proposed link based on suitable engineering design drawings submitted by the Department of Highways and on the understanding that the Department of Highways will reimburse the Municipality for the amount actually paid to the contractor plus engineering and administration costs incurred by the Municipality in administering such a contract; and
3. THAT a copy of this report be sent to the District of Coquitlam and the Sullivan Heights Ratepayers' Association.

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PLANNING DEPARTMENT
MAY 1, 1975

TO: MUNICIPAL MANAGER
FROM: DIRECTOR OF PLANNING
MUNICIPAL ENGINEER
SUBJECT: BROADWAY EXTENSION
NORTH ROAD TO GAGLARDI WAY
REZONING PREREQUISITE FOR REZONING #55/74
LAKE CITY EAST - AREA 2A

1.0 BACKGROUND:

On April 16, 1974, Council adopted a designated route for the Broadway Extension between Gaglardi Way and North Road and authorized the Planning and Engineering Department to continue discussions with the Provincial Department of Highways regarding the completion of the preliminary design and any geometric alignment matters associated with the route to resolve such matters, on the understanding that the Provincial Government consider the matter of assuming all direct costs for the acquisition of the right-of-way required for the road and the construction of it.

Council is also on record as stating that the Broadway Extension should be provided in conjunction with the rezoning of the Provincial Government sites in Lake City East and determined that the cost of the Broadway Extension be a Provincial responsibility. A general agreement has been reached by the Mayor with the Minister of Highways for the provision of the Broadway Extension to a two-lane standard.

Council on January 27, 1975 gave First and Second Reading to Rezoning #55/74. One of the prerequisites of the rezoning is: A suitable general operational agreement for the provision of the Broadway Extension from Gaglardi Way to North Road by the Province.

2.0 BROADWAY EXTENSION PROPOSAL:

The Planning and Engineering Departments have had discussions with the Department of Highways and the rezoning applicant towards a suitable general operational agreement. The following

points are outlined as constituting the general agreement achieved on a staff level with the Department of Highways as confirmed by a letter dated April 14, 1975 from the Senior Associate Deputy Minister:

- 2.1 The Department of Highways is prepared to pay for the construction of a low standard link from North Road to Gaglardi Way (see attached sketch).
- 2.2 The Municipality would accept Point 2.1 as fulfilling the applicable rezoning prerequisite with reference to Rezoning #55/74, Lake City East, Area 2A.
- 2.3 The Department of Highways does not wish the link to be classified as an Arterial, nor does it regard the eventual Broadway east/west corridor as constituting an 'Arterial' street in the future, if it is decided to upgrade the route. The Department does, however, consider that the eventual upgrading will form an essential connecting link in the overall transportation plan. The construction of the low standard link will allow for future construction of a higher standard connection across or to Gaglardi Way connecting to the Western part of Broadway if it should become necessary in the future (subject to a mutually acceptable higher standard road design).
- 2.4 The road will consist of two 12-foot paved lanes plus two 6-foot wide unpaved shoulders. A pedestrian equestrian underpass will be provided adjacent to the Stoney Creek culvert to allow access along the Park area. An intersection will be designed at Gaglardi Way with left turn slots and acceleration lanes and free right turn lanes. This intersection will be signalized. Repaving will be done on the existing street as far as North Road.

It is recommended that the B.C. Hydro 250 Kv. underground line be placed outside the limits of toes of fill needed for the regrading of the hill to a future four lane facility with a maximum gradient of 8 percent.

- 2.5 The Department of Highways would prefer that the Municipality perform the actual construction work on the link to designs prepared by the Department. These will be completed in about two months' time to a standard adequate to be used for tendering for contract. The cost of the project will then be known more accurately and the Department will reimburse the Municipality for the amount actually paid to the contractor plus engineering and administration costs incurred by the Municipality in administering such a contract. At present the cost is estimated to be about \$180,000.00.

The Municipal Engineer with whom this proposal has been discussed has no objection to this construction procedure.

3.0 GENERAL COMMENTS

The Planning Department has stated that if an interim two-lane low standard road is contemplated, the road should be on a base, alignment, and grade that allow for the widening of the road to a higher standard if deemed necessary, in a relatively efficient and economical manner. The Municipal Engineer had also expressed some reservations as to the existing grade slopes which appeared to be in excess of usual recommended road standards. However, these grade difficulties will hopefully be resolved in the detailed engineering road design to be carried out by the Department of Highways.

Acceptance of this interim proposal by the Municipality would not absolve the Department of Highways from their responsibility, in our opinion, for any future upgrading of the Broadway Extension from North Road to Gaglardi Way nor conversely, mean that the Municipality would accept the cost of any future road upgrading.

In summary, the Planning and Engineering Departments would support the outlined proposals as constituting a suitable operational agreement for the provision of the low standard road, since the proposals meet the following Municipal criteria:

- 3.1 The cost of the low standard road link is to be met by the Department of Highways.
- 3.2 A pedestrian equestrian underpass maintaining the continuity of the major Stoney Creek Park/Trail system is to be provided.
- 3.3 The outlined proposal leaves open the option that, at some future date, the Broadway Extension link between North Road and Gaglardi Way can be upgraded to a higher standard connection as outlined, in general, in the adopted Planning and Engineering Department report of April 16, 1974 on the Broadway Extension. The exact terms of the higher standard connection, "arterial" or otherwise, including responsibility for further road costs, would have to be resolved at a future date.

4.0 RECOMMENDATION

It is recommended that Council:

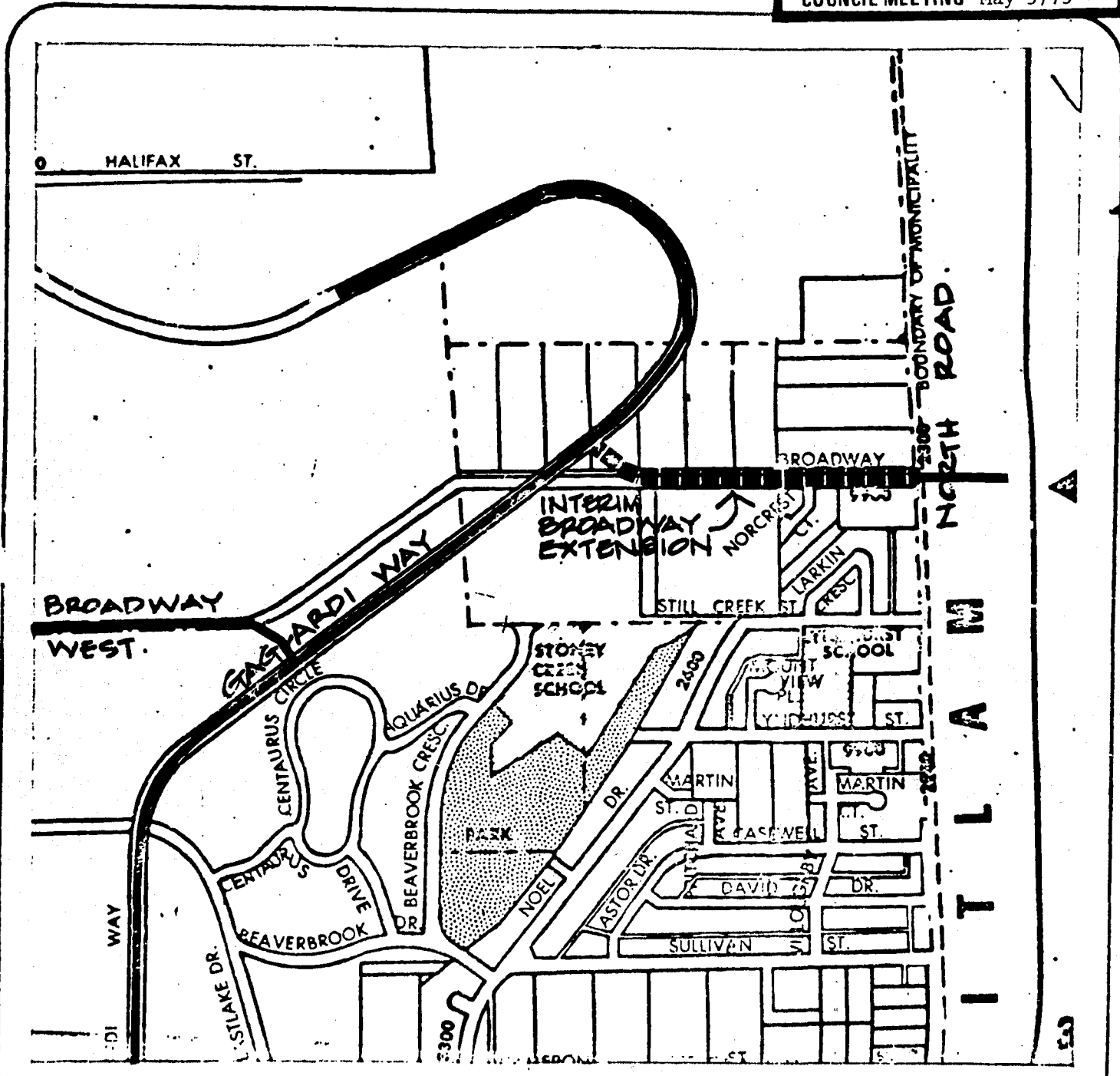
- 4.1 Accept the proposal as outlined in Section 2.0 of this report as fulfilling the rezoning prerequisite (RZ #55/74) of a suitable general operational agreement for the provision of the Broadway Extension from North Road to Gaglardi Way.
- 4.2 Authorize the Engineering Department to call tenders for and administer the construction of the proposed link based on suitable engineering design drawings submitted by the Department of Highways and on the understanding that the Department of Highways will reimburse the Municipality for the amount actually paid to the contractor plus engineering and administration costs incurred by the Municipality in administering such a contract.


A. L. Parr,
DIRECTOR OF PLANNING,


E. E. Olson,
MUNICIPAL ENGINEER,

KI:cm
Attached sketch
c.c. Municipal Engineer

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MANAGER'S REPORT NO. 33
COUNCIL MEETING May 5/75



Date
APRIL/75

Scale
1" = 800'

Drawn By

CONSTRUCTION OF
INTERIM BROADWAY EXTENSION
BETWEEN GAGLARDI WAY AND NORTH ROAD
DEPARTMENT OF HIGHWAYS

Burnaby Planning Department

REF: 22# 55/74

NORTH