

ITEM	12
MANAGER'S REPORT NO.	39
COUNCIL MEETING	June 7/76

Re: PROPOSED SALE OF MUNICIPAL PROPERTY  
LOT "C", BLOCK 2, DISTRICT LOT 162, PLAN 18927  
8655 ROYAL OAK AVENUE  
(ITEM 19, SUPPLEMENTARY REPORT NO. 29, MAY 3, 1976)

Attached is a report from the Land Agent regarding the proposed sale of the subject property.

It will be recalled that the property was purchased in 1970 for the Riverway Sports Complex and then became redundant to the needs of the Municipality when the complex was subsequently relocated to a site further west.

Council on May 3 authorized to have the property reoffered for sale when the successful bidder (F & A Construction Ltd.) forfeited a deposit for failure to comply with the terms of agreement, to have the purchaser either demolish the building or have it brought up to acceptable standards, to credit all revenue derived from the sale to the Parks and Recreation Commission's Land Acquisition Account and to have the report presented on that occasion sent to the Parks and Recreation Commission. As noted in the Land Agent's report, the bids that have been received as a result of the property having been reoffered for sale are not high enough to deserve favourable consideration.

The Treasurer has advised that it would not be appropriate for the revenue to be credited to the Commission's Land Acquisition Account. Instead, the proper procedure is to have the proceeds derived from this sale credited to Tax Sale Lands Account, and to subsequently enact a by-law to have them used for parks land acquisitions.

RECOMMENDATIONS:

1. THAT the two bids from I. Erickson and F & A Construction be rejected; and
2. THAT authority be given to have the building on the lot demolished; and
3. THAT the Land Agent be authorized to negotiate the sale of the property for a price not less than \$28,000; and
4. THAT all revenue derived from the sale of the property be credited to the Tax Sale Lands Account, and a by-law then brought forward to have the revenue used for parks land acquisitions; and
5. THAT a copy of this report be sent to the Parks and Recreation Commission.

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I would therefore recommend that the building on the subject property be demolished and would request authority to negotiate the sale of this property at a price not less than \$28,000.

EWG:iem  
Attachment

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

cc: Parks & Recreation Commission  
Municipal Treasurer  
Municipal Solicitor

THE CORPORATION OF THE DISTRICT OF BURNABY PROPOSES TO SELL THE FOLLOWING PROPERTY, WITH DWELLING, AND WILL ACCEPT BIDS TO PURCHASE UNTIL 4:30 P.M. ON TUESDAY, JUNE 1, 1976:-

135

Lot "C", Block 2, District Lot 162, Plan 18927  
8655 Royal Oak Avenue  
Zoning: R2 and A3

THE FOLLOWING CONDITIONS APPLY TO THE SALE OF THE SUBJECT PROPERTY:-

- 1) THE SUCCESSFUL BIDDER WILL BE RESPONSIBLE FOR EITHER -
  - a) DEMOLITION OF THE DWELLING AND OUT-BUILDINGS, or
  - b) THE UP-GRADING OF THE DWELLING TO CONFORM TO MUNICIPAL BY-LAW STANDARDS.

BIDDERS ARE REQUIRED TO SUBMIT A CERTIFIED CHEQUE IN THE AMOUNT OF 5% OF THE TOTAL BID. IN THE EVENT THE SUCCESSFUL BIDDER DOES NOT COMPLETE ARRANGEMENTS TO PURCHASE WITHIN 15 DAYS FROM NOTIFICATION OF ACCEPTANCE, HIS DEPOSIT WILL BE FORFEITED TO THE MUNICIPALITY. ALL BIDS SHOULD BE SEALED AND ADDRESSED TO THE LANDS DEPARTMENT, BURNABY MUNICIPAL HALL, 4949 CANADA WAY, BURNABY, B.C., AND CLEARLY MARKED "BID FOR PROPERTY - ROYAL OAK AVENUE".

THIS PROPERTY MAY BE PURCHASED UNDER THE FOLLOWING TERMS:-

- 1) ONE-QUARTER CASH, WITH THE BALANCE PAYABLE IN THREE ANNUAL EQUAL PAYMENTS, PLUS INTEREST AT THE CURRENT BANK RATE, or
- 2) CASH PAYMENT IN FULL.

PLANS SHOWING LOT SIZE ARE AVAILABLE ON REQUEST FROM THE LANDS DEPARTMENT. THE CORPORATION OF THE DISTRICT OF BURNABY RESERVES THE RIGHT TO REJECT ANY OR ALL BIDS. FOR FURTHER INFORMATION, CONTACT THE LANDS DEPARTMENT, BURNABY MUNICIPAL HALL, at 294-7310 to 294-7313.