

ITEM 18
MANAGER'S REPORT NO. 5
COUNCIL MEETING Jan. 24/77

Re: BUILDING ENCROACHMENT ONTO NORFOLK STREET
REZONING REFERENCE #21/75

Following is a report from the Director of Planning regarding an exchange of properties on Norfolk Street.

The course of action that has been proposed is a simple legal method of locating the building entirely on its own property and will have no effect on the relationship of the building to the road improvement as shown on the attached sketch. This is considered to be the most expedient way of overcoming this problem rather than the alternative which is to enter into a lengthy process of abandoning a small portion of road which belongs to the crown and returning it to the developer.

RECOMMENDATION:

1. THAT Council authorize the introduction of a highway exchange by-law as more specifically outlined in the Director of Planning's report.

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PLANNING DEPARTMENT
January 20, 1977


TO: MUNICIPAL MANAGER
FROM: DIRECTOR OF PLANNING
SUBJECT: BUILDING ENCROACHMENT ONTO NORFOLK STREET
REZONING REFERENCE #21/75

It has come to our attention that underground parking structure for the building currently being constructed at the above noted location encroaches onto the Norfolk Street allowance, as shown on the attached sketch. This resulted from a disparity between the architectural plans and survey plans relative to the area dedicated for the cul-de-sac.

In order to resolve this problem, it is proposed that a highway exchange bylaw be passed whereby the Corporation would close 53 square feet of existing street allowance in exchange for a 75 square foot area of road dedication from the development. All necessary survey and legal work would be the responsibility of the developer. Since the area accruing to the municipality is greater than the area being closed, it is proposed that there be no compensation required.

RECOMMENDATION:

THAT Council authorize the introduction of a highway exchange bylaw as outlined in the foregoing report.


A. L. Parr
DIRECTOR OF PLANNING

HR:hr
Attch.

