

| | |
|----------------------|------------|
| ITEM | 11 |
| MANAGER'S REPORT NO. | 24 |
| COUNCIL MEETING | 1979 03 26 |

RE: PROPOSED CLOSURE OF A PORTION OF LANE NORTH OF FRANCES STREET
BETWEEN GROVE AND SPERLING AVENUES
D.L. 206/ROAD CLOSURE REFERENCE #14/78
(ITEM 7, REPORT NO. 12, 1979 February 12)

On 1979 February 12, Council tabled the attached report regarding the proposed closure of a redundant lane allowance. The following report from the Director of Planning contains information that will allow this matter to be concluded at this time.

RECOMMENDATION:

1. THAT the recommendations of the Director of Planning be adopted.

* * * * *

79 03 26

TO: MUNICIPAL MANAGER
FROM: DIRECTOR OF PLANNING
RE: PROPOSED CLOSURE OF A PORTION OF LANE NORTH OF FRANCES STREET
BETWEEN GROVE AND SPERLING AVENUES (SKETCH ATTACHED)
ROAD CLOSURE REFERENCE #14/78 - D.L. 206

1979 MARCH 20

RECOMMENDATIONS:


1. THAT Item 7, Manager's Report No. 12 dated 1979 February 12 be lifted from the table; and
2. THAT authorization be given to the preparation and introduction of a Road Closing Bylaw for the 10' portion of lane allowance at the rear or 530/532 Grove Avenue subject to the conditions outlined in the Director of Planning's report to Council dated 1979 February 12.

REPORT

As a result of the tabling motion of Council on 1979 February 12, this will advise that the owner facing Sperling Avenue has now responded with regard to the above noted 10' lane allowance.

Mr. Alan Dow, owner of 599 Sperling has advised in a letter dated 1979 March 16 that he neither has an interest in purchasing a portion of this lane allowance, nor does he have any objection to the owner of 530/532 Grove Avenue purchasing same.

Therefore, in light of the above, it is recommended that closure and sale of the subject 10' lane allowance to Mrs. B. McKee, owner of 530/532 Grove Avenue, be advanced.


A. L. Parr,
DIRECTOR OF PLANNING

CM:ad
Att.
cc: Municipal Solicitor
Municipal Clerk

158

| | |
|----------------------|------------|
| ITEM | 7 |
| MANAGER'S REPORT NO. | 12 |
| COUNCIL MEETING | 1979 02 12 |

RE: PROPOSED CLOSURE OF A PORTION OF LANE NORTH OF FRANCES STREET
 BETWEEN GROVE AND SPERLING AVENUES
 D.L. 206/ROAD CLOSURE REFERENCE #14/78

159

| | | |
|----------------------|------------|----|
| ITEM | 11 | 24 |
| MANAGER'S REPORT NO. | | |
| COUNCIL MEETING | 1979 03 26 | |

Following is a report from the Director of Planning regarding the proposed closure of a lane allowance.

The amount of compensation that has been established as a condition for the proposed transaction was calculated by the Legal and Lands Department.

RECOMMENDATION:

1. THAT the recommendation of the Director of Planning be adopted.

* * * * *

TO: MUNICIPAL MANAGER 1979 FEBRUARY 05
 FROM: DIRECTOR OF PLANNING
 RE: PROPOSED CLOSURE OF A PORTION OF LANE NORTH OF FRANCES STREET
 BETWEEN GROVE AND SPERLING AVENUES - D.L. 206
 ROAD CLOSURE REFERENCE #14/78

RECOMMENDATION:

1. THAT Council authorize the preparation and introduction of a Road Closing By-law for the 10' portion of lane allowance at the rear of 530/532 Grove Avenue subject to the outlined conditions.

REPORT

BACKGROUND:

As a result of an enquiry from the owner of 532 Grove Avenue, the Planning Department reviewed the existing 10' lane allowance between Grove and Sperling Avenues and north of Frances Street (see sketch attached). It is advised that the subject property falls within Area "C" of the 1969 Apartment Study which provides for this block to be developed for low to medium density residential in the future. Since it is considered unlikely that this lane would ever be constructed due to its narrow width, and as it is contemplated that the allowance would be consolidated for future development sites, reports of the proposed closure were circulated to the various agencies having an interest in the subject lane. The only utility affected by the proposed closure is an existing anchor which B.C. Telephone requires to be protected by an easement over a 10' x 15' portion of the lane allowance, as shown on the sketch.

| | |
|----------------------|------------|
| ITEM | 11 |
| MANAGER'S REPORT NO. | 24 |
| COUNCIL MEETING | 1979 03 26 |


| | |
|----------------------|------------|
| ITEM | 12 |
| MANAGER'S REPORT NO. | 12 |
| COUNCIL MEETING | 1979 02 12 |

CURRENT SITUATION:

When the above reports were received, the Planning Department sent a letter to Ms. Beatrice McKee, the owner of 530/532 Grove Avenue stating that the proposed closure would be contingent upon completion of the following conditions:

1. consolidation of the cancelled allowance with 530/32 Grove Avenue.
2. granting of an easement to B.C. Telephone over a portion of the allowance subsequent to consolidation to protect the existing anchor located in the lane. B.C. Telephone will prepare the agreement covering this easement when we are in receipt of the required right-of-way plans.
3. payment of compensation to the Municipality for this area in the amount of \$4,113.38 or \$5.25 per square foot for approximately 783.5 square feet of area being closed. The final square footage of the area is to be determined at the time the surveyor prepares the road closing by-law plan. This figure was based on the projected residential zoning designation.
4. submission of all necessary road closing, consolidation and right-of-way plans by the applicant.

The Planning Department has received Ms. McKee's written concurrence with the above conditions.

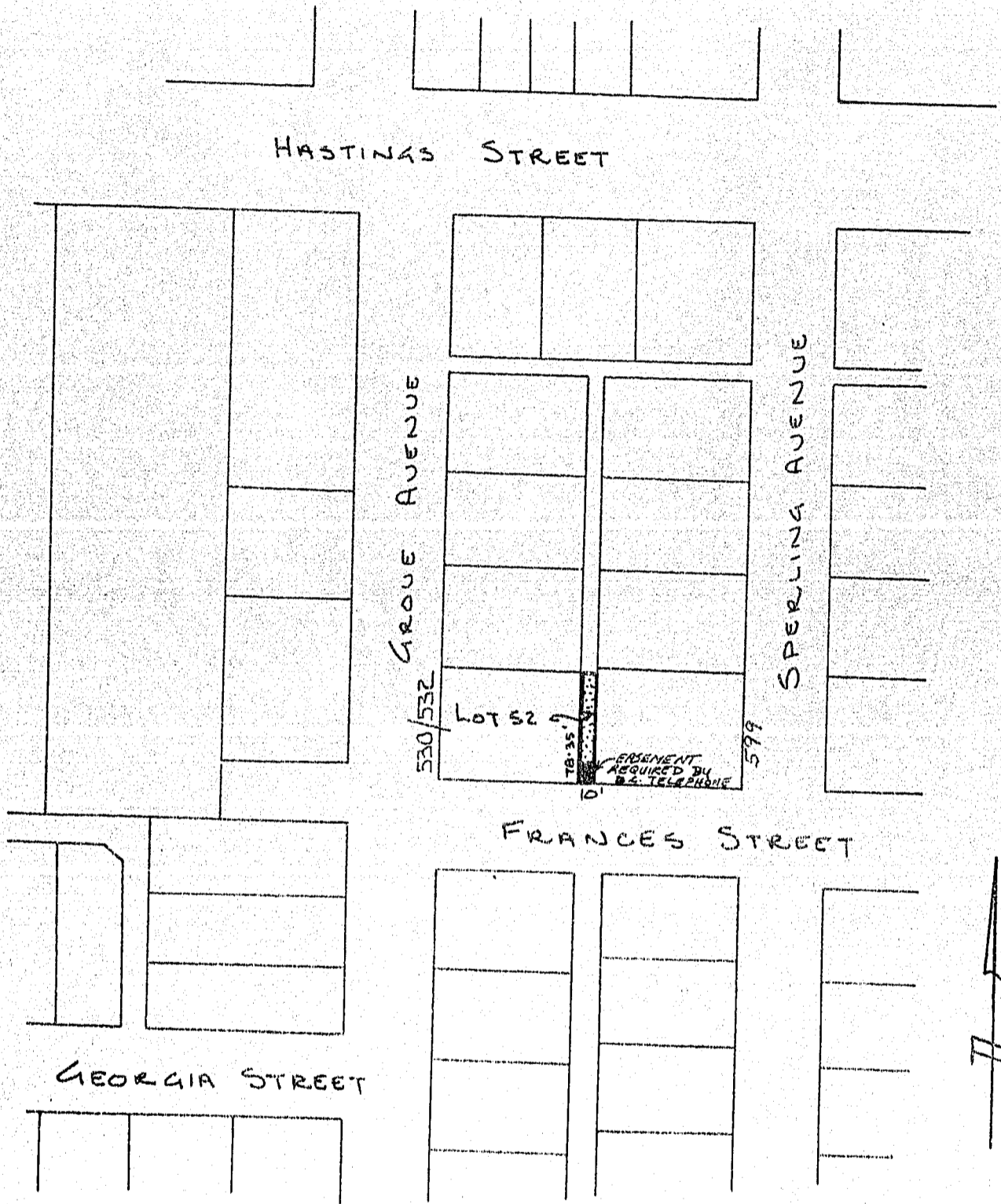

A. L. Parr,
DIRECTOR OF PLANNING

CM:ad
Att.
cc: Municipal Solicitor

| | | | |
|----------------------|------------|----------------------|------------|
| ITEM | 11 | ITEM | 7 |
| MANAGER'S REPORT NO. | 24 | MANAGER'S REPORT NO. | 12 |
| COUNCIL MEETING | 1979 03 26 | COUNCIL MEETING | 1979 02 12 |

PROPOSED LANE CLOSURE NORTH OF 161
FRANCES ST. BETWEEN GROUE & SPERLING

D.C. 206 REF # 14/78



SCALE 1"=100'
NOV '78 HR.