

ITEM	8
MANAGER'S REPORT NO.	51
COUNCIL MEETING	1979 07 30

RE: PROPOSED SALE OF A PARCEL OF LAND
 LOT 2, BLK. 84, D.L. 122 & 127, PLAN 4953
 322 RANELAGH AVENUE

Following is a report from the Director of Planning regarding the proposed sale of the subject property.

RECOMMENDATION:

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

* * * * *

TO: MUNICIPAL MANAGER 1979 JULY 23
 FROM: DIRECTOR OF PLANNING
 SUBJECT: PROPOSED SALE OF A PORTION OF LOT 2, BLK. 84, D.L. 122 & 127,
 PLAN 4953 - 322 RANELAGH AVENUE

RECOMMENDATION:

1. THAT Council authorize the sale of a portion of Lot 2, Blk. 84, D.L. 122 & 127, Plan 4953 at 322 Ranelagh Avenue, subject to the conditions outlined in this report.
2. THAT a copy of this report be sent to Mr. P. Moretti, 3568 Franklin Street, Vancouver, B.C.

REPORT

As a result of a request from the owner of 5341 Capitol Drive, the Planning Department has reviewed the possible sale of a portion of 322 Ranelagh Avenue, which is owned by the Municipality (see attached sketch). The zoning is R4 Residential which provides for single or two-family dwellings, however neither the existing lots nor the proposed consolidated lot will have the required area for two-family development. The triangular area proposed to be sold is approximately 120.9 m² ± (1,300 sq. ft. ±), and as can be seen, creates a more uniform configuration for both properties. The Municipal Solicitor has advised that no problems are foreseen regarding the sale of the rear portion of the Municipal property.

When the review was undertaken, the Planning Department sent a letter to Mr. P. Moretti, the owner of 5341 Capitol Drive stating that the proposed sale required Council approval and would be subject to the following conditions:

...../2

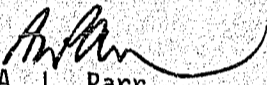
ITEM	3
MANAGER'S REPORT NO.	51
COUNCIL MEETING	1979 07 30

1. Consolidation of the proposed sale portion of Lot 2, Blk. 84, D.L. 122/127, Plan 4953 (322 Ranelagh Avenue) with Lot 4, Blk. 84, D.L. 122/127, Plan 4953 (5341 Capitol Drive).
2. Granting of any necessary easements associated with the consolidation.
3. Payment of compensation to the Corporation in the amount of \$5.00 per square foot for the area being sold.
4. Submission by the applicant of all necessary consolidation plans in addition to any right-of-way plans that may be required as a result of the consolidation application.

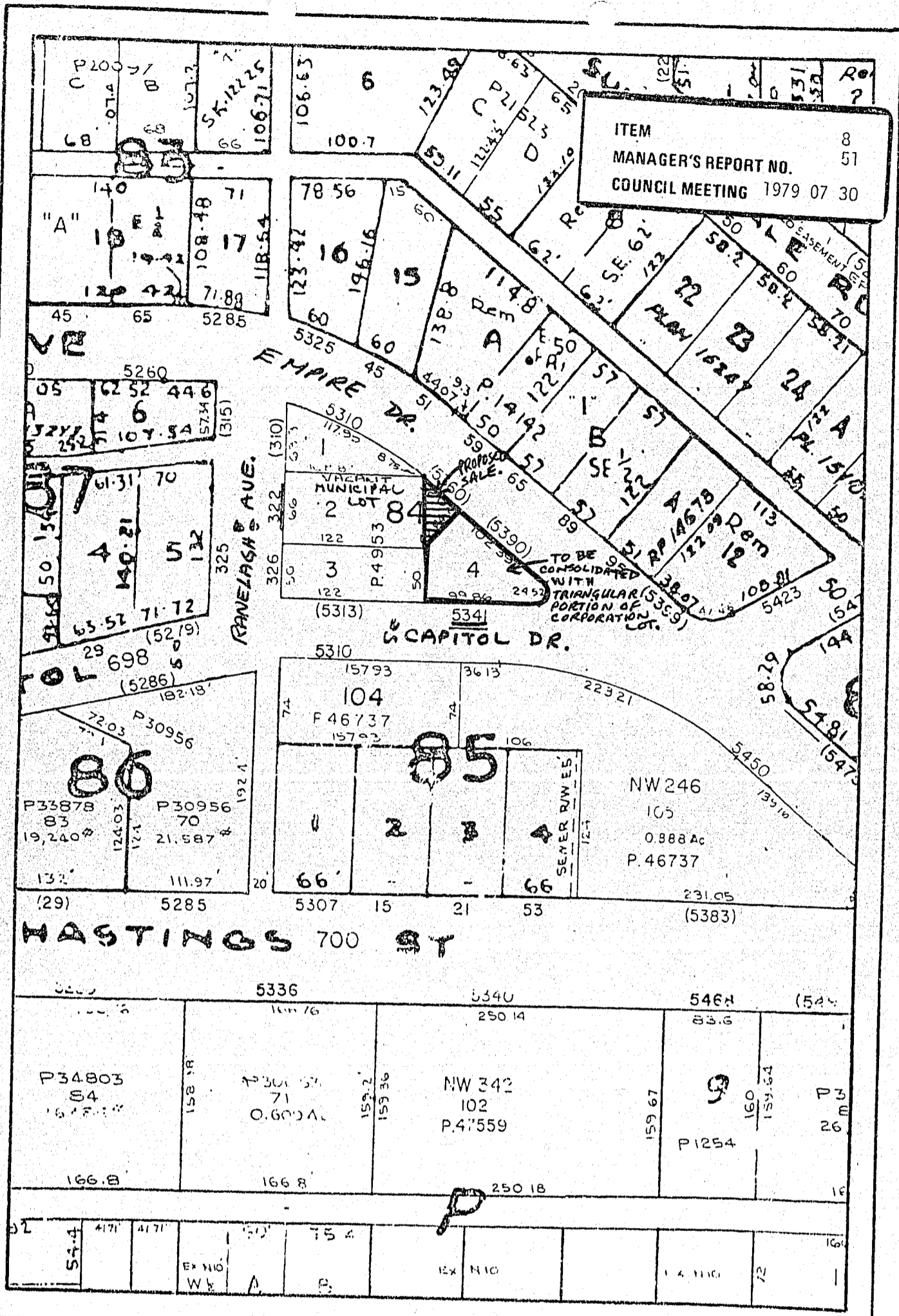
118

The amount of compensation noted in Item 3 above, that has been established as a condition of the proposed sale, was calculated by the Legal and Lands Department.

The Planning Department has received Mr. Moretti's written concurrence with the outlined conditions. Therefore, this report is advanced for Council's approval in the sale of the subject portion of 322 Ranelagh Avenue.


A. L. Parr
DIRECTOR OF PLANNING

CM/st
att.
cc: Municipal Solicitor
Municipal Engineer



ITEM 8
 MANAGER'S REPORT NO. 51
 COUNCIL MEETING 1979 07 30

HASTINGS 700 ST

Date
 1979 JULY

Scale
 1" = 100'

Drawn By
 C.M.



Burnaby Planning Department

PROPOSED SALE OF A PORTION
 OF 322 RANELAGH AVENUE
 AND CONSOLIDATION WITH
 5341 CAPITOL DRIVE.

