

ITEM	9
MANAGER'S REPORT NO.	3
COUNCIL MEETING	1980 01 14

RE: DEMOLITION OF MUNICIPAL HOUSE  
 LOT D, BLOCK 13, D.L. 153, GROUP 1, PLAN 4979, N.W.D.  
 6179 CASSIE AVENUE

Following is a report from the Municipal Solicitor regarding the proposed demolition of a house on Cassie Avenue.

Authority to purchase the subject property was acquired from Council on 1979 September 24 (Item 1, In-Camera Report No. 65). It is located in Metrotown, Sub-Area 14, and designated for Public Assembly and Development. It is also in a strategic location with respect to preliminary estimated alignments of the Light Rapid Transit (LRT).

RECOMMENDATION:

1. THAT the recommendation of the Municipal Solicitor be adopted.

\* \* \* \* \*

January 8, 1980.

TO: MUNICIPAL MANAGER  
 FROM: MUNICIPAL SOLICITOR  
 RE: DEMOLITION OF MUNICIPAL HOUSE - 6179 CASSIE AVENUE,  
 Lot D, Block 13, D.L. 153, Group 1, Plan 4979, N.W.D.

RECOMMENDATION

1. THAT the house situated at 6179 Cassie Ave., legal description as stated above, be demolished as soon as possible.

REPORT

The Corporation of the District of Burnaby has recently purchased the subject property.

The residence on this property consists of a large living room, two small bedrooms, small kitchen, a very small bathroom and a basement consisting of two very small rooms. This residence cannot be rented in its present condition as it requires considerable renovation work before it can be considered livable - i.e.:

1. All new bathroom fixtures .
2. All windows need replacing due to vandalism.
3. New furnace and hot water tank (at the present time the heating consists of sawdust burner).
4. New kitchen counter top, sink and floors.
5. Living room needs new flooring plus the fact that the whole interior of the house needs replastering, painting, etc.

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TO: MUNICIPAL MANAGER  
(6179 Cassie Avenue)

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6. The basement would be impossible to use for living accommodation due to the lack of heating and drainage problems.
7. The building is over fifty years old and, if we are to bring the residence up to Municipal rental and health standards, we estimate that an expenditure of at least \$6,000.00 to \$7,000.00 will have to be spent, plus additional monies for a new roof in the very near future (estimated at \$1,500.00 at today's prices).

We therefore feel that the expenditures of any monies on this residence would be wasted inasmuch as the residence could probably only be rented for a monthly rental of approximately \$200.00 per month even after the renovations are completed and we would, therefore, request Council's approval to have the residence demolished as soon as possible. In the meantime, pending Council decision, we will have this residence boarded up for safety.



W.L. Stirling  
MUNICIPAL SOLICITOR.

RPA/re  
Attach:

c.c. MUNICIPAL TREASURER  
DIRECTOR OF PLANNING  
MUNICIPAL ENGINEER  
CHIEF BUILDING INSPECTOR.