

THE CORPORATION OF THE DISTRICT OF BURNABY

POLLUTION COMMITTEE

HIS WORSHIP, THE MAYOR
AND MEMBERS OF COUNCIL

Madam/Gentlemen:

REPORT OF THE POLLUTION COMMITTEE

1. 4163 Sardis Street

Recommendation:

"That the owner of 4163 Sardis Street be granted an extension of one year for the hook-up of the premises to the sanitary sewer system, providing no health hazard arises during the period of this extension."

R E P O R T

The Municipal Engineer reported that the owner of 4163 Sardis Street has requested an extension of time to connect the property to the sanitary sewer system.

The sewer became available to the property in 1974, however a connection was not provided to this property because it was felt the property would be redeveloped due to its location in an area of apartment and commercial development. To date, no redevelopment of this property has occurred.

The owner advises that in conjunction with a neighbouring property, they will shortly apply for rezoning to permit consolidation of the properties and construct an apartment block.

The owner advises that the two year extension should be sufficient to determine the future of the property, however the Municipal Engineer feels that a one year extension would be appropriate to determine if redevelopment of the property is imminent.

The Municipal Engineer has determined that the septic tank is functioning satisfactorily at the present time.

2. 1180 Phillips Avenue

Recommendations:

"1. That the Municipal Engineer be authorized to obtain cost estimates and arrange to connect the premises to the sanitary sewer system, assuming a reasonable cost estimate is obtained for the work.

2. That the Municipal Engineer be authorized to include the cost of this connection with the property taxes if not paid upon invoicing as provided in Bylaw No. 4247, Section 13."

- AGENDA 1980 12 08

- COPY-MANAGER

R E P O R T

The Municipal Engineer reported that the sanitary sewer became available to this property in 1980 May as a result of development of property east of Phillips Avenue at Aubrey Street.

The property owner was advised by letter dated 1980 June 06, and again by registered letter dated 1980 August 05 that connection to the sanitary sewer system is required as provided in Bylaw No. 4247, Section 3(1). To date, no permit has been obtained for the connection and the property owner has not been in contact with the Municipal Engineer.

Permission is requested to obtain cost estimates for this work and add the costs to the property taxes if not paid upon invoicing as provided in Bylaw No. 4247, Section 13.

3. 4811 Maitland StreetRecommendations:

- "1. That the Municipal Engineer be authorized to obtain cost estimates and arrange to connect the premises to the sanitary sewer system, assuming a reasonable cost estimate is obtained for the work.
2. That the Municipal Treasurer be authorized to include the cost of this connection with the property taxes if not paid upon invoicing as provided in Bylaw No. 4247, Section 13."

R E P O R T

The Municipal Engineer reported that the Pollution Committee granted an extension to the former owner, Mrs. Friskey, on the grounds of age and financial hardship. The extension was subject to ownership remaining with Mrs. Friskey.

The property was sold to new owners prior to May of this year. The new owners were advised of the sewer requirement in May and again by registered letter in July. To date, no permit has been obtained to connect the premises to the sanitary sewer nor have the owners contacted the Municipal Engineer.

Permission is requested to obtain cost estimates for this work and add the cost to the property taxes if not paid upon invoicing as provided in Bylaw 4247, Section 13.

4. 2971 Phillips AvenueRecommendation:

"That the owner of 2971 Phillips Avenue be granted an extension of time to 1981 June 30 to connect the property to the sanitary sewer system, with the provision that should the premises be occupied in the meantime immediate connection to the sanitary sewer system will be required."

R E P O R T

The property at 2971 Phillips Avenue has recently been sold. Although the previous owner is presently occupying the dwelling, tenancy will terminate 1980 November 30. The new owner intends to demolish the old dwelling and construct a new one. At present, he is negotiating with abutting property owners regarding potential subdivision of the area. He advises that the existing dwelling is not in a fit condition for re-rental and will remain vacant until a decision is made regarding the eventual use of the lot.

An extension of six months has been requested pending development of the property.

5. 3767 Thurston Street

Recommendation:

"1. That the owner of 3767 Thurston Street be granted an extension of time to 1981 May 01, to reconnect the property to the new sanitary sewer system on Thurston Street."

R E P O R T

The Municipal Engineer reported that the property was originally connected to the sanitary sewer and it was so recorded. At some time, prior to present ownership, the sewer was disconnected and the septic tank reactivated. The present owner was unaware of this fact when he purchased the property and discovered it only when the septic tank malfunctioned, at which time he had the tank pumped and continued to use it. We have no knowledge of dates of either when the septic tank was reactivated nor when the present owner became aware of the situation but we can assume from the owner's letter that it has been some years since he reports that he cleans the tank every year.

The matter was brought to our attention when the new sewer was constructed on Thurston Street and it was discovered that the old connection to the property was dry. We contacted the owner and advised that the property must be reconnected to the sewer. He has appealed to the Committee on the grounds that there is no septic tank nuisance, this has been confirmed by the Environmental Health Department, and the possible redevelopment of the area. The Planning Department have advised that while the property is in an area of proposed redevelopment the timing of such development is still very uncertain and it may be several years before it can be accomplished.

The Municipal Engineer recommended that the property be reconnected to the sanitary sewer.

Respectfully submitted,

Alderman D.P. Drummond,
Chairman

Alderman D.A. Lawson

Alderman F.G. Randall

RDS:ef

