

RE: PROPOSED LEASE OF MUNICIPAL PROPERTY
PCL "W", EXPL 255 AND PCL "D", EXPL 4272 OF D.L. 85, GROUP 1
6450 DEER LAKE DRIVE
(SUPPLEMENTARY IN-CAMERA ITEM 4, REPORT NO. 63, 1981 DECEMBER 14)

MUNICIPAL MANAGER'S RECOMMENDATION:

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

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January 4, 1982

TO: MUNICIPAL MANAGER
FROM: SOLICITOR
RE: PROPOSED LEASE OF 6450 DEER LAKE DRIVE
PCL "W", EXPL 255 AND PCL "D", EXPL 4272
OF D.L. 85, GROUP 1

RECOMMENDATION:

1. THAT Council approve the Lease of 6450 Deer Lake Drive for a period of five (5) years with the rent to be reviewed annually. Initial rental rate \$12,000 per annum plus Municipal taxes.

R E P O R T

Background

Council at its meeting of December 14, 1981 approved the acquisition of the above described property.

Situated on this property is an older home with a total living area of approximately 3,500 sq. ft. comprising of three bedrooms plus a full bathroom upstairs; on the main floor is a large livingroom with fireplace, den with fireplace, parlor, diningroom, kitchen, breakfast nook and utility room. Overall the house is in poor to fair condition.

The subject property will not be required for Parks purposes for at least ten to fifteen years.

Proposed Rental

In order to find a suitable tenant we placed the following advertisement in the Vancouver Sun and Province on December 28, 29 and 30th:

"For lease commencing January 1, 1982 for a period of between 10 - 15 years, older three bedroom 3,500 sq. ft. executive home, situated on five acres, with frontage on Deer Lake, single family occupancy only. Offers to lease considered at not less than \$1,400 per month.

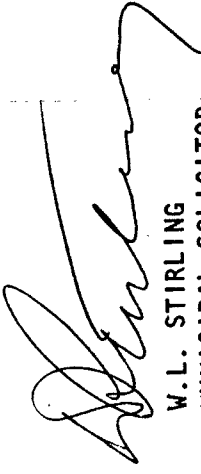
For further information, contact Mr. F. Evans, Legal and Lands Department, at the Burnaby Municipal Hall, 4949 Canada Way, Burnaby, B.C. V5G 1M2, phone: 294-7312."

ITEM	2
MANAGER'S REPORT NO.	3
COUNCIL MEETING	1982 01 11

103

We received approximately ten telephone inquiries which resulted in us showing the property to four prospective tenants. Due to the age of the property and the amount of landscaping requiring maintenance, we received one firm offer to lease for a period of five (5) years commencing January 1, 1982 at \$1,000 per month plus \$450 estimated taxes for 1982, total rental \$1,450 per month. Such rent to be renegotiated annually.

The applicant, Mr. and Mrs. D. Millar now reside in Squamish and he will be employed at the Burnaby General Hospital in the capacity of a Mechanical Supervisor, commencing January 4, 1982. He has a wife and three daughters at home. We have checked out references and are satisfied that Mr. and Mrs. Millar are capable of maintaining the terms of the proposed lease.



W.L. STIRLING
MUNICIPAL SOLICITOR

FAE:GMC

cc: Director Planning and
Building Inspection

Director Recreation and
Cultural Services

Treasurer