

ITEM 8
MANAGER'S REPORT NO. 36
COUNCIL MEETING 88/05/16

RE: SALE OF MUNICIPAL PROPERTY
FALKLAND SUBDIVISION, LAKEFIELD II SUBDIVISION, CAMROSE III SUBDIVISION,
OAKTREE COURT SUBDIVISION

ACTING MUNICIPAL MANAGER'S RECOMMENDATION:

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

* * * * *

TO: MUNICIPAL MANAGER MAY 10, 1988

FROM: MUNICIPAL SOLICITOR

SUBJECT: SALE OF MUNICIPAL PROPERTY

ITEM 1: LOTS 1 AND 8, DISTRICT LOT 59, GROUP 1, N.W.D.,
PLAN 74985
FALKLAND SUBDIVISION

ITEM 2: LOTS 5, 10-23, 33-35, 38-42, DISTRICT LOTS 87 AND
90, GROUP 1, N.W.D., PLAN 75735
LAKEFIELD II SUBDIVISION

ITEM 3: LOTS 1 - 4, 9, 10, 12, 13, 15-17, 19, DISTRICT
LOT 59, GROUP 1, N.W.D., PLAN 75790
CAMROSE III SUBDIVISION

ITEM 4: LOTS A - F, DISTRICT LOT 82, GROUP 1, N.W.D.,
PLAN 74981
OAKTREE COURT SUBDIVISION

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RECOMMENDATION:

1. THAT the highest bid for each of the lots indicated in Schedule A, attached hereto and forming part of this Report, be accepted.
2. THAT the remaining lots be re-advertised for sale.

SUMMARY:

				123
<u>Subdivision</u>	<u># of Lots Offered</u>	<u>Lots Sold</u>	<u>Bids Received</u>	<u>Proceeds of Sale</u>
Falkland	2	2	7	\$ 233,658.00
Lakefield II	23	23	263	2,759,209.50
Camrose III	12	10	47	1,100,578.80
Oaktree Court	6	2	3	150,870.00
	43	37	320	\$4,243,926.30
	==	==	===	=====

R E P O R T

On February 29, 1988, Item 04, Manager's Report No. 15, Council approved the sale by public tender of the subject list of lots, plans attached.

These lots were advertised as follows:

Vancouver Sun Newspaper

Friday	April 22, 1988
Saturday	April 23, 1988
Friday	April 29, 1988
Saturday	April 30, 1988

The Province Newspaper

Friday	April 22, 1988
Sunday	April 24, 1988
Friday	April 29, 1988
Sunday	May 01, 1988

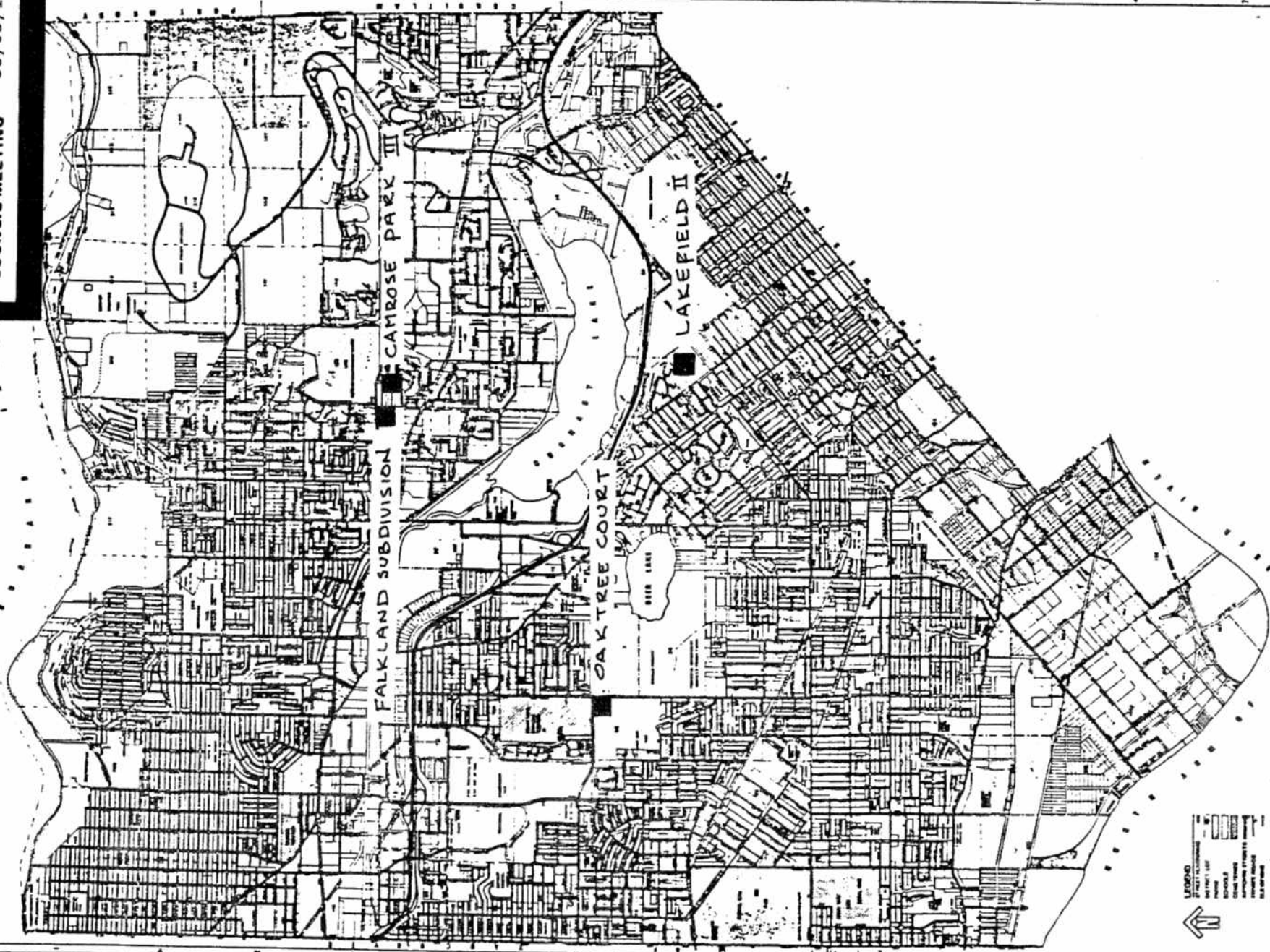
Approximately 650 bid packages were distributed.

Bids closed on Thursday, May 05, 1988 at 4:30 p.m. and were opened in public at 9:00 a.m. on Friday, May 06, 1988. Of the 329 bids received, 320 were valid and nine were disallowed. Due to the large number of bids, for the convenience of Council, we have prepared the attached spread sheet and sketch for each subdivision indicating the legal lot number, upset price, the number of bids received on each lot, the name of the successful bidder and the highest bid followed by up to three of the next highest bids.

For *P. J. Devanshivie*
 Patricia W. Flieger
 Municipal Solicitor

HK:bi
 attach.
 cc: Director Administrative & Community Services
 Director Finance
 Director Engineering
 Director Planning & Building Inspection
 Director Recreation & Cultural Services

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COMPILED BY THE
 MUNICIPAL PLANNING DEPARTMENT
 JUNE 1983

BURNABY

Date

88 04 15

Scale

Drawn By

H.K.



124

FALKLAND SUBDIVISION
 LAKEFIELD II SUBDIVISION
 CAMROSE PARK II SUBDIVISION
 OAKTREE COURT SUBDIVISION

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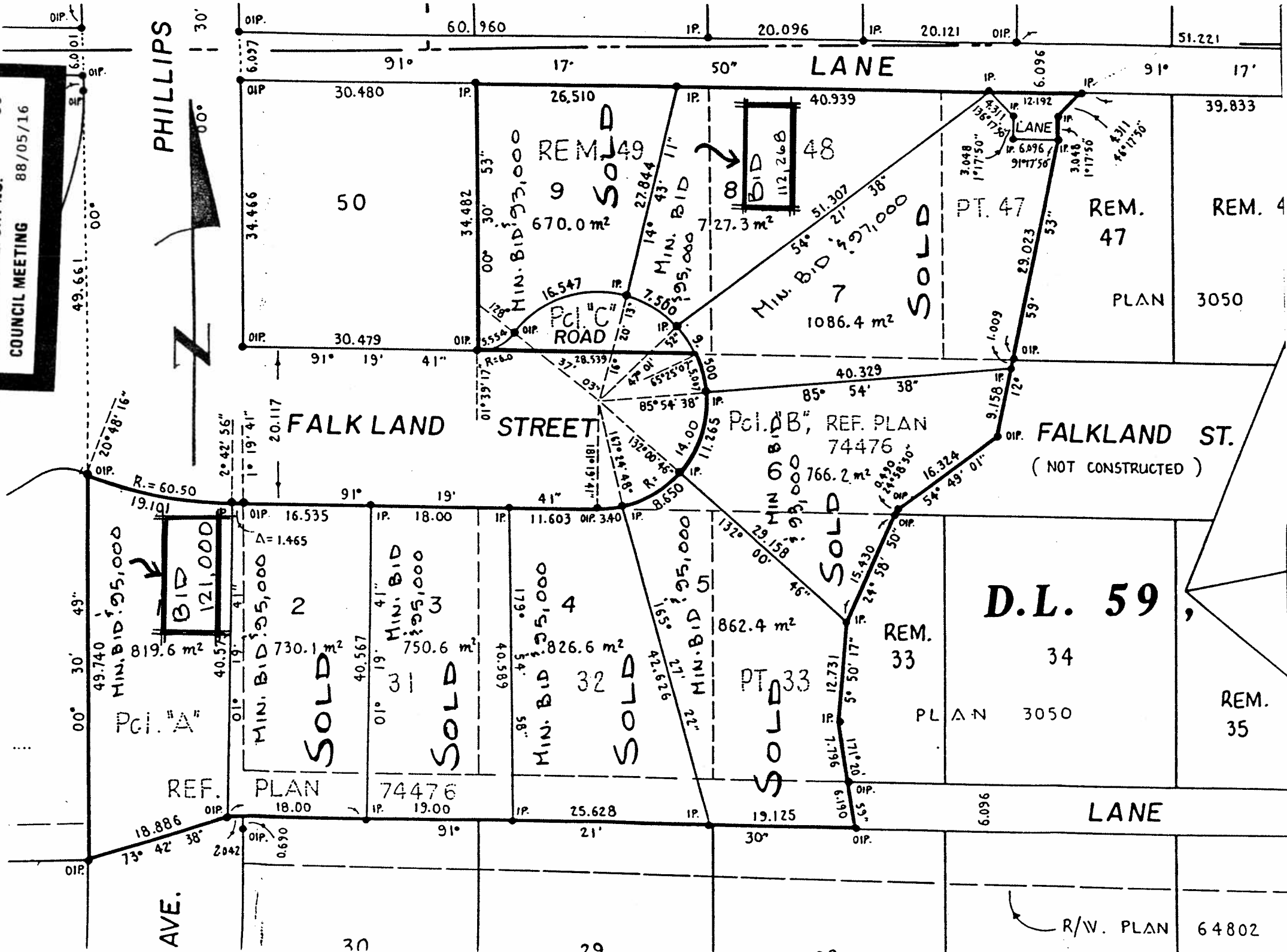
LEGAL DESCRIPTION: Lots 1 and 8, D.L. 59, Grp. 1, N.W.D., Plan 74985

FALKLAND SUBDIVISION

<u>Lot No.</u>	<u>Upset Price</u>	<u>No. of Bids Rec'd.</u>	<u>Highest Bidder</u>	<u>Highest Bid</u>	<u>Next Three Bids</u>
1	\$95,000	3	Silva	\$121,000	\$103,888.88 \$ 97,505.99 ---
8	95,000	4	Cikes	112,268	110,500 101,100 \$ 98,888
		=		\$233,268	

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PHILLIPS



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FALKLAND SUBDIVISION

880104
 H.K.

LEGAL DESCRIPTION: Lots 5, 10-23, 33-35, 38-42, D.L. 87 and 90, Grp. 1, N.W.D., Plan 75735

MARKETED II SUBDIVISION

Lot No. Upset Price No. of Bids Rec'd. Highest Bidder Highest Bid Next Three Bids

5	\$95,000	9	Woodward	\$133,060	\$125,002.10	\$119,925	\$112,400
10	95,000	16	Li	139,900	136,268	135,015	123,010
11	95,000	34	Alaska Jewellery	136,268	135,025	133,300	131,008.88
12	95,000	36	Bombini	150,101	140,300	140,268	140,021
13	90,000	11	Drew	135,777	122,651	122,252	117,987.86
14	90,000	8	Chalmers	123,752	120,110	113,624.03	112,750.76
15	90,000	8	Adria Construction	116,268	115,286	112,270	110,001
16	90,000	14	Adria Construction	122,268	119,870	119,166	115,000
17	90,000	8	A to Z Construction	124,268	116,350	108,880	108,001
18	90,000	6	Batinovic/Sabic	121,268	120,000	113,252	105,440
19	90,000	8	Western Framing	125,000	121,777	111,500	110,786
20	90,000	16	Alaska Jewellery	124,268	117,550	115,111	112,750.83
21	90,000	13	Li	130,770	123,456.78	121,289	117,777.77
22	95,000	18	Drew	131,777	131,001	130,500	129,513.13
23	90,000	9	Angelicola	127,777	126,100	116,999	115,110
33	85,000	7	Bleakney	111,658	108,252	96,000	95,290
34	90,000	7	MacDougall	118,250.50	115,286	105,900	105,624
35	85,000	13	Crosby	106,999	102,900	102,880	101,786
38	80,000	7	Longridge Equities	90,690	88,888	87,901	86,999
39	80,000	4	Main	91,901	91,764	88,888	84,690
40	85,000	3	Delta Masonry	97,268	94,729	87,999	—
41	85,000	6	Cardno	110,110	99,101	98,901	92,999
42	85,000	2	Bates	89,811	87,999	87,999	—

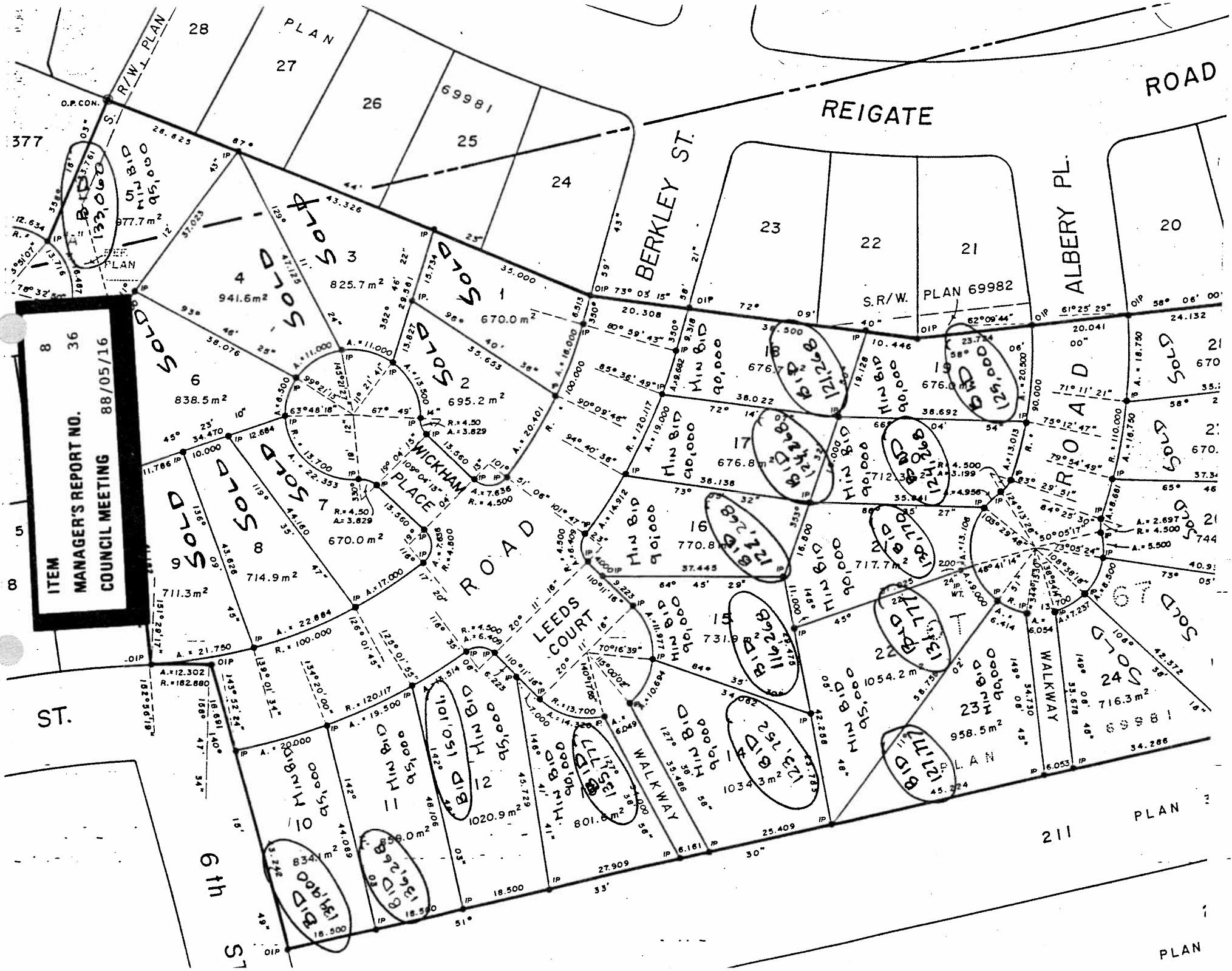
221

\$2,759,209.50

263

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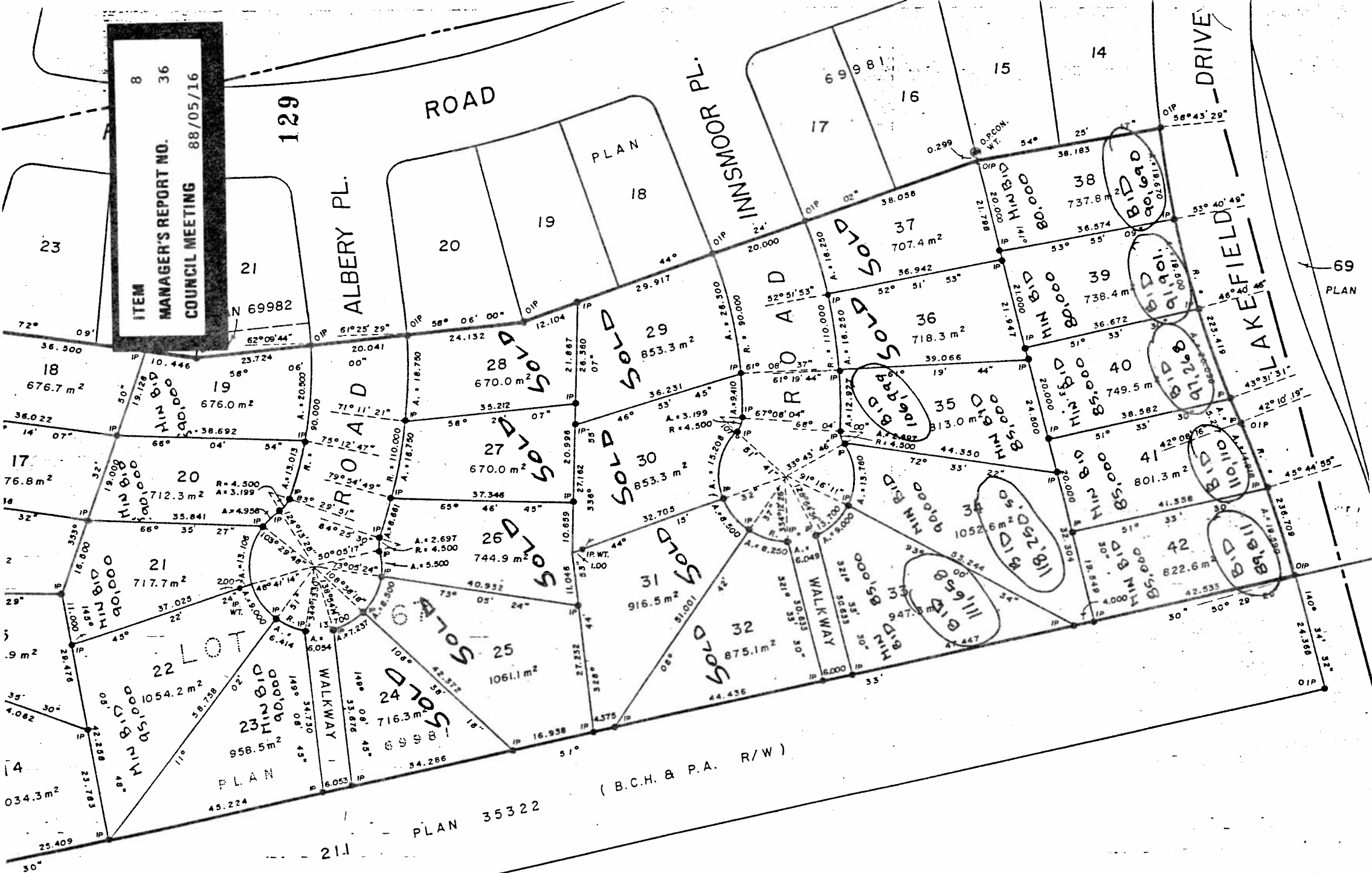
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LAKEFIELD II
 88 03 28 H.K.
 (FOLLOWING IS A 2ND SYSTEM
 (ON PROPERTIES IN LAKEFIELD II))

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LAKEFIELD II
 88 03 28 H.K.

OWNER:-
 CORPORATION O

212
 35322

CAMROSE III SUBDIVISION

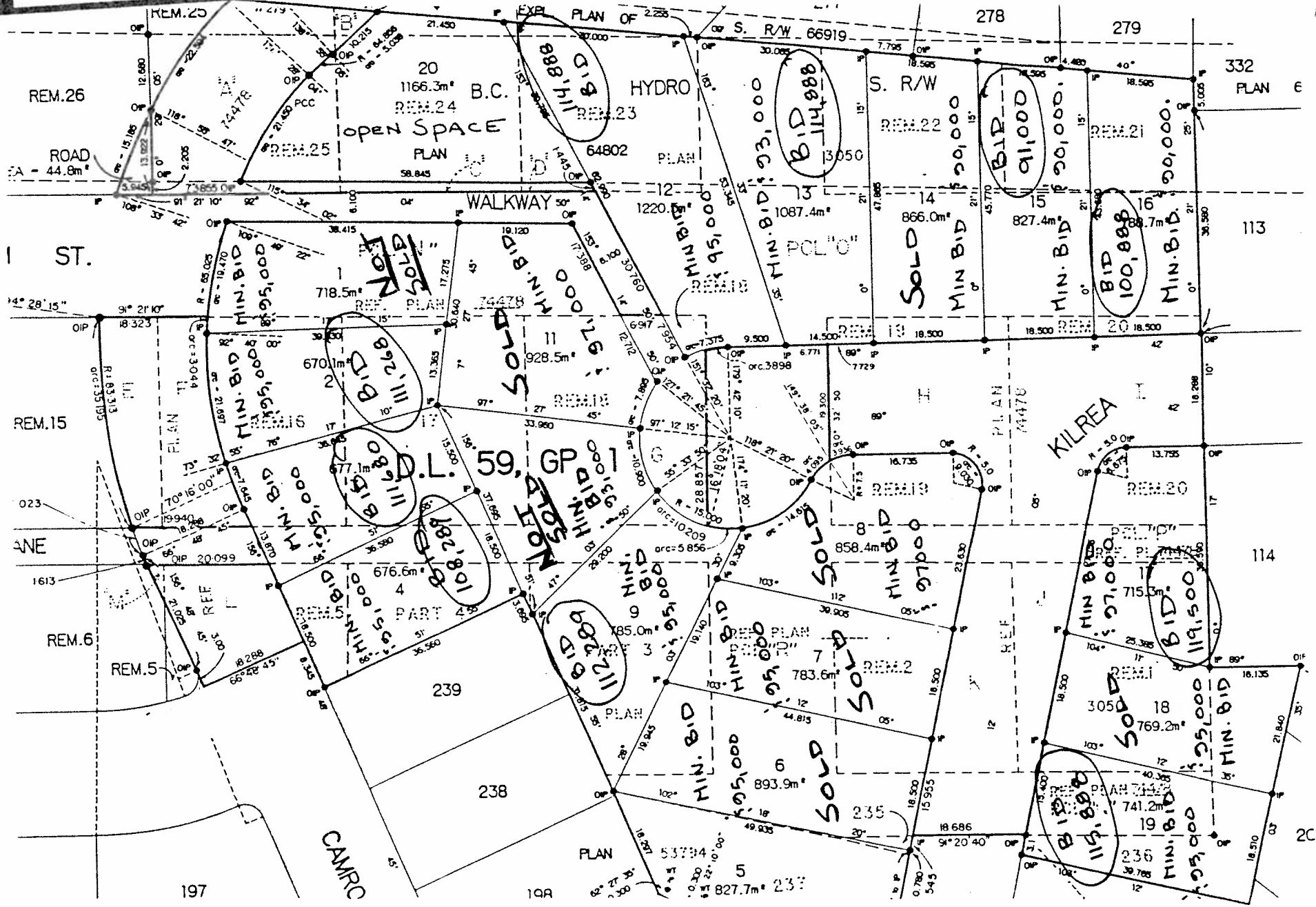
LEGAL DESCRIPTION: Lots 1 - 4, 9, 10, 12, 13, 15-17, 19, D.L. 59, Grp. 1, N.W.D., Plan 75790

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Lot No.	Upset Price	No. of Bids Rec'd.	Highest Bidder	Highest Bid	Next Three Bids
1	\$95,000	0	---	---	---
2	95,000	1	Adria Construction	\$111,268	---
3	95,000	4	J.F.T. Container Lines	111,680	\$111,268 \$ 97,586 \$ 95,501
4	95,000	2	Moniz	108,289	95,500
9	95,000	6	Moniz	112,289	103,888.80 103,255 98,323
10	93,000	0	---	---	---
12	95,000	6	Tu	114,888	105,888 105,011 98,888.88
13	93,000	4	Tu	114,888	105,255 101,268 95,000
15	90,000	1	Valentini	91,000	---
16	90,000	6	Wong	100,888.80	98,888 97,100.50 96,392.12
17	97,000	5	Per	119,500	117,158 116,728.28 115,268
19	95,000	12	Tu	115,888	113,268 111,680 106,888
		47		\$1,100,578.80	

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880118 H.K.

CAMROSE III
 SUBDIVISION

LEGAL DESCRIPTION: Lots A - F, D.L. 82, Grp. 1, N.W.D., Plan 74981

OAKTREE COURT SUBDIVISION

Lot No.	Upset Price	No. of Bids Rec'd.	Highest Bidder	Highest Bid	Next Three Bids
A	\$73,000	0	---	---	---
B	75,000	0	---	---	---
C	75,000	2	Jiwa	\$75,335	---
D	75,000	1	Walli	75,535	\$75,000
E	75,000	0	---	---	---
F	75,000	0	---	---	---
		=		\$150,870	

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327.995

1057.428 W

327.995

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STREET

5' A 2 2 5 6 9 AND 17703

A 2 2 5 7 0

133

8.826 43° 13° 01° 18.420 17.703

MIN. BID \$73,000

A
677.4 m²

NOT SOLD

24° 54° 36.593

NOT SOLD

MIN. BID \$75,000

B
677.1 m²

MIN. BID \$75,000

C
676.9 m²

BID 75,335

MIN. BID \$75,000

D
708.9 m²

BID 75,535

NOT SOLD

MIN. BID \$75,000

E
750.3 m²

NOT SOLD

MIN. BID \$75,000

F
841.6 m²

(PLAN 56119)
T = 34.887

ROAD

0.1347 HA.

OAKTREE COURT

82

PLAN 56119

S.P.W. PLAN 56120

85

PLAN

86

5 775.8

87

GROUP 1

OAKTREE COURT

AREA = 0.1166 HA.



I
810.4 m²

H
906.2 m²

G
831.0 m²

OAKTREE COURT

SUBDIVISION

359° 44.416

179° 22.261

179° 47.131

179° 15.200

18.615

18.500

18.500

27.842

22.380

15.240

18.500

15.240

14.919

15.240

11.034

31.637

48.534

11.034

R = 190.000

A = 18.604

A = 22.70

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