

RE: REZONING REFERENCE NO. 79/87  
SUBDIVISION REFERENCE NO. 107/87  
MISSION AVENUE/20TH AVENUE/STRIDE AVENUE  
EDMONDS TOWN CENTRE PROPERTIES LTD.,.

ITEM	8
MANAGER'S REPORT NO.	53
COUNCIL MEETING	88/08/22

MUNICIPAL MANAGER'S RECOMMENDATION:

1. THAT the recommendation of the Director Planning & Building Inspection be adopted.

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TO: MUNICIPAL MANAGER 1988 August 17

FROM: DIRECTOR PLANNING & BUILDING INSPECTION

SUBJECT: REZONING REFERENCE #79/87  
SUBDIVISION REFERENCE #107/87  
Mission Avenue/20th Avenue/Stride Avenue  
Edmonds Town Centre Properties Ltd.

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RECOMMENDATION:

1. THAT Council ratify the execution of a transfer document related to the subject project, as more particularly described in this report.

**R E P O R T**

The Rezoning Amendment Bylaw for the above project appears on this agenda for reconsideration and final adoption by Council. In order to proceed to this point, it was necessary to register a previously approved Highway Exchange Bylaw and Subdivision Plan together with related documentation (see attached location sketch).

Upon preparation of the transfer documents related to the Highway Exchange, it was discovered that a small portion of 16th Avenue at Mission had not been dedicated and in fact was a separate parcel of land (33' x 163') which was held in fee-simple by Burnaby for road purposes.

To overcome this technicality and inasmuch as this did not alter the intent of Council's approval of the Highway Exchange which included this parcel, and in order to facilitate completion of the rezoning/subdivision, staff obtained the Municipal Manager's concurrence to execute the transfer of that small parcel to the applicant and are now seeking Council's ratification of that decision.

CS:hr  
Att.  
cc: Municipal Solicitor

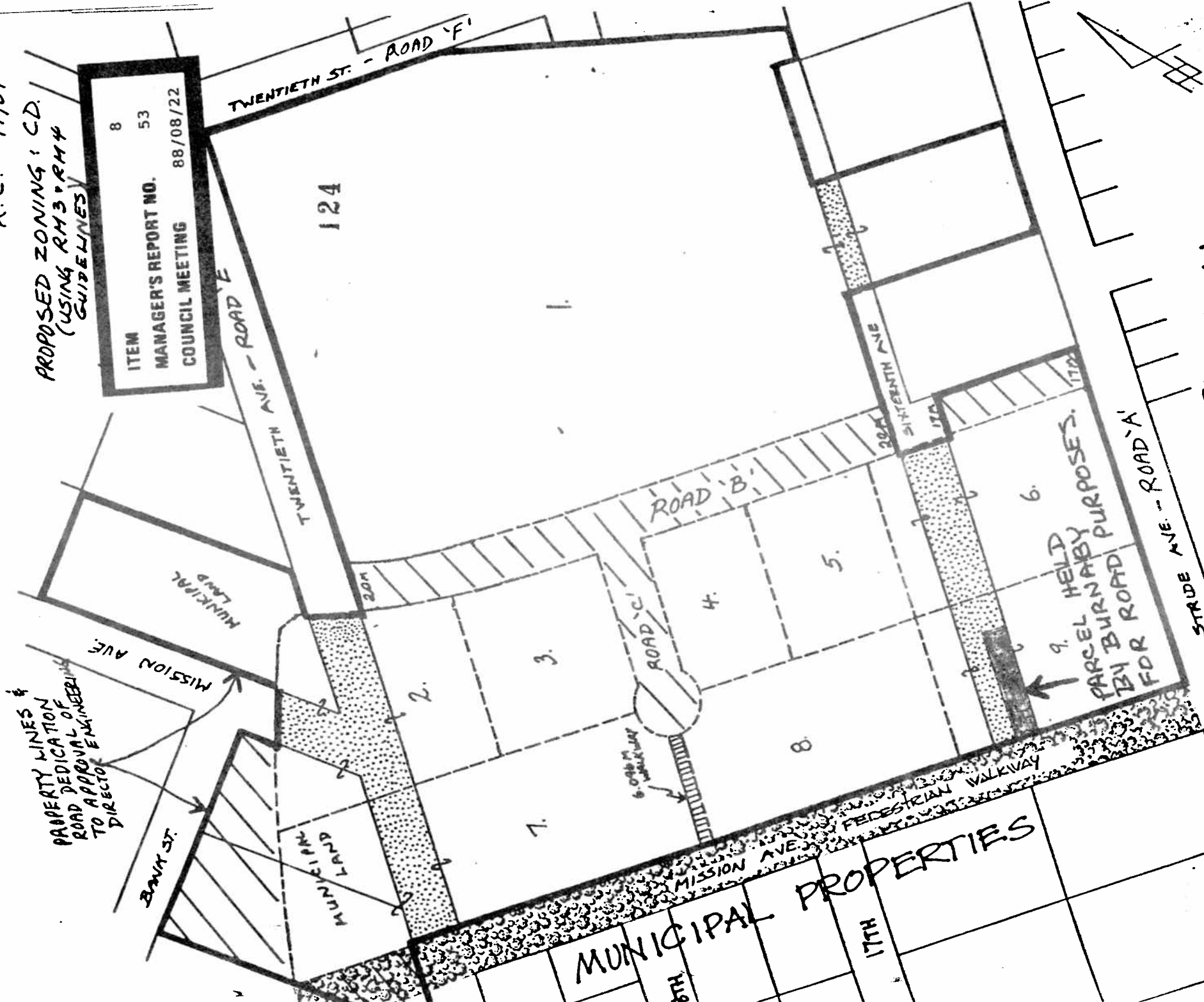
  
A. L. Parr  
DIRECTOR PLANNING &  
BUILDING INSPECTION

D.L. 171

S.D. REF. # 107/87  
X.REF. R.Z. # 79/87  
R.C. # 11/87

PROPOSED ZONING: CD.  
(USING RM3 & RM4  
GUIDELINES)

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### SKETCH

SCALE 1:2000  
1987 NOVEMBER  
C.S.  
REVISED  
1988 FEBRUARY

Note: - SERVING AGREEMENT REQ'D.  
- PORTION OF MUNICIPAL LANDS TO BE SOLD & CONSOLIDATED AS PART OF PROPOSED LOTS 2 & 5 AS SHOWN.  
- PARK/TRAIL LINK DESIGN ON ROAD 'D' (AND ESTIMATE) TO BE PREPARED BY PARKS & RECREATION STAFF - DEVELOPER TO DEPOSIT MONIES "IN TRUST" FOR THEIR SHARE OF FUTURE CONSTRUCTION.

- PROPOSED ROAD CLOSURES
- PROPOSED ROAD DEDICATIONS

VIA HIGHWAY  
EXCHANGE BYLAW