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| ITEM | 9 |
| MANAGER'S REPORT NO. | 46 |
| COUNCIL MEETING | 92/06/29 |

**TO:** ACTING MUNICIPAL MANAGER **DATE:** 1992 06 08

**FROM:** DIRECTOR ENGINEERING **FILE:** 80-01-03

**SUBJECT:** DEMOLITION OF MUNICIPALLY OWNED BUILDINGS

**PURPOSE:** To obtain Council's approval to remove and/or demolish Municipally owned dwellings.

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**RECOMMENDATION:**

1. THAT Council authorize the sale for moving or salvage or demolition of the structures including all outbuildings at:

   a) 3470 Ardingley Avenue
   b) 4745 Portland Street
   c) 7963 Graham Avenue

## REPORT

At its meeting of 1992 June 17 the Parks & Recreation Commission received a staff report on the following three subject demolitions and accepted the recommendations as detailed. Council's approval is now being requested.

a) 3470 Ardingley Avenue (Figure 1)
Lot B, Blk. 3, D.L. 77, Plan 11986

The subject property was acquired in 1985 for Central Valley Sports Complex and land assembly purposes, and was rented since then.

A one storey single family dwelling from the 1940's, situated on the property is now vacant. It requires extensive repairs including work to the foundation and perimeter drain system, upgrade of electrical services, reglazing of windows, painting, and replacement of a sewage disposal system. An inspection report was prepared which estimated major repair items. This information is available in the Engineering Department.

Based on a rental analysis incorporating the inspection report, the Finance Department has advised that it is financially imprudent to repair and rent the property.

We recommend that the structures be removed and/or demolished.

b) 4745 Portland Street (Figure 2)
Lot 3, D.L. 157, Parcel A, Group 1, Plan 3475

This property was acquired in 1991 (under rent back terms) for park development purposes in Grey Creek Ravine.

b) Cont.

The structure on the property, a one storey single family dwelling from the 1940's, is in extremely poor condition and is now vacant. It requires extensive repairs including replacement of roof, heating, and installation of fencing for safety. An inspection report was prepared which estimated major repair items. This information is available in the Engineering Department.

Based on the rental analysis incorporating the inspection report, the Finance Department has advised that it is financially imprudent to repair and rent the property.

We recommend that the structures be removed and/or demolished.

c) 7963 Graham Avenue (Figure 3)
Lot 1, Blk. E, D.L. 28, Plan 10397, Group 1

The subject property, including a vacant one storey, two bedroom single family dwelling in fair condition, was acquired this year (under vacant possession terms) for inclusion in Graham Park.

The Parks Department advises that although they have no current plans to develop the park, the conversion of the lot to casual park open space is considered desirable as it will provide more room for casual play.

The Parks Department has recommended removal/demolition so they may proceed.

W. C. Scott
DIRECTOR ENGINEERING

WLH/RGB:jb
Attach.

cc: Director Admin. & Community Services
Director Finance
Director Planning & Building Inspection
Director Recreation & Cultural Services
Municipal Solicitor

VANCAL - 50463

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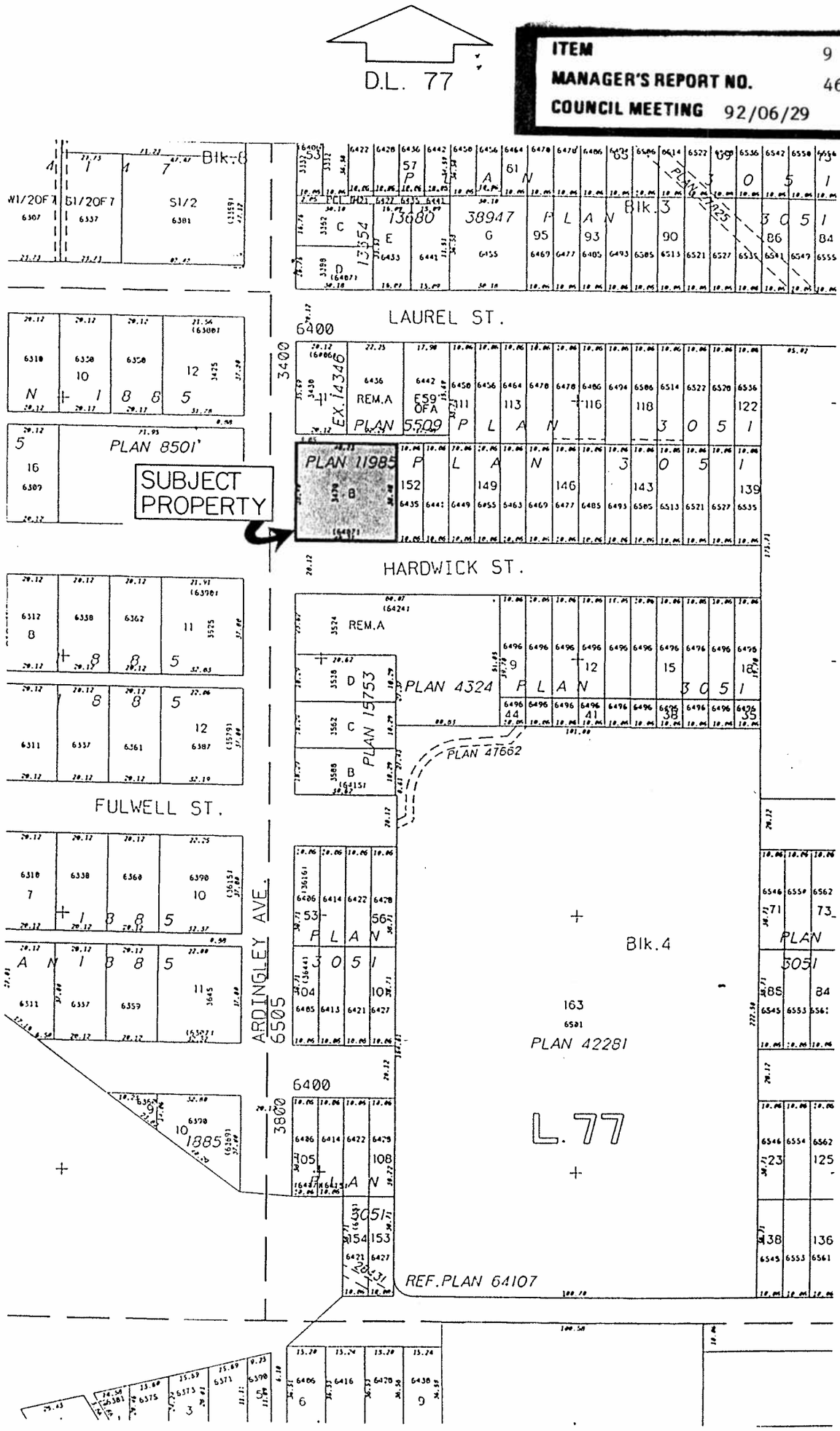


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THE CORPORATION OF THE DISTRICT OF BURNABY
ENGINEERING DEPARTMENT

FIGURE 1

SUBJECT PROPERTY
3470 ARDINGLEY AVE.

134

| DESIGNED BY: | DRAWN BY: H. LOUIE | SCALE: N.T.S. |
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VANCAL - 50

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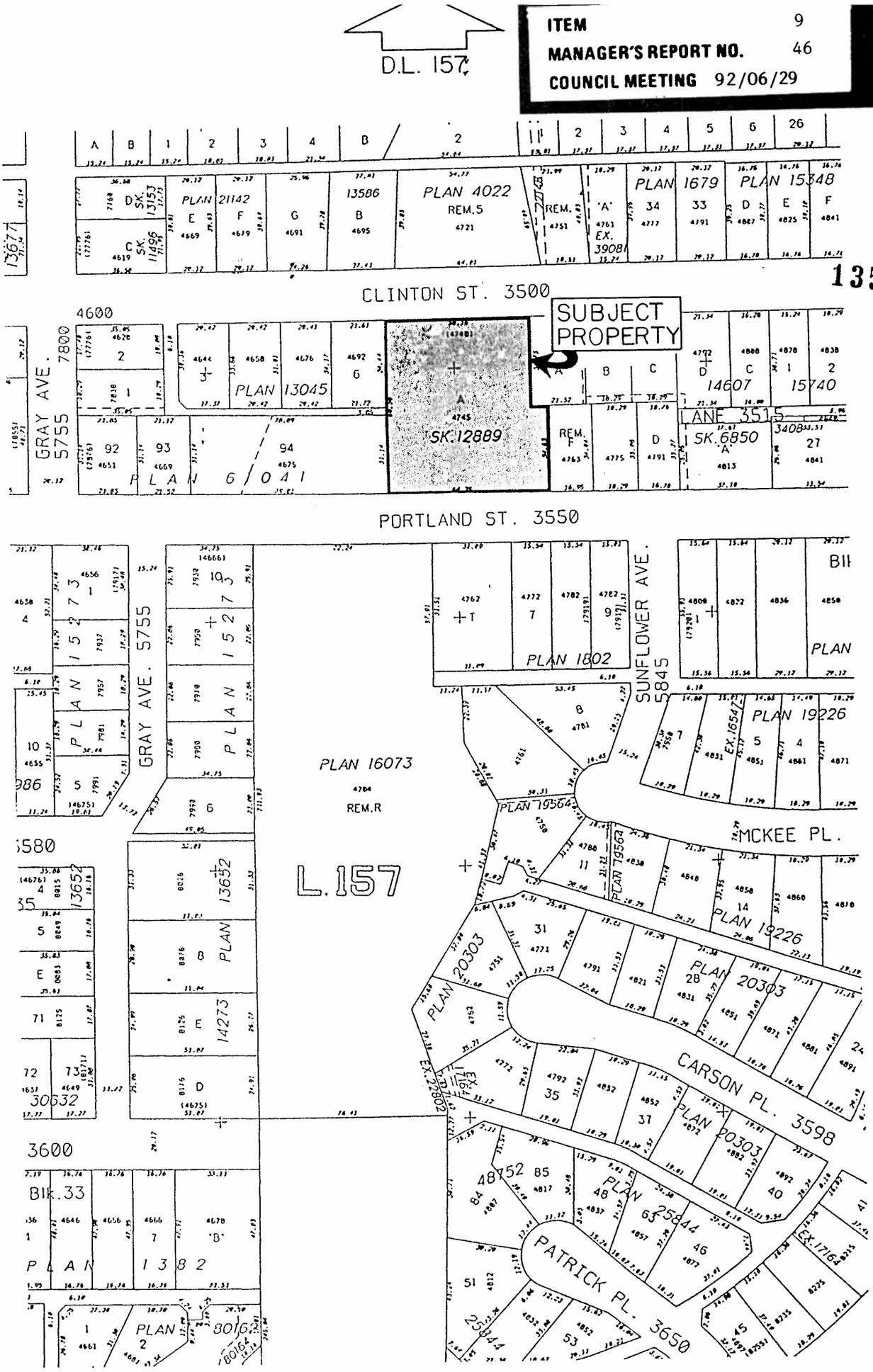


| NO. | DATE | REVISION |
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THE CORPORATION OF THE DISTRICT OF **BURNABY**
ENGINEERING DEPARTMENT

# FIGURE 2

SUBJECT PROPERTY
4745 PORTLAND ST.

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|---|---|---|---|
| DESIGNED BY: | DRAWN BY: H. LOUIE | SCALE: N.T.S. | L - 2315 |
| APPRV'D BY: | CHECKED BY: | DATE: 92·06·04 | |

VANCAL - 50463

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THE CORPORATION OF THE DISTRICT OF BURNABY
ENGINEERING DEPARTMENT

DESIGNED BY:

FIGURE 3

SUBJECT PROPERTY
7963 GRAHAM AVE.