

ITEM	12
MANAGER'S REPORT NO.	61
COUNCIL MEETING	93/10/12

TO: CITY MANAGER

1993 October 06

FROM: DIRECTOR PLANNING AND BUILDING

SUBJECT: REZONING REFERENCE #23/93
SUBDIVISION REFERENCE #48/93
7183/7189/7195 - 17th Avenue;
7182/7188/7194 - 18th Avenue
ROAD CLOSING BYLAW
LAND SALE

PURPOSE: To obtain Council authority for the closure of the area used as lane to traffic and the posting for sale of the City-owned land for consolidation within the subject project.

RECOMMENDATIONS:

1. *THAT* Council authorize the preparation and introduction of a Road Closing Bylaw to close the area used as a lane to traffic.
2. *THAT* Council authorize the posting for sale of the following City-owned properties, subject to the conditions outlined in this report:

Southeasterly 10 ft. Lot 44, D.L. 95, Group 1, measured at right angles to the Southeast Boundary, N.W.D., Plan 1152

Southeasterly 10 ft., Lot 45, D.L. 95, Group 1, measured at right angles to the Southeast Boundary, N.W.D., Plan 1152

Southeasterly 10 ft., Lot 46, D.L. 95, Group 1, measured at right angles to the Southeast Boundary, N.W.D., Plan 1152

Northwesterly 10 ft., Lot 61, D.L. 95, Group 1, measured at right angles to the Northwest Boundary, N.W.D., Plan 1152

ITEM	12
MANAGER'S REPORT NO.	61
COUNCIL MEETING	93/10/12

Northwesterly 10 ft., Lot 62, D.L. 95, Group 1, measured at right angles to the Northwest Boundary and Adjoining Lot 45, N.W.D., Plan 1152

Northwesterly 10 ft., Lot 63, D.L. 95, Group 1, measured at right angles to the Northwest Boundary and Adjoining Lot 44, N.W.D., Plan 1152

REPORT

With reference to the subject rezoning application, Council, on 1993 May 17, adopted the recommendations in Manager's Report No. 33, Item 10.13, in particular:

"5.1 THAT the introduction of a Highway Exchange Bylaw be authorized according to the terms outlined in Section 3.2 of this report, contingent upon the granting by Council of Second Reading of the subject Rezoning Bylaw."

The above refers to the closure and sale of a lane allowance within the subject site (see attached sketch), in exchange for the dedication of corner road truncations from the site.

It has subsequently been determined that title to the lane is already vested in Burnaby's name, and that this land is not a dedicated lane allowance. Additionally, a closer examination of the adjacent road configurations has revealed that corner truncation dedications from the site will not be necessary. It is, therefore, necessary to obtain Council approval to post this City-owned land for sale, rather than to introduce a Highway Exchange Bylaw, as was previously authorized. However, as this area has been used by traffic as a constructed lane, it will be necessary to formally close it off to traffic through the introduction and passage of a Road Closing Bylaw.

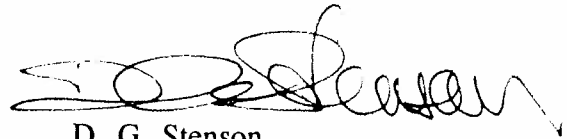
A land value of \$36.25 per square foot for this land has been established by the City Solicitor and is the recommended compensation to be submitted by the developer. Based on survey information, the total area for sale is 3,960 sq. ft. The recommended total amount of compensation for this area is \$143,550.00. All costs associated with the land sale, consolidation, legal documentation and survey plans will be the responsibility of the developer.

RE: RZ#23/93; SD#48/93
17th Ave.; 18th Ave - Road Closing Bylaw/Land Sale
1993 October 06.....PAGE 3

ITEM	12
MANAGER'S REPORT NO.	61
COUNCIL MEETING	93/10/12

We have received the developer's written concurrence to this amount.

It is recommended that the subject City-owned land be posted for sale at the total value noted above, subject to consolidation within the subject development site, upon Final Adoption of the Road Closing Bylaw.



D. G. Stenson
DIRECTOR
PLANNING AND BUILDING

CMM:hr
Att.

cc: City Solicitor
Director Engineering
Director Finance
Director Administrative & Community Services

D.L. 95

S.D. REF. # 48/93
X. REF. R.2. # 23/93
R.C. # 14/93
PROPOSED ZONING:
C.D. (RM2)

ITEM 12
MANAGER'S REPORT NO. 61
COUNCIL MEETING 93/10/12



NOTE: - SERVICING AGREEMENT REQ'D.
 - LANE TO BE SOLD + CONSOLIDATED WITH ADJACENT LAND. (COUNCIL APPROVAL REQ'D.)
 - TEMPORARY RIGHT-OF-WAY REQ'D. OVER ENTIRE LANE AREA TO PROTECT AN EXISTING SEWER, UNTIL IT IS RELOCATED.



SCALE 1:1000
 1993 JUNE
 C.S.
 PLANNER: ROBERT RENCER