

ITEM	3
MANAGER'S REPORT NO.	68
COUNCIL MEETING	93/11/15

TO: CITY MANAGER DATE: 1993 11 09

FROM: DIRECTOR ENGINEERING FILE: 80-01-03

SUBJECT: DEMOLITION OF CITY OWNED BUILDINGS ON PARK LAND

PURPOSE: To obtain Council's approval to remove and/or demolish city owned buildings.

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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) 5250 Irmin Street
  - b) 7246 Fulton Avenue

**REPORT**

**A. 5250 IRMIN STREET (FIGURE 1)**

The subject property was acquired in May 1993 for park development purposes. The Parks Department anticipates a holding period of up to 2 years for the property before development takes place.

Situated on the property is a vacant one storey two bedroom house built in 1925. The building is in poor condition and requires extensive repairs to meet city rental house standards.

**B. 7246 FULTON AVENUE (FIGURE 2)**

The subject property was acquired in August 1993 to provide additional parking for Richmond Park and Eastburn Community Centre. The Parks Department anticipates a holding period of up to 5 years before developing the site for its intended use.

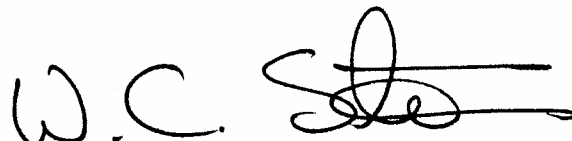
Situated on the property is a vacant one storey three bedroom house built in 1953. The building is in poor condition that requires major structural and drainage upgradings. In addition, other extensive interior repairs would also be required to meet current city rental house standards.

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**C. CONCLUSION**

The aforementioned properties have been inspected by staff and the results of the inspection indicated that major repairs would be required for the buildings to meet city standards. The rental analysis carried out by the Finance Department concluded that the estimated costs of repair well exceed the potential rents that may be collected, hence it is financially imprudent to repair and rent these properties.

At its meeting of 1993 November 03, the Parks & Recreation Commission approved the demolition and/or removal of these structures. This report is submitted to Council to obtain approval of same.

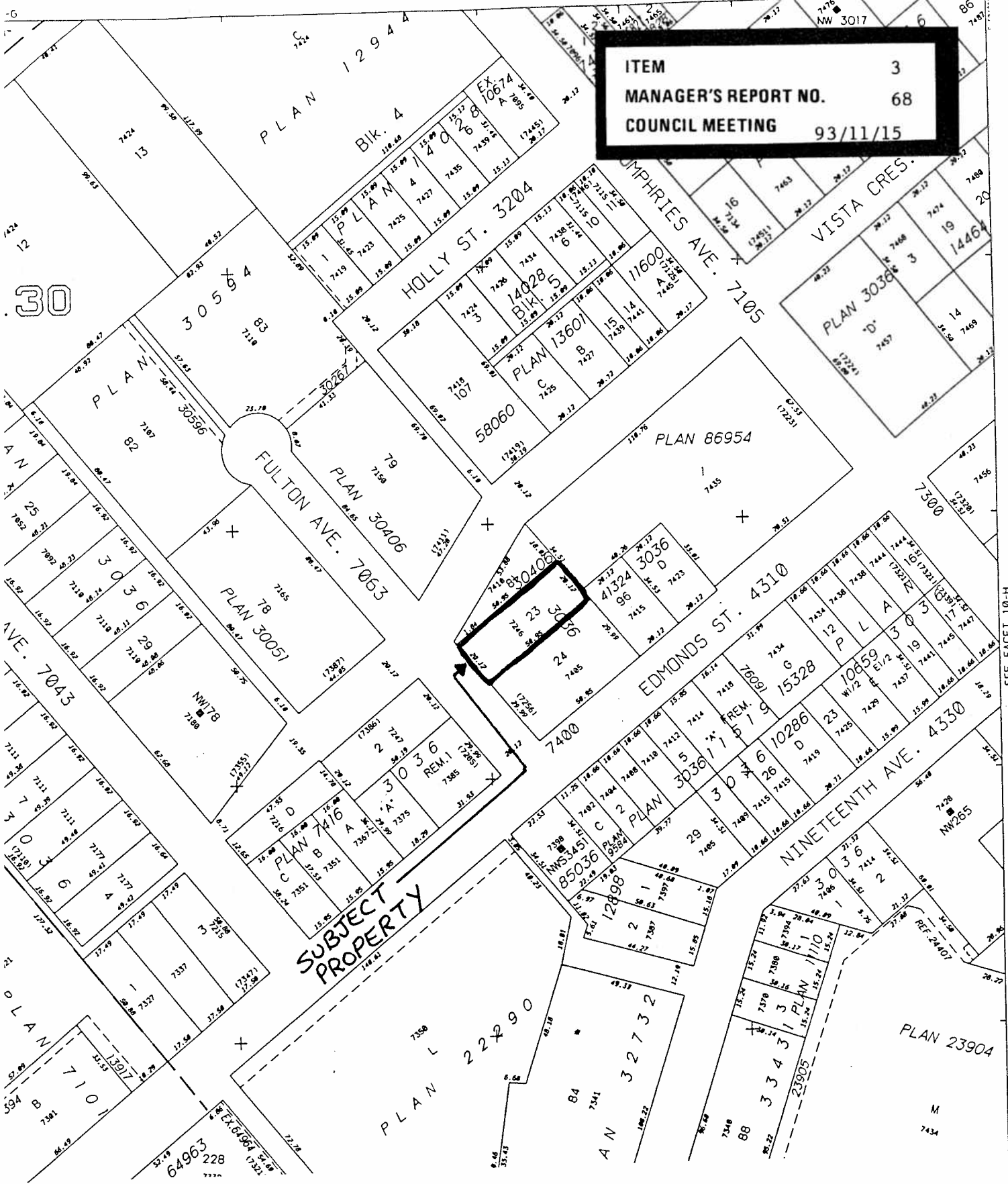
  
DIRECTOR ENGINEERING

LSC:mp  
Attachment

cc: Director Administrative & Community Services  
Director Finance  
Director Planning & Building  
Director Recreation & Cultural Services  
City Solicitor

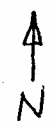


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FIGURE 2  
7246 FULTON AVE.



SEE FACET 10-H