

ITEM	2
MANAGER'S REPORT NO.	51
COUNCIL MEETING	93/09/07

TO: CITY MANAGER **DATE:** 1993 09 01
FROM: DIRECTOR ENGINEERING **FILE:** 80-01-03
SUBJECT: HOUSE DEMOLITION 6779 TWENTIETH AVENUE (6730 HART ST)
PURPOSE: To advise Council of the specific location of the house to be demolished adjacent to 6779 Twentieth Avenue.

RECOMMENDATION:

1. **THAT** this report be received for information purposes.

REPORT

Council at its meeting of 1993 May 17 approved a recommendation to demolish a vacant City owned house at 6779 Twentieth Avenue. Prior to proceeding with this demolition it has been brought to our attention that the subject house, although addressed and accessed from Twentieth Avenue, is physically located on Lot 1 (6730 Hart Street) as shown on the attached sketch.

Hart Street is an undeveloped and unopened road allowance. Consequently all historic reference to this property referred to Twentieth Avenue. The subject house is the only dwelling within the City owned lands in this vicinity and is situated within a densely forested area.

The previous Council report provided the rationale for the demolition and this information is unchanged and reiterated for Council's information:

"6779 Twentieth Avenue was acquired for inclusion in Byrne Creek Ravine Park. Since its acquisition in 1975, the property has been rented for residential use, however, it is currently vacant.

The Planning & Building Department is in receipt of a Subdivision Application (Subdivision Reference #19/92), which requires the closure of Twentieth Avenue and the acquisition of municipal property adjacent to Byrne Creek Ravine Park by the Developer.

The Engineering, Planning and Parks Departments have met to discuss the impact of this subdivision on a park rental property located at 6779 Twentieth Avenue. The closure of Twentieth Avenue and subsequent consolidation of the road allowance and a portion of municipal property into the development site will impact access to, and servicing of the rental house.

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After reviewing the possibility of rerouting hydro, telephone, water and other utility services it was concluded that it was not feasible to continue to service the rental property for the following reasons:

- 1) In order to reroute the utility servicing, a swath of mature forest would have to be removed. As the long term use of the parcel is for passive park purposes, it is not considered an acceptable compromise.
- 2) The rerouting would still require some legal easements over the proposed subdivision/development site causing problems further down the road when the site is ready for development.

As a result, it is recommended that the house should be demolished and/or removed.

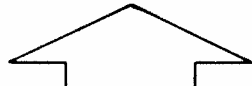
The impact of a proposed subdivision (S.D. Ref. #19/92) is so severe that it is not feasible to continue servicing the rental property at 6779 Twentieth Avenue."

The purpose of this report is simply to advise Council of the more specific location of the dwelling.


DIRECTOR ENGINEERING

WCS:mp
Attachment

cc: Director Planning & Building
Director Recreation & Cultural Services



D.L. 160

C
6865

6741

HART ST.

GRIFFITHS AVE.

REM 52

6730
HART ST

(6858)

(6878)

APPROXIMATE
LOCATION OF
SUBJECT
HOUSE



+ 6778
2

6828
3

+
A
6851

+
B
6875

MISSION AVE.

Bik.4

5
6825

REM 7
6779
20th AVE

+
REM.6
6783

TWENTIETH AVE.

BANK ST.

L.171

(6698)

LMS0259

6858
2

NWS 3438

6
6745

MISSION AVE.

STATION HILL CT.

SANDBORNE AVE.

E1/2
6889

6798
7

NO.	DATE	REVISION



THE CORPORATION
OF THE DISTRICT OF
BURNABY
ENGINEERING DEPARTMENT

FIGURE 1

SUBJECT PROPERTY
6730 HART STREET

104

DESIGNED BY:

DRAWN BY:

H. LOUIE

SCALE:

N.T.S.

A - 273

VCAL - 60378

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