

ITEM	4
MANAGER'S REPORT NO.	26
COUNCIL MEETING	94/04/18

TO: CITY MANAGER 1994 April 13

FROM: APPROVING OFFICER

SUBJECT: ROAD CLOSURE REFERENCE #5/93  
 1081 SHERLOCK AVENUE  
 Highway Exchange Bylaw/Land Sale

PURPOSE: To obtain Council authority for closure of a lane in exchange for dedication from City-owned land and the posting for sale of that portion of City land for consolidation with 1081 Sherlock Avenue.

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**RECOMMENDATIONS:**

1. THAT Council authorize preparation and introduction of a Highway Exchange Bylaw involving closure of a lane allowance and dedication of road on Sherlock Avenue, as outlined in this report.
2. THAT Council authorize the posting for sale, that portion of Pt. 9 (SRW Plan 21697), D.L. 135, Plan 3234 adjacent 1081 Sherlock Avenue, subject to the conditions outlined in this report.

**R E P O R T**

**GENERAL DISCUSSION:**

The owners of 1081 Sherlock Avenue have requested that a portion of land adjacent their property be sold for consolidation with that lot, as shown on *attached* sketch. It is their intent to demolish the existing duplex and construct a new two-family dwelling situated in closer proximity to Sherlock Avenue.

Completion of this consolidation will allow the owner to redevelop the lot for a new two-family dwelling in such a way that an improved sanitary sewer connection can be provided.

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As can be seen on the sketch, a portion of the "land" fronting this property is dedicated lane and the portion shown as Pt. 9 is owned by Burnaby. Pt. 9 was acquired in 1962 for what was expected to be an extension of Greystone Drive, which is now no longer proposed.

Based on the above, it is suggested that a Highway Exchange Bylaw be utilized which would close the lane allowance and dedicate 0.610 m from the City "land" as road (for future sidewalk). Concurrently, it will be necessary to post for sale that portion of Pt. 9 abutting 1081 Sherlock Avenue for consolidation.

**CURRENT SITUATION:**

The proposed closure/consolidation has been circulated to the various internal departments and external agencies for review. No objections to this proposal were received.

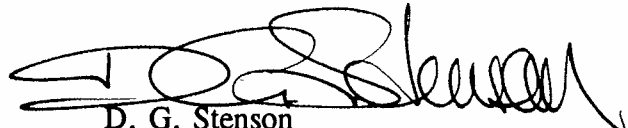
Based on the above, the following conditions would apply:

- a) Consolidation of the lane closure and net portion of City-owned Pt. 9 with 1081 Sherlock Avenue.
- b) Payment of compensation to the City in the amount of \$8.00 per square foot for the area being acquired; such area to be confirmed upon submission of the survey plans. It is expected that the amount will be approximately \$25,000.00.
- c) No easements are required by either Burnaby or the utility companies.
- d) Submission of the necessary Highway Exchange and Consolidation plans to this department.
- e) Execution of all necessary documents involved with the highway exchange and land transfers.
- f) Payment of all legal and survey costs.
- g) Completion of all consolidation conditions.

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The owners have submitted a letter agreeing to all conditions.



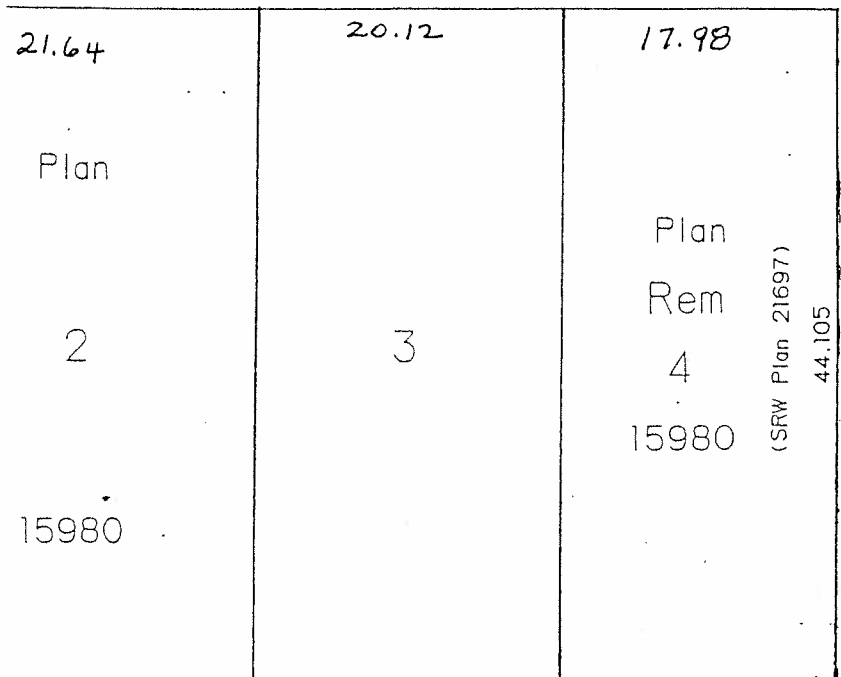
D. G. Stenson  
APPROVING OFFICER

CS:hr  
Att.

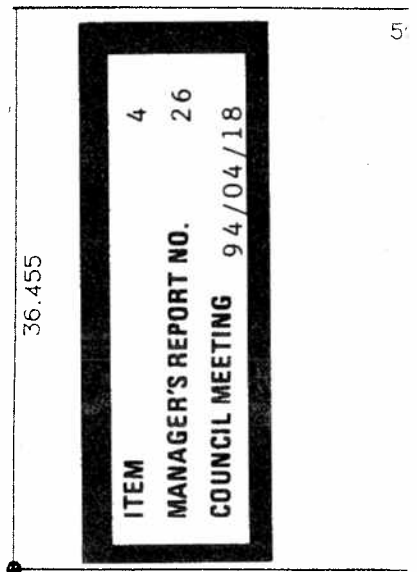
cc: Director Engineering  
Director Administrative & Community Services  
Director Finance  
City Solicitor

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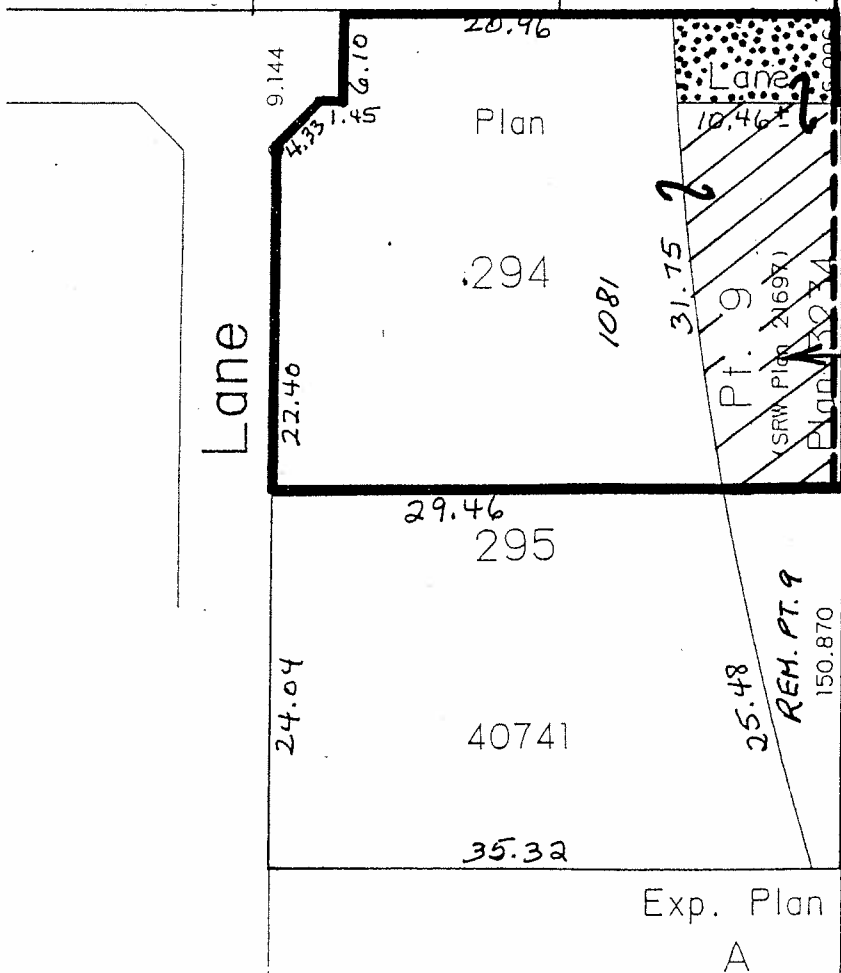
STREET



20.117  
AVE.  
20.117



Lane



LANE ALLOWANCE TO BE CLOSED  
0.610M DEDICATION REQ'D.  
20' CITY "ROAD" LAND TO BE SOLD

Plan  
VIA HIGHWAY EXCHANGE BYLAW 3

17886

SHERLOCK

