

**TO:** CITY MANAGER

**DATE:** 2001 07 16

**FROM:** DIRECTOR ENGINEERING

**FILE:** 80-01-03

**SUBJECT: HOUSE DEMOLITION:**

A. 7150 Walker Avenue - Lot 7, D.L. 95, Group 1,  
New Westminster District, Plan 4277

B. 4175 Ledger Avenue - Lot 6, North ½, D.L. 79, Plan 8632

**PURPOSE:** To obtain Council's approval to remove and/or demolish two 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. 7150 Walker Avenue
  - B. 4175 Ledger Avenue

**REPORT**

**A. 7150 Walker Avenue**

**1.0 BACKGROUND**

The subject property (Figure 1) was acquired in October 1999 as part of a land assembly for future redevelopment of the Edmonds Town Centre area.

**2.0 DISCUSSION**

Situated on the property is an older vacant two storey (on a full unfinished basement) wood frame building. The home is in poor condition and extensive repairs would have to be undertaken in order to bring the dwelling to current City rental standards. The Finance Department indicated that it is not cost effective to improve the property for rental purposes and concurred that the condition of the building warrants its demolition.

Staff have assessed the dwelling and concluded that there is no heritage value associated with the building.

It is recommended that the structure and all outbuildings be removed and/or demolished.

**B. 4175 Ledger Avenue**

**1.0 BACKGROUND**

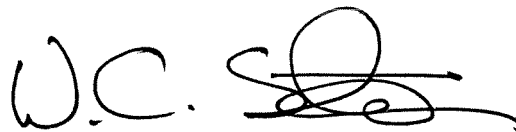
The subject property (Figure 2) was acquired in November 2000 as part of a land assembly for future redevelopment, known as the Deer Lake Business Centre.

**2.0 DISCUSSION**

Situated on the property is an older vacant one storey (on a full unfinished basement) wood frame structure. The home is in poor condition and extensive repairs would have to be undertaken in order to bring the dwelling to current City rental standards. The Finance Department indicated that it is not cost effective to improve the property for rental purposes and concurred that the condition of the building warrants its demolition.

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W.C. Sinclair, P. Eng.  
DIRECTOR ENGINEERING

LSC;jh  
Attach.

cc: Director Finance  
Director Planning & Building  
Director Parks, Recreation & Cultural Services  
Chief Building Inspector

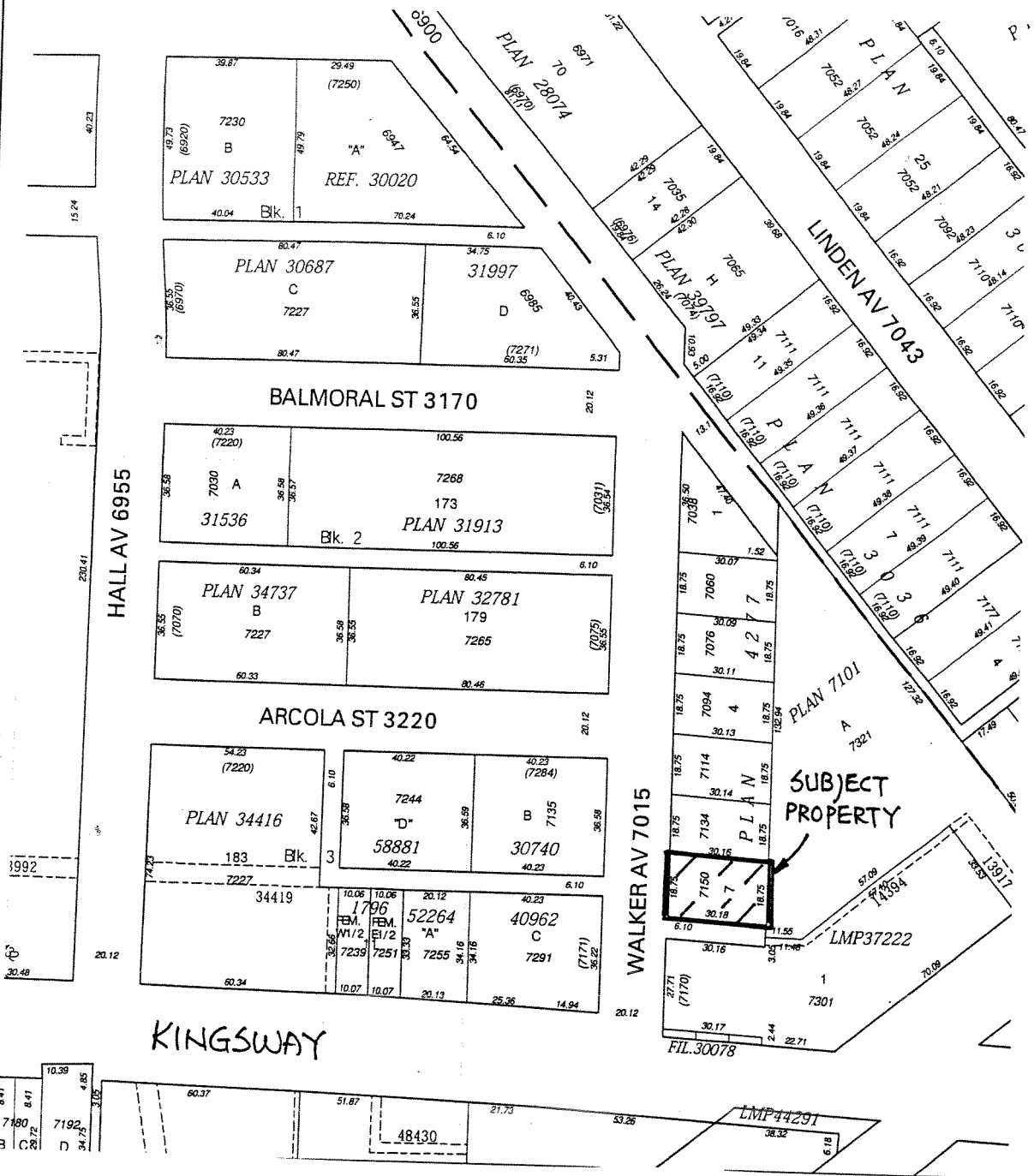


FIGURE 1 - 7150 WALKER AVENUE

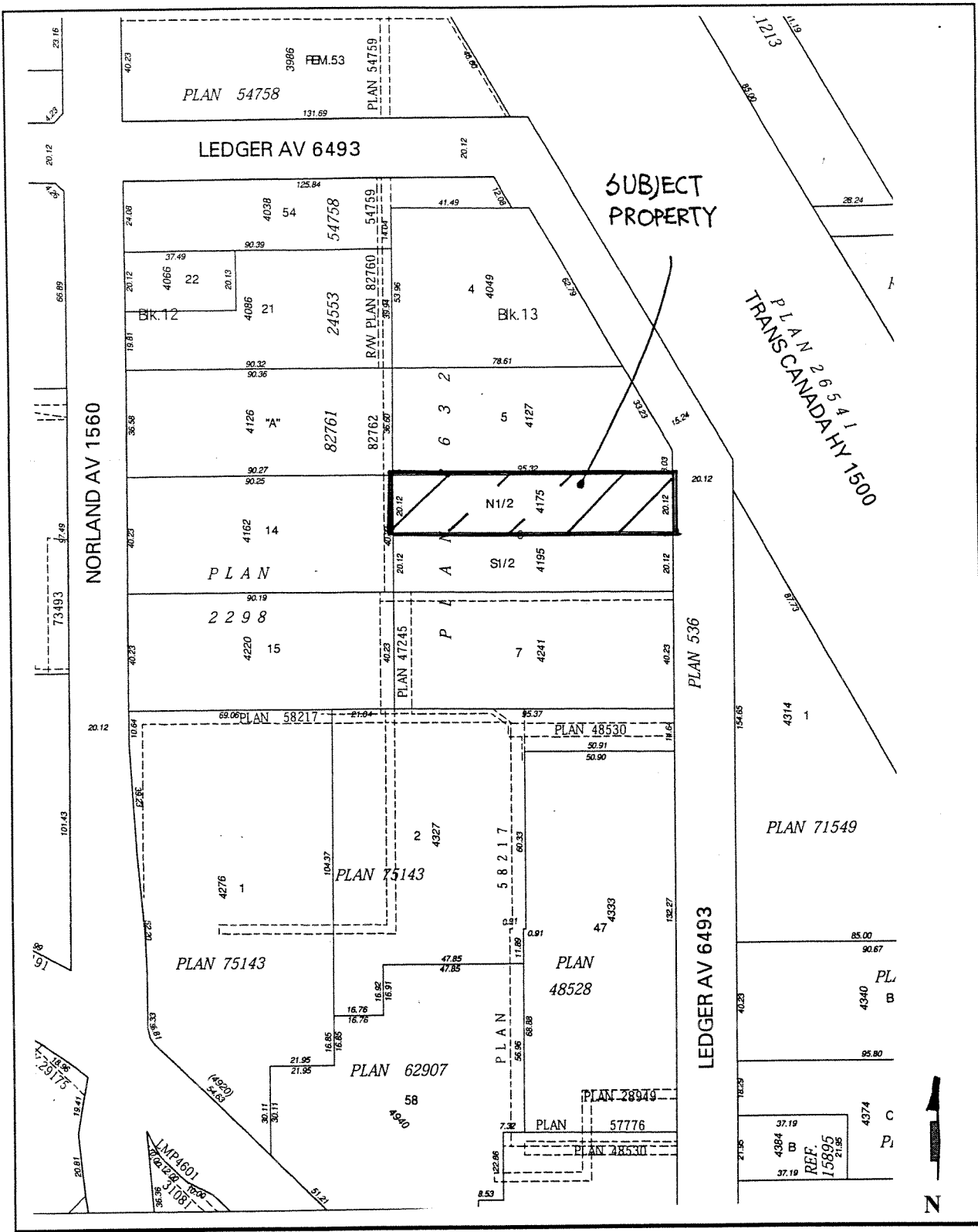


FIGURE 2 - 4175 LEDGER AVENUE