
TO: CITY MANAGER **DATE:** 2006 August 11

FROM: DIRECTOR PLANNING AND BUILDING **FILE** 49500 20
Reference: Rez #04-64

**SUBJECT: PROPOSED DEMOLITION
3853 NORFOLK STREET
REZONING REFERENCE #04-64
COMMUNITY PLAN EIGHT**

PURPOSE: To request Council authority to demolish the City-owned dwelling at 3853 Norfolk Street.

RECOMMENDATION:

1. **THAT** Council authorize the demolition of the structures and all outbuildings at 3853 Norfolk Street or their sale for moving or salvage.

REPORT

The Chief Licence Inspector has requested demolition of the City-owned structure and all outbuildings at 3853 Norfolk Street be put forward for consideration by Council.

The subject City-owned property is part of a proposed assembly site including properties 3875, 3891, 3876 and 3892 Norfolk for redevelopment as townhouses, being pursued through Rezoning Reference #04-64 (see **attached Sketch 1**). On 2005 March 14, Council approved in principle, the sale of the subject property (3853 Norfolk), as well as 3875 Norfolk, the lane allowance behind the properties, and some intervening road allowance. The sale is subject to the rezoning application being pursued to completion and to consolidation of the site into one legal lot.

Rezoning Reference #04-64 was granted Third Reading on 2005 July 12. Consolidation of the site requires the demolition of existing dwellings, including the subject property. The rezoning bylaw has not yet received Final Adoption, and on 2006 June 29, the rezoning application was assumed by a new applicant.

Of the five lots involved with this assembly, the privately owned lots at 3876, 3891, and 3892 Norfolk Street have been cleared of their dwellings and are currently vacant. Of the two City-

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owned lots at 3853 and 3875 Norfolk Street, the dwelling at 3875 Norfolk has been previously demolished.

The remaining City-owned dwelling at 3853 Norfolk has been vacant since 2005 September and is extremely unsightly and considered a significant liability. Its early demolition is considered a high priority.

The Planning and Building Department supports the proposed demolition, and recommends that Council approve the Chief License Inspector's request.

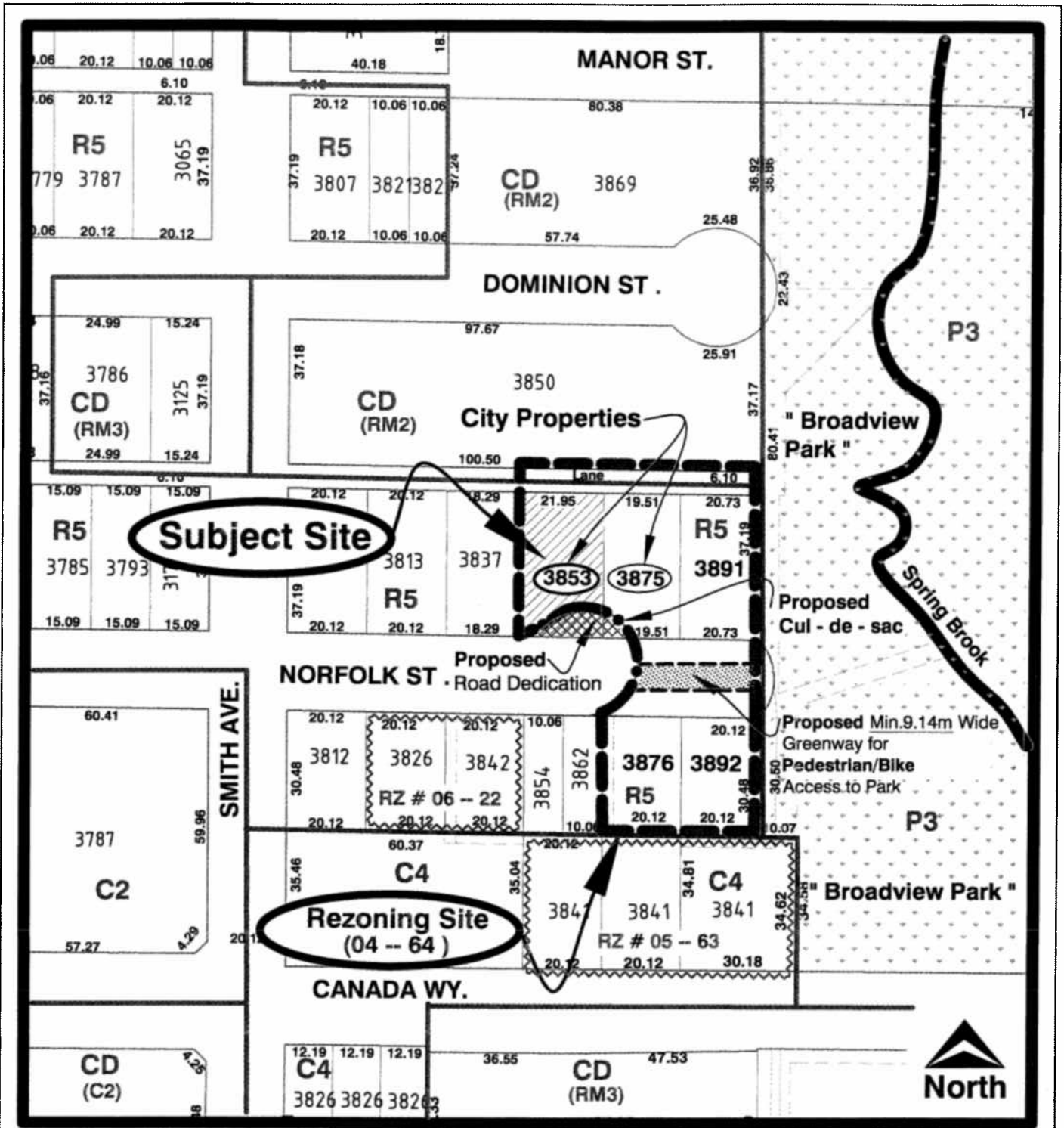


J.S. Belhouse
DIRECTOR PLANNING AND BUILDING

MW:gk
Attachment

cc: Chief License Inspector
Chief Building Inspector
Director Engineering

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Planning and Building Department

Scale: 1 : 1500

Drawn By: J.P.C.

Date: May 2006

Proposed Demolition

REZONING REFERENCE # 04 -- 64

3853 Norfolk St.

Sketch # 1

