
TO: CITY MANAGER **DATE:** 2006 July 20

FROM: DIRECTOR PARKS, RECREATION AND CULTURAL SERVICES

SUBJECT: KENSINGTON PARK - STATUTORY RIGHT-OF-WAY FOR HYDRO ELECTRIC SERVICE

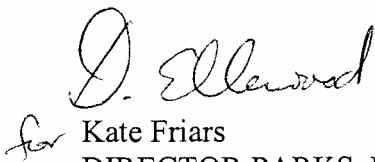
PURPOSE: To request Council's authorization for a statutory right-of-way for hydro electrical service to the Kensington Park artificial turf sports field facilities.

RECOMMENDATION:

1. **THAT** authorization be granted for the execution and registration of a Statutory Right-of-Way over a 4 m. by 5 m. portion of Lot 53, District Lot 205, Group 1, New Westminster District, Plan 28983 in favour of British Columbia Hydro and Power Authority for the purpose of providing hydro electrical service to the new Kensington Park artificial turf sports field facilities as outlined in the attached report.

REPORT

At its meeting of 2006 July 19, the Parks, Recreation and Culture Commission received the above noted report and adopted the recommendation contained therein.



for Kate Friars
DIRECTOR PARKS, RECREATION AND CULTURAL SERVICES

KF:tc

Attachment

P:\ADMIN\TC\DATA\COUNCIL\PK-KENSINGTON PARK - STATUTORY RIGHT-OF-WAY FOR HYDRO ELECTRIC SERVICE

Copied to: City Solicitor
Deputy City Manager
Director Engineering
Director Finance
Director Planning & Building

TO: CHAIR AND MEMBERS
PARKS, RECREATION & CULTURE COMMISSION

FROM: DIRECTOR PARKS, RECREATION AND CULTURAL SERVICES

**SUBJECT: KENSINGTON PARK – STATUTORY RIGHT-OF-WAY FOR HYDRO
ELECTRIC SERVICE TO NEW ARTIFICIAL TURF SPORTS FIELD**

RECOMMENDATION:

1. **THAT** Council be requested to authorize the execution and registration of a Statutory Right-of-Way over a 4 m. by 5 m. portion of Lot 53, District Lot 205, Group 1, New Westminster District, Plan 28983 in favour of British Columbia Hydro and Power Authority for the purpose of providing hydro electrical service to the new Kensington Park artificial turf sports field facilities as outlined in this report.

REPORT**INTRODUCTION**

British Columbia Hydro and Power Authority has prepared an electrical service design to provide power to service the new artificial turf sports field and ball diamond at Kensington Park. A power source has been identified on Frances Street to the west of the proposed new parking lot entry. To connect to this power source, a new underground conduit and pad mounted transformer (PMT) must be installed within the city property at 6144 Hastings Street, Lot 53, District Lot 205, Group 1, New Westminster District, Plan 28983 (Lot 53) at Kensington Park. To provide continuity of service into the future, BC Hydro requires that the portion of the service on city property be protected by a statutory right-of-way in its favour for the purpose of installing, accessing, maintaining and servicing the proposed BC Hydro transformer. Once the right-of-way has been registered with Land Titles, BC Hydro will energize the service.

The Phase I construction, which includes the parking lot, artificial turf sports field, asphalt running track and lighting for the field, track and parking lot, is scheduled to be complete by late September 2006. In order to complete and test the field lighting, energizing of the service is required by the first week of September. To meet this schedule, the execution and registration of the requested right-of-way by the city is required by the end of August 2006.

To: Parks, Recreation & Culture Commission
From: Director Parks, Recreation and Cultural Services
Re: Kensington Park - Request for Statutory ROW for
Hydro Service to New Artificial Turf Sports Field

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STATUTORY RIGHT-OF-WAY REQUIREMENTS

The location of the proposed works and associated statutory right-of-way is shown on the attached plan. An existing hydro pole and transformer (PMT #14301) located within the Frances Street right-of-way to the west of Fell Avenue, is the proposed source of power. To connect to this power source, a new underground conduit must be installed over a portion of the Frances Street and Fell Avenue road rights-of-way. The conduit duct will enter the city-owned park lot (Lot 53), at its west property line on the Fell Avenue frontage and will run approximately 3.2 metres east in to the park lot to the proposed new transformer kiosk (PMT #37296). The proposed pad mounted transformer kiosk will be 1.82 metres in height and 1.52 by 1.52 metres deep. Two underground ducts, proposed to exit the kiosk on its east side, will connect the new transformer to the proposed park control panel kiosk, which is to be situated further into the park in the vicinity of the proposed washroom facility (Phase II). BC Hydro will own and maintain the transformer kiosk and associated duct connecting to the power source on Frances Street. A registered right-of-way easement over Lot 53, measuring approximately 4 metres wide by 5 metres deep, is required to provide BC Hydro legal access to the duct and the pad mounted transformer on city land.

If the granting of the requested right-of-way is authorized, the City Solicitor will negotiate the terms of the statutory right-of-way agreement with BC Hydro. The terms of the agreement will incorporate standard city terms. The cost of any legal survey work required for registration of the associated explanatory plan will be the responsibility of the City and no compensation is being requested from BC Hydro as the work is being done at the request of the City to service the Kensington Park artificial turf sports field and ball diamond project.

It should be noted that Lot 53 at Kensington Park is dedicated for park purposes under Park Dedication Bylaw No. 11001 (1999). However, there is no impediment to the granting of this new right-of-way in favour of B.C. Hydro as the proposed works are being installed at the City's request to enhance facilities at Kensington Park for the use of the public.

CONCLUSION

The Kensington Park lit artificial turf sports field, running track, and parking lot construction is now underway and the field lights are scheduled to be ready for connection to an electric power source as of the first week of September 2006. An off-site power source has been identified on Frances Street which requires the installation of ducting and a pad mounted transformer within a new statutory right-of-way over city land at Kensington Park in favour of BC Hydro. BC Hydro has advised that it cannot energize the service until the requested right-of-way is registered with Land Titles. Council approval is therefore requested.

To: Parks, Recreation & Culture Commission
From: Director Parks, Recreation and Cultural Services
Re: Kensington Park - Request for Statutory ROW for
Hydro Service to New Artificial Turf Sports Field
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Kate Friars
DIRECTOR PARKS, RECREATION AND CULTURAL SERVICES

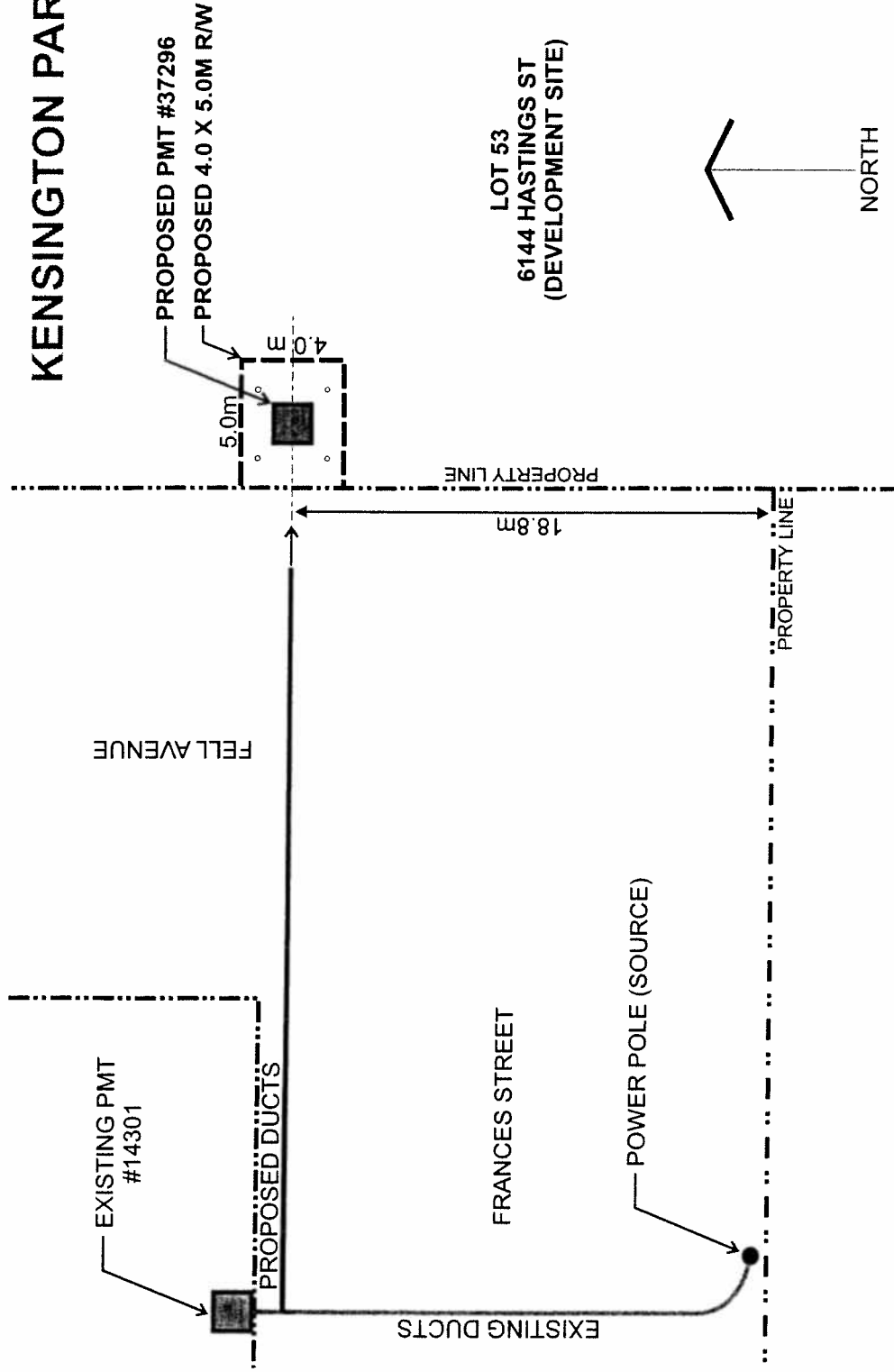
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Attachment

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Copied to: City Solicitor
Deputy City Manager
Director Engineering
Director Finance
Director Planning & Building

KENSINGTON PARK



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Drawing: 06.07.07
Date: NTS
Scale: MB
Drawn: MB

**Kensington Park Artificial Turf Sports Field
BC Hydro Transformer RW**



