
TO: CITY MANAGER **DATE:** 2008 December 10
FROM: DIRECTOR FINANCE **FILE:** RFS08-02073
SUBJECT: UNSIGHTLY PROPERTIES AT 7550 SIXTH STREET, 7570 SIXTH STREET AND 7918 GRAHAM AVENUE

PURPOSE: To obtain Council authority for City staff or agents to enter the adjacent properties at 7550 Sixth Street, 7570 Sixth Street and 7918 Graham Avenue to remove unsightly materials at the property owner's expense, in accordance with the Burnaby Unsightly Premises Bylaw.

RECOMMENDATION:

1. **THAT** Council authorize City staff or agents to enter the adjacent properties at 7550 Sixth Street, 7570 Sixth Street and 7918 Graham Avenue, to remove and dispose of the accumulation of rubbish, discarded materials and overgrowth referred to in this report that have created unsightly conditions, the costs of which will be charged to the property taxes if unpaid by December 31 of the year in which the expenses were incurred.

REPORT

On 2008 September 08, the Licence Office received a complaint concerning two allegedly unsightly properties at 7550 and 7570 Sixth Street. An inspection by staff on 2008 September 30, confirmed an accumulation of unsightly materials on these properties as well as on the neighbouring residential property at 7918 Graham Avenue. The Licence Office has received additional formal and verbal complaints concerning these three properties jointly owned by Sixth Street Villa Ltd. of Surrey, BC.

Items observed on the properties include: used building materials, construction debris, carpets, furniture, plastic buckets, rolls of fencing, piles of cut branches, personal belongings, appliance parts, cardboard boxes and overgrown brush contrary to the Burnaby Unsightly Premises Bylaw.

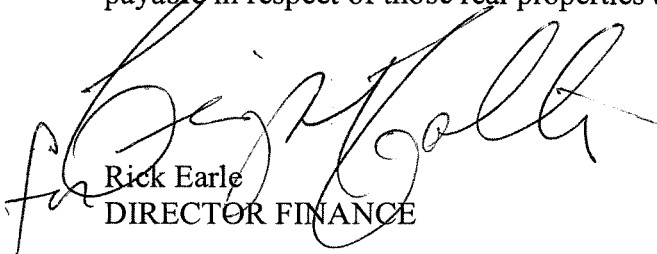
Staff have attempted to work with Sixth Street Villa Ltd. through one of the business partners, Sukh Samra, to achieve voluntary compliance with the Unsightly Premises Bylaw. Mr. Samra assured the Licence Office that the company intended to demolish the two vacant homes and one vacant commercial building on site for re-development purposes. To date, neither on-site action toward demolition, nor compliance with the Unsightly Premises Bylaw has been achieved.

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Re: UNSIGHTLY PROPERTIES AT 7550 & 7570 SIXTH STREET AND 7918 GRAHAM AVENUE
2008 December 10..... Page 2

Compliance letters were forwarded to the property owner on 2008 October 02, 2008 November 03 and on 2008 November 24. Telephone conversations with Mr. Samra concerning a firm date for a clean-up of the properties remains inconclusive. Despite efforts by staff to achieve voluntary compliance with the Bylaw the properties remain essentially unchanged. Images of the properties taken on 2008 December 09, are attached for the information of Council.

As a result of the continued bylaw violations, staff request Council approval to have City personnel or agents enter the properties to perform the necessary clean up, removal and disposal of discarded materials, debris and overgrowth contributing to unsightly conditions, at the expense of the property owner. An estimate provided by Engineering Department staff for clean up, removal and disposal of the discarded items located on the properties at 7550 Sixth Street, 7570 Sixth Street and at 7918 Graham Avenue is \$3,000.00.

Under the provisions of the Burnaby Unsightly Premises Bylaw No. 5533, Council may authorize the municipality by its workmen or others to enter upon the said real properties and effect such removal at the expense of the persons so defaulting and the charges for so doing, if unpaid on the 31st day of December in any year, shall be added to and form part of the taxes payable in respect of those real properties as taxes in arrear.



Rick Earle
DIRECTOR FINANCE

RG:sk

Attachments

Copied to: Director Engineering

