



Item
Meeting 2014 May 12

COUNCIL REPORT

TO: CITY MANAGER **DATE:** 2014 MAY 05

FROM: DIRECTOR PLANNING AND BUILDING

SUBJECT: 7647 WILLARD STREET, BURNABY, BC
LOT 41, D.L. 155A, GROUP 1, PLAN: NWP28537

PURPOSE: To recommend that Council declare all buildings on this site to be so dilapidated and unclean as to be offensive to the community and to require that the property owner complete the remedial action requirements set out in this report.

RECOMMENDATIONS:

- 1) **THAT** Council declare all buildings on the property to be a nuisance.
- 2) **THAT** Council require the registered owner of the property to complete the following remedial action requirements:
 - Demolish all buildings on the property and remove all demolition waste, building materials and refuse, and
 - Obtain all permits and approvals required to complete the demolition.
- 3) **THAT** notice of this remedial action requirement and a copy of this report be sent to the registered owner of the properties, Globe Foundry Limited, and to each holder of a registered charge in relation to the property.
- 4) **THAT** Council require the owner of the property to complete the remedial action requirement not later than thirty (30) days after the report is sent to the owner.
- 5) **THAT** Council direct that if the owner should fail to take the remedial action referred to in Recommendation 2, that the City be authorized to demolish all buildings on the property and to remove all demolition waste, building materials and refuse, and recover the costs incurred from the owner.

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From: Director Planning and Building
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REPORT

1.0 BACKGROUND

The public has registered numerous complaints with the City regarding the buildings on the property. The complaints relate to the unsightliness of the property and the dilapidated state of the buildings (see *attachment*), both arising from general neglect, and from two instances of fires which have resulted in severe damage to the buildings.

On 2014 April 22, on the recommendation of the Director Finance, Council authorized city staff and/or agents to enter the property and to remove and dispose of all materials and debris contributing to the unsightliness of the property at the expense of the property owner. This report responds to the balance of the concerns relating to the remaining dilapidated buildings on site.

In order to fully respond to the concerns with respect to the dilapidated and unsightly condition of the buildings on this site, staff consider that the demolition of the buildings should be undertaken as an integral part of the overall remediation process.

2.0 GENERAL INFORMATION

Section 74(1) of the Community Charter provides the statutory authority for Council to declare a building or other structure to be a nuisance. Section 74(2) Subsection (1) also applies in relation to a thing that Council considers is so dilapidated or unclean as to be offensive to the community.

3.0 CONCLUSION

Based on the numerous complaints and a recent site inspection by city staff confirming the severity of fire damage and the resulting dilapidated and unsightly condition of the buildings on the subject site, it is recommended that all buildings should be declared a nuisance and that Council, in concurrence of the information presented, adopt the recommendations contained in this report.



Lou Pelletier, Director
PLANNING AND BUILDING

LP/PK:st
Attachment

cc: Fire Chief
Chief Licence Inspector
Chief Building Inspector
City Solicitor
City Clerk

7647 WILLARD STREET

April 30, 2014

1:1,385



The information has been gathered and assembled on the City of Burnaby's computer systems. Data provided herein is derived from a number of sources with varying levels of accuracy. The City of Burnaby disclaims all responsibility for the accuracy or completeness of information contained herein.

PLANNING AND BUILDING DEPARTMENT

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