

NO: R103

COUNCIL DATE: May 27, 2019

REGULAR COUNCIL

TO: **Mayor & Council** DATE: **May 13, 2019**

FROM: **Acting General Manager, Engineering** FILE: **o870-20/531D**
General Manager, Parks, Recreation & Culture

SUBJECT: **Acquisition of Property at 10196 – 141 Street for Parkland Purposes**

RECOMMENDATION

The Engineering Department and the Parks, Recreation & Culture Department recommend that Council approve the purchase of the property at 10196 – 141 Street (PID No. 000-570-834) for parkland purposes, as illustrated on the map attached as Appendix “I”.

INTENT

The intent of this report is to seek Council’s approval to purchase the property at 10196 – 141 Street (the “Property”) for parkland purposes.

DISCUSSION

Property Description

The Property is a 10,498 ft.² rectangular shaped parcel located in the Guildford Town Centre Land Use Plan area.

Zoning, Plan Designations and Land Uses

The Property is zoned Single Family Residential (RF) Zone and designated Urban in the Official Community Plan. The highest and best use of the Property, absent the park designation, would be as a residential holding property.

Purpose of the Acquisition

This acquisition will help with the future expansion of Cedar Grove Park to improve the function and configuration of the park and to accommodate the expected population growth in the area. Future programming of the park will be done in consultation with the public and neighbours in the area.

Contract of Purchase and Sale

A purchase and sale agreement has been negotiated with and accepted by the owner of the Property. The agreement is supported by an appraisal that was completed by an accredited, independent appraiser. The agreement is subject to City Council approval on or before June 12, 2019. Sale completion will take place upon registration of transfer documentation in the Land Title Office.

Funding for Purchase

The Finance Department has confirmed that funds for this acquisition are available from the 2019 Parkland Acquisition Program.

SUSTAINABILITY CONSIDERATIONS

Acquiring the Property supports the objectives of the City's Sustainability Charter 2.0. In particular, the acquisition relates to the Sustainability Charter 2.0 themes of Built Environment and Neighbourhoods, and Health and Wellness. Specifically, this acquisition supports the following Desired Outcomes ("DO") and Strategic Direction ("SD"):

- Neighbourhoods and Urban Design DO5: Trees, green spaces and natural areas are integrated into all neighbourhoods;
- Neighbourhoods and Urban Design DO8: The built environment enhances quality of life, happiness and well-being;
- Buildings and Sites DO15: All new buildings, public places and outdoor spaces are welcoming, safe and universally accessible; and
- Wellness and Recreation SD6: Provide opportunities for all residents, especially children, to interact with green spaces and trees.

CONCLUSION

The terms of the purchase and sale agreement are considered reasonable. This acquisition will assist in completing the configuration of Cedar Grove Park. The Engineering Department and the Parks, Recreation & Culture Department therefore recommend that Council approve the purchase of the property at 10196 – 141 Street for parkland purposes, as illustrated on the map attached as Appendix "1".

Jaime Boan, P.Eng.
Acting General Manager,
Engineering

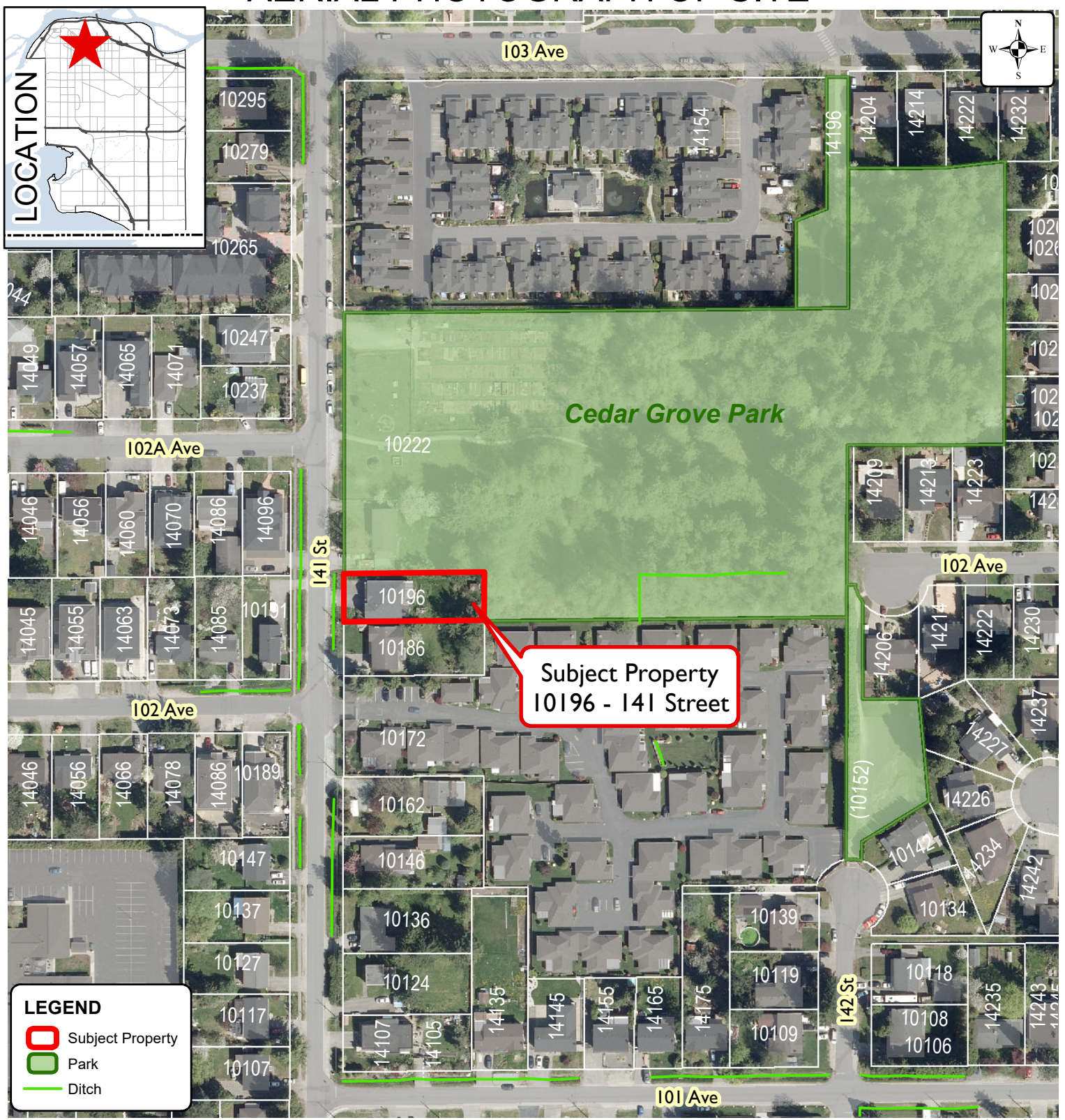
Laurie Cavan
General Manager,
Parks, Recreation & Culture

BLO/amg/cc

Appendix "1" - Aerial Photograph of Site

APPENDIX "I"

AERIAL PHOTOGRAPH OF SITE



Produced by GIS Section: 24-Apr-2019, JJR

Date of Aerial Photograph: April 27, 2018

Scale: 1:2,000 0 10 M



SUBJECT PROPERTY 10196 - 141 Street

ENGINEERING DEPARTMENT

The data provided is compiled from various sources and IS NOT warranted as to its accuracy or sufficiency by the City of Surrey. This information is provided for information and convenience purposes only. Lot sizes, Legal descriptions and encumbrances must be confirmed at the Land Title Office.