



Corporate *NO: R068*

Report *COUNCIL DATE: April 9, 2001*

REGULAR COUNCIL			
TO:	Mayor & Council	DATE:	March 19, 2001
FROM:	General Manager, Engineering	FILE:	8380-260
SUBJECT:	Sale of City Property at 6251 - 175B Street		

RECOMMENDATION

That Council accept the offer received for the sale of the City property at 6251 - 175B Street.

BACKGROUND

1. Property Description

The subject property is a $\pm 1,520$ m² ($\pm 16,363$ ft.²) irregular shaped lot in Cloverdale. It represents a "tot-lot" park that is partly developed as a passive grassed area with the remaining land comprised of brush, scrub and trees. Approximately ± 559 m² ($\pm 6,023$ ft.²) of the site area is impacted by statutory rights-of-way resulting in a developable area of ± 961 m² ($\pm 10,344$ ft.²). The City acquired the property as park dedication through the residential subdivision of neighbouring lands in 1980.

2. Plan Designations, Zoning and Land Uses

The subject property is zoned Single Family Residential (RF), and is designated Urban in the Official Community Plan. The land use immediately surrounding the site is single-family residential with an undeveloped acreage parcel on the south side of the site.

DISCUSSION

In 1999 the Parks, Recreation and Culture Department determined that the parkland was surplus to the City's needs and recommended to Council the disposal of the park as a single-family residential lot (Appendix IV). The City listed the property for sale on the Multiple Listing Services (MLS) through a local agent in December 1999. Following the listing, the City received complaints from neighbours who objected to the sale, and in July 2000 the Parks, Recreation and Culture Department reported to Council with further information and recommendation to sell the property (Appendix V). The City has now received an offer to purchase the property with terms and conditions that are reasonable.

The City has given notice in a local newspaper of the intention to sell the property as required under Sections 186 and 187 of the *Local Government Act*. The proceeds from the sale of the parkland will be used to acquire other parklands in accordance with Section 188(3) of the *Local Government Act*.

CONCLUSION

The subject property is a small park lot that the Parks, Recreation and Culture Department has determined to be surplus to the City's needs. The property has been marketed for sale on the MLS since December 1999, and an offer to purchase the property with terms and conditions that are reasonable has now been received. It is recommended that Council accept the offer to purchase the City property located at 6251 - 175B Street.

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Appendices

- I. Location Map
- II. Site Plan
- III. Aerial Photograph of Site
- IV. Memorandum to Council Dated August 17, 1999
- V. Corporate Report to Council Dated July 19, 2000