



Corporate NO: R154

Report COUNCIL DATE: July 10, 2000

REGULAR COUNCIL

TO: Mayor & Council **DATE: July 4, 2000**

FROM: General Manager, Engineering **FILE: 0541-116**

SUBJECT: Lease of City Land at 9815 - 140 Street - Surrey Community Services Society

RECOMMENDATION

That Council approve the lease of City land at 9815 - 140 Street to the Surrey Community Services Society, subject to the form of lease being approved by the City Solicitor.

BACKGROUND

On July 26, 1999 Council authorized the Surrey Community Services Society (SCSS) to apply for the rezoning of the City property at 9815 - 140 Street from Single Family Residential (RF) to Assembly Hall 1 (PA-1) to accommodate a community service facility. Council also approved, in principal, a long term lease to SCSS for a nominal rent.

The 1.44 acre property is located on the west side of 140 Street across from the provincially-owned Green Timbers Forest Nursery. The property is zoned RF (Single Family Residential) and is designated Multiple Residential in the Official Community Plan. Development to the immediate north and south of the site is multi-family residential with single family residential to the west.

SCSS is a volunteer organization created in 1971. They are registered as both a society and a charity and have an annual budget of over four million dollars. They presently provide 34 distinct services, including the South Fraser Regional Crisis Line; Surrey Volunteer Centre; the Guildford Employment Centre; Sexual Abuse Counselling Centre; individual, group and family counselling; the Family Support Outreach Program; South Fraser Regional Directory of Services; and suicide prevention workshops in secondary schools.

DISCUSSION

SCSS has now received 3rd reading and is currently in the process of completing the site servicing agreement with

the City. SCSS is proposing to construct a 13,100 sq.ft. building on the City-owned site. To enable SCSS to proceed with this building their financial institution has requested that a lease be in place. The City and SCSS have reached agreement on the majority of issues pertaining to the lease. The lease contains provisions that if SCSS is unable, for any reason, to complete the building the lease will be terminated.

CONCLUSION

As a result of Council's authorization to rezone the City property at 9815 - 140 Street SCSS has now received third reading and is requesting that the lease for the site be approved. All issues regarding the lease have been vetted by Legal Services. As the SCSS offers valuable services to all residents of Surrey it is recommended that Council approve their lease of the City land at 9815 - 140 Street, subject to the form of lease being approved by the City Solicitor.

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General Manager, Engineering

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Appendices

- I. Location Map
- II. Site Map
- III. Aerial Photograph of Site