



Corporate NO: R093

Report COUNCIL DATE: April 30, 2001

REGULAR COUNCIL

TO: Mayor & Council DATE: **April 23, 2001**

FROM: General Manager, Engineering FILE: **7900-0142**

SUBJECT: Road Exchange at 116A Avenue and King Road (Map Page 3)

RECOMMENDATION

That Council authorize:

1. a road exchange to close a $\pm 75.6 \text{ m}^2$ ($\pm 814 \text{ sq.ft.}$) opened portion of 116A Avenue and a $\pm 228.3 \text{ m}^2$ ($\pm 2,457 \text{ sq.ft.}$) unopened portion of lane at King Road and 116A Avenue in exchange for a $\pm 256 \text{ m}^2$ ($\pm 2,756 \text{ sq.ft.}$) portion of PID No. 000-678-341 (14414 - 116A Avenue); and
2. the City Clerk to bring forward a Road Exchange By-law for consideration by Council.

BACKGROUND

A. Property Location

The road and lane allowances proposed for road exchange are located in the Guildford area at 116A Avenue and King Road and are not subject to a Neighbourhood Concept Plan. The immediate area is primarily residential.

B. Plan Designations, Zoning and Land Uses

This $3,318 \text{ m}^2$ ($33,563 \text{ sq.ft.}$) property is located at 14414 - 116A Avenue and is currently zoned RA (One Acre Residential). The existing single family residence is to be retained on one of the two proposed lots.

The Official Community Plan designation for this area is Urban.

C. Purpose of Road Exchange

The owner of the property is proposing a two lot subdivision with the addition of the closed road and lane. In exchange the owner will dedicate a portion of land for the South Fraser Perimeter Road.

D. Process

Upon approval by Council, a reference plan prepared by the applicant is submitted to the Legislative Services Department requesting Introduction and Adoption of a Road Exchange By-law. In conformance with Section 525(4) of the Local Government Act, the exchange will be advertised for two consecutive weeks following the Introduction and First Reading at the Regular Council meeting. The advertisement provides information to the public at large on the details of the exchange and indicates that all pertinent data can be obtained from the Realty Services Division. All concerns from the public will be addressed prior to completion of the exchange. The City will execute transfer documents to transfer the road on behalf of the Crown. These documents, along with a consolidation plan provided by the developer, will effect the transfer and consolidation of road upon registration at the Land Title Office.

E. Conclusion

The road exchange allows the applicant to proceed with the subdivision. The portions of road and lane to be closed and consolidated are not needed for road purposes and do not affect the surrounding area.

It is recommended that Council approve the road exchange as outlined in this report.

Jorgen Johansen, P.Eng.
General Manager, Engineering

GT/mpr

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Appendices

- I. Location Map
- II. Site Map
- III. Aerial Photograph of Site
- IV. Subdivision Layout