

Corporate NO: R019

Report COUNCIL DATE: February 17, 2003_

REGULAR COUNCIL

TO: Mayor & Council **DATE: January 31, 2003**

FROM: General Manager, Engineering **FILE: 0870-30/15**

SUBJECT: Road Exchange at 189 Street and 96 Avenue (Page 28)

RECOMMENDATION

That Council authorize:

1. a road exchange to close a $\pm 3,002$ m² unopened portion of 189 Street at 96 Avenue in exchange for a ± 282 m² portion of PID No. 010-996-168 (18877 - 96 Avenue) and a ± 63 m² portion of PID No. 005-363-772 (18915 - 96 Avenue); and
2. the City Clerk to bring forward a Road Exchange By-law for consideration by Council.

BACKGROUND

A. Property Location

The unconstructed road allowance proposed for road exchange is located in the Port Kells area at 96 Avenue and 189 Street and is not subject to a Neighbourhood Concept Plan. The immediate area is primarily Industrial.

B. Plan Designations, Zoning and Land Uses

The properties located at 18877 and 18915 - 96 Avenue are currently zoned IL (Light Industrial) and are used as a lumber storage area and associated office space.

The Official Community Plan designation for this area is Industrial.

C. Purpose of Road Exchange

The applicant is proposing to consolidate the portion of closed road with 18877 - 96 Avenue to create a larger and more useable site. In exchange the applicant will dedicate portions of land for the future widening of 96 Avenue.

D. Process

Upon approval by Council, a reference plan prepared at the applicant's expense 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, notice of the exchange will be advertised for two consecutive weeks in a local newspaper 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 owner, will effect the transfer and consolidation of road upon registration at the Land Title Office.

E. Conclusion

The portion of road to be closed and consolidated is not needed for road purposes and does not affect the surrounding area. The remaining portion of 189 Street to the north of the closure area will be retained for potential future development with the adjacent properties.

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

Paul Ham, P Eng.

General Manager, Engineering

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Appendices

I. Site Map

II. Aerial Photograph of Site