

NO: R170

COUNCIL DATE: October 16, 2023

REGULAR COUNCIL

TO: **Mayor & Council**

DATE: **October 11, 2023**

FROM: **General Manager, Engineering
General Manager, Community Services**

FILE: **0930-20/051**

SUBJECT: **Modification of Lease Agreements for the Cloverdale Community RCMP Office
Located at 5732 and 5740 – 176A Street**

RECOMMENDATION

The Engineering Department and Community Services Department recommend that Council:

1. Receive this report for information; and
2. Approve the execution by the General Manager, Community Services of two lease modification agreements for a period of five years with an option to renew the leases for an additional term of five years, as generally described in this report, with Yazi Holdings Ltd. (the “Landlord”) for office space located at 5732 and 5740 – 176A Street, as illustrated in Appendix “I” attached to this report, for the continued use as the Cloverdale Community RCMP Office.

INTENT

The purpose of this report is to seek Council approval to authorize the execution of two lease modification agreements to extend the current leases of 5732 and 5740 – 176A Street, both of which comprise the Cloverdale Community RCMP office, for a further period of five years with an option to renew the leases for an additional term of five years.

BACKGROUND

Since 2004, the Cloverdale Community RCMP Office has been located in the 350.24 m² unit located on the ground floor at 5732 - 176A Street and the 154.78 m² unit located on the second floor of the same building at 5740 – 176A Street (the “Premises”) in the Cloverdale Town Centre. The current leases will expire on October 31, 2023.

DISCUSSION

To ensure continued operations of the Cloverdale Community RCMP Office, City staff and the Landlord have reached agreement on two lease modifications for the Premises to extend the current leases for a period of five years from November 1, 2023 to October 31, 2028 with an option to renew for an additional five-year term. Under the terms of the lease modification, the City will retain the right to terminate the leases with six months notice at anytime.

The negotiated lease rates for the extension period are consistent with the rates for similar space in the Cloverdale Town Centre area. All other terms and conditions of the lease remain the same as with the previous lease.

FUNDING

Funding for this lease is provided within the City Police Support Service Budget.

CONCLUSION

Approval of the Lease Modification Agreements with the Landlord for the Cloverdale Community RCMP Office, as generally described in this report, will allow for the continuation of community police operations in the Cloverdale area.

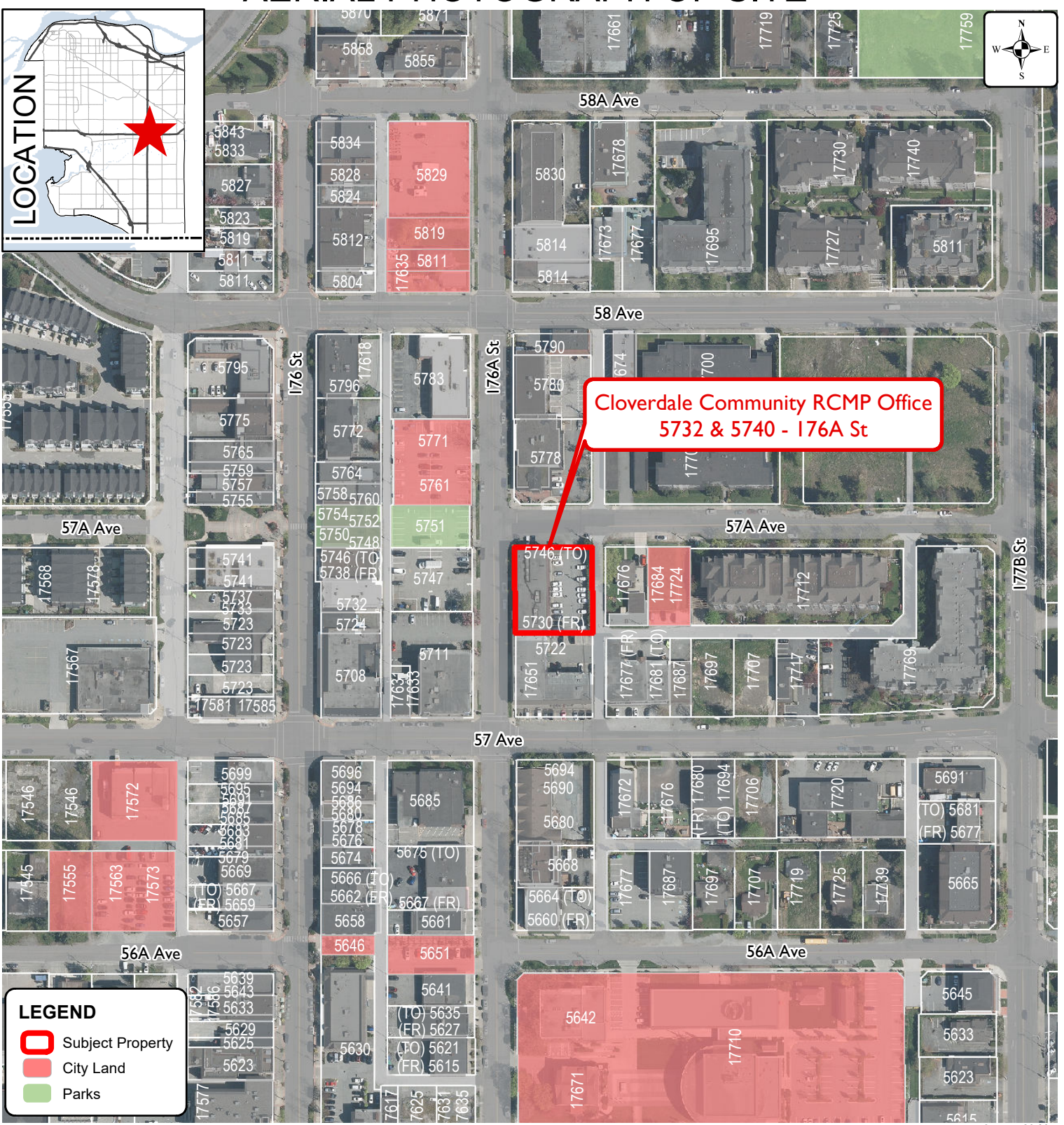
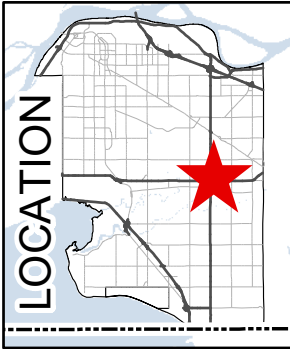
Scott Neuman, P.Eng.
General Manager, Engineering

Terry Waterhouse
General Manager, Community Services

KSW/kd/cc

Appendix "I" - Aerial Photograph of Site

AERIAL PHOTOGRAPH OF SITE APPENDIX "I"



Cloverdale Community RCMP Office
5732 & 5740 - 176A St

LEGEND

- Subject Property
- City Land
- Parks

Produced by GIS Section: 11-Oct-2023

Date of Aerial Photograph: 2023

Scale: 1:2,500



Modification of Lease Agreements for the Cloverdale Community RCMP Office

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.