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# Corporate Report

NO: R259

COUNCIL DATE: December 15,

2003

### **REGULAR COUNCIL**

TO: Mayor & Council DATE: December 9, 2003

FROM: General Manager, Engineering FILE: 7897-0154

**SUBJECT:** Road Exchange and Park Dedication at

**Roxburgh Road and Wellington Drive** 

#### RECOMMENDATION

That Council authorize:

- 1. a road exchange to close a ±2,067 ft.² (±192 m²) unopened portion of Roxburgh Road at Wellington Drive in exchange for ±205 ft.² (±19 m²) of PID No. 010-336-184 (11404 Surrey Road);
- 2. the City Clerk to bring forward a Road Exchange By-law for consideration by Council.

#### **BACKGROUND**

#### A. Property Location

The road allowance proposed for road exchange is located in the North Surrey area at Roxburgh Road and Wellington Drive and is not subject to a Neighbourhood Concept Plan. The immediate area is primarily residential.

#### B. Plan Designations, Zoning and Land Uses

The property comprising the development located at Roxburgh Road and Wellington Drive is currently zoned RA (One Acre Residential) and is used as a holding property.

The Official Community Plan designation for this area is Urban.

## C. Purpose of Road Exchange

The developers are proposing an eight lot single family residential subdivision with the addition of the closed road. In exchange the developer will dedicate portions of land for a future cul-de-sac that will provide access to the newly created lots.

## D. Road Exchange 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 developer, will effect the transfer and consolidation of

road upon registration at the Land Title Office.

### E. Park Dedications

The applicant will also be providing two portions of parkland. The 3,315 ft.<sup>2</sup> portion will satisfy the applicant's 5% park dedication requirements, while the additional 6,825 ft.<sup>2</sup> portion is being provided to enlarge the adjacent City park.

## F. Conclusion

The road exchange and park dedications will now enable the developers to proceed with their eight lot residential subdivision. The portion of road to be closed and consolidated is not needed for road purposes and the park dedications will enlarge the adjacent City park.

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