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# Corporate Report

NO: R201

COUNCIL DATE: July 26, 2004

REGULAR COUNCIL

TO: Mayor & Council DATE: July 20, 2004

FROM: General Manager, Engineering FILE: 0910-40/72

0910-40/73

SUBJECT: Partial Disposition from the City-Owned Cloverdale Mall

(Border Infrastructure Program)

# RECOMMENDATION

That Council approve the disposition to the Province of the following portions of City land for the Highway 15 section of the Border Infrastructure Program (BIP):

- 1. a 15,027 ft.<sup>2</sup> (0.34 acre) portion of PID 006-590-209 (5710 175 Street) (Lot 66); and
  - 2. a 1,803 ft.<sup>2</sup> portion of PID 008-958-467 (17568 58A Avenue) (Lot 34).

#### **BACKGROUND**

To facilitate the upgrading of Highway 15 north of Highway No. 10, the Province has approached the City to acquire partial takings along the City-owned lands at the Cloverdale Mall. The BIP is a jointly funded federal-provincial initiative to improve the movement of goods to and from the Lower Mainland's four border crossings. The five year, \$210 million program will improve key sections of the region's road network, resulting in better links between border crossings, ports, container facilities, industrial parks, airports, and railways. The Highway 15 portion of this program entails the following works:

- widening of Highway 15 to four lanes from 96 Avenue in the north to 32 Avenue in the south;
- construction of a twin, two lane overpass parallel to the existing railway overpass south of Highway No. 10 to provide a continuous, four lane railway overpass on Highway 15; and
- widening of the intersection at Highway 15 and Highway No. 10 to four lanes.

# **DISCUSSION**

City staff have negotiated the sale of the subject portion of lands based on an appraisal by an independent accredited appraiser. The values provided in the appraisal have been reviewed by City appraisal staff and have been found to be indicative of current market values.

No buildings within the Cloverdale Mall will be physically affected by the taking. This portion of Highway 15 construction is scheduled for commencement in August 2004.

## **CONCLUSION**

The Province approached the City with an offer to purchase partial takings of two City properties located along the east side of Highway 15 between 57 Avenue and 58A Avenue for the Border Infrastructure Program. The lands are required for the first phase of the program, which is scheduled to commence in August of this year. The values offered by the Province are representative of market value, and as such, it is recommended that Council approve the sale of these portions of City lands described within this report.

Paul Ham, P. Eng. General Manager, Engineering

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## **Appendices**

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