



Corporate Report

NO: R024

COUNCIL DATE: February 21,

2005

REGULAR COUNCIL

TO: Mayor & Council DATE: February 7, 2005
FROM: General Manager, Engineering FILE: 0870-20/328/H
SUBJECT: Land Acquisition for the Holland Park Expansion
(13519 - 98B Avenue)

RECOMMENDATION

That Council authorize the acquisition of 13519 - 98B Avenue (PID No. 010-010-041) for future parkland as an addition to Holland Park.

DISCUSSION

1. Future Plan for Holland Park

The Parks, Recreation and Culture Department is planning to redevelop Holland Park into a special events site and Surrey's first major urban park as part of the Whalley Revitalization Strategy. To facilitate the expansion and redevelopment of Holland Park, a total of 21 properties adjacent to the park have been identified for acquisition, six of which have been acquired to date.

The longer term plan would see road frontage on most sides of the park with associated major visibility improvements to enhance the area and improve security. The subject property is located on the north side of 98B Avenue and comprises one of 15 contiguous residential properties abutting the south side of the park. The remaining 15 properties earmarked for acquisition are located on the east side of Holland Park, adjacent to the King George Highway or fronting 98A Avenue.

2. Property Location: 13519 - 98B Avenue

The subject property is located south of Holland Park, mid-block on the north side of 98B Avenue. The improved site has a total area of 8,307 ft.² and contains a 1,026 ft.², one-storey, non-basement home considered to be in fair condition.

3. Zoning, Official Community Plan Designation, and Land Use

The subject property is zoned Single Family Residential (RF) and designated as Multiple Residential on the City of Surrey Official Community Plan. The Highest and Best Use of the subject property is as a site for the existing single family dwelling.

4. Contract of Purchase and Sale

City staff have negotiated a Contract of Purchase and Sale Agreement with the owners of this property subject to

Council approval by February 22, 2005. Completion of the sale is to take place upon registration on April 1, 2005.

CONCLUSION

This acquisition is required to provide necessary land for the proposed expansion and enhancement of Holland Park.

Paul Ham, P.Eng.
General Manager, Engineering

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Appendices

- I. Site Map
- II. Aerial Photograph of Site
- III. Project Property Requirements Map