



Corporate Report

NO: R091

COUNCIL DATE: May 2, 2005

REGULAR COUNCIL

TO: **Mayor &
Council** DATE: **April 26,
2005**

FROM: **General Manager,
Engineering** FILE: **0541-215**

SUBJECT: **Discharge of City Lease & Option to Purchase
on
Private Property Located at 15948 - 24
Avenue**

RECOMMENDATION

That Council approve the discharge of the Lease and the Option to Purchase that are both registered in favour of the City of Surrey against the privately-owned property located at 15948 - 24 Avenue.

BACKGROUND

In November 1999, Council approved the sale of City-owned land located at 15948 24 Avenue. As a requirement of the sale, the purchaser leased back to the City, for a nominal amount, a ±1.2 acre portion of the land for the continued operation of the South Surrey Works Yard (Works Yard). As well, the City registered an Option to Purchase (Option) against the southerly ±2.25 acre portion of the property for possible future acquisition.

The subject land areas are currently zoned CPG (Golf Course Zone) and are designated commercial in the Highway 99 Corridor Plan.

DISCUSSION

In order to proceed with the development of the land, the current owner of the property at 15948 - 24 Avenue has offered the City fair market compensation to discharge both the Option and the Lease from the property. The City has no requirement for the Option area, and the Works Yard will temporarily relocate from the Lease area to the City's main yard until a suitable replacement site has been identified in the South Surrey area.

CONCLUSION

As a condition of the 1999 sale of the property located at 15948 - 24 Avenue, the City retained a 25 year lease over a ±1.2 acre portion of the land and a 25 year Option to Purchase on the southerly ±2.25 acres. The current owner of the

property has offered the City fair market compensation to discharge both the Option and the Lease in order to proceed with the commercial development of the land. As the option and lease areas are no longer required for corporate purposes, it is recommended that the City discharge both the Option and the Lease registered against the privately owned property at 15948 - 24 Avenue.

Paul Ham, P.Eng.
General Manager, Engineering

KSW/mpr

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Appendices

- I. Site Plan
- II. Aerial Photo