



Corporate Report

NO: R242

COUNCIL DATE: November 7,

2005

REGULAR COUNCIL

TO: Mayor & Council DATE: November 1,
2005

FROM: General Manager,
Engineering FILE: 0910-40/108

SUBJECT: Proposed Sale of City-owned Land at 6337 - 133B
Street

RECOMMENDATION:

That Council approve the sale of the City property located at 6337 - 133B Street for consolidation purposes, subject to compliance with the notice provisions under Sections 26 and 94 of the *Community Charter*, SBC, 2003, Chap. 26.

BACKGROUND

The subject City property located at 6337 - 133B Street was conveyed to the City through a subdivision application approved in 1984. It is zoned Single Family Residential (RF) and designated Urban in the Official Community Plan. The City property is a walkway that previously provided pedestrian access to the adjacent school and park site located at 13220 - 64 Avenue. This school and park site is currently being redeveloped for the new Panorama Ridge Secondary School. The Surrey School District (No. 36) has confirmed that it no longer requires a linkage through the City property to the new school development at 13220 - 64 Avenue.

DISCUSSION

The owners of the two residences adjacent to the City property at 6337 - 133B Street have requested to purchase the subject property for consolidation with their properties located at 13378 - 63A Avenue and 6347 - 133B Street.

The subject City property, being only 2,814 ft.² in site area and 29 feet wide by 97 feet long, is insufficient in size to accommodate a single family home under its existing land use designations. Its highest and best use is deemed to be consolidation with the adjacent residential lots. Realty staff have negotiated the sale of the City property to the two adjacent owners at a price that reflects market value as determined by a staff appraiser.

DISPOSITION PROCESS

As the subject property is being sold to the adjacent owners for consolidation purposes, it is not necessary that the City offer the land to the public at large. The Community Charter requires the City to publish notice of proposed dispositions under Section 26(2) and (3). The City will publish notice of the proposed subject sale for information to the public under Section 26(3) of the Community Charter. The City has also placed signage on the site informing residents of the proposal to sell the property.

CONCLUSION

Since all City departments support this sale and it is at market value, it is recommended that Council approve the sale of the City property located at 6337 - 133B Street. As the property was conveyed to the City for park purposes, the sale proceeds from this property will be directed to the Parkland Acquisition Fund.

Paul Ham, P.Eng.
General Manager, Engineering

AW/mpr

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cc: - General Manager, Finance

Appendices

I. Aerial Photo