



Corporate Report

NO: R013

COUNCIL DATE: January 30, 2006

REGULAR COUNCIL

TO: Mayor & Council DATE: January 13, 2006
FROM: General Manager, Engineering FILE: 1704-331, R-05-088
SUBJECT: Partial Acquisition for Fraser Highway Widening
(16982 Fraser Highway)

RECOMMENDATION

That Council authorize the acquisition of a $\pm 9,182$ ft.² road widening acquisition from PID No. 003-776-913 (16982 Fraser Highway) for the upgrading of Fraser Highway.

DISCUSSION

1. Property Location

The subject property has a total area of $\pm 323,107$ ft.² (± 7.42 acres) and is improved with a large, single family dwelling. The subject site is located on the south side of Fraser Highway, west of 168 Street.

2. Zoning, Plan Designations and Land Uses

The subject property is zoned RA (One Acre Residential Zone) and is designated suburban within the OCP. No Neighbourhood Concept Plan currently exists for this area. The Highest and Best Use of the property is as a suburban residential development.

3. Purpose of Acquisitions

As part of the Fraser Highway upgrading, there is a requirement for a partial acquisition for road widening purposes, and to facilitate a 3.0 metre wide pathway. In this particular subsection of the project, between 7964 - 168 Street (corner of 168 Street and Fraser Highway) and 17032 Fraser Highway, there are seven acquisitions. This is the third of the seven acquisitions. Construction for this subsection of the Fraser Highway project is planned for 2007. Within the whole project scope (16800 block to 19600 block) there are approximately 87 acquisitions.

4. Contract of Purchase and Sale

Based on the results of an independent, accredited appraisal, staff have negotiated a settlement with the owner subject to Council approval by February 21, 2006. Completion is to take place upon registration on or before April 30, 2006.

5. Conclusion

The terms of this agreement are considered reasonable. This partial acquisition will facilitate the ultimate road widening for the south side of Fraser Highway, as well as facilitating the installation of a proposed 3.0 metre wide pathway at this location. The Engineering Department is supportive of this settlement, and the Finance Department has confirmed that the funds are available from Road Construction Package No. R01/05.

Paul Ham, P.Eng.
General Manager, Engineering

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c.c. General Manager, Finance

Appendices

I. Aerial Photograph of Site