



# Corporate Report

NO: R028

COUNCIL DATE: February 20, 2006

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## REGULAR COUNCIL

TO: Mayor & Council DATE: February 10, 2006

FROM: General Manager, Engineering FILE: 0870-20/353B

SUBJECT: Land Acquisition for Park Purposes  
West Newton No. 10 Highway NCP  
(13045 No. 10 Highway)

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## RECOMMENDATION

That Council authorize the acquisition of PID No. 007-485-018 (13045 No. 10 Highway) for park purposes in accordance with the West Newton No. 10 Highway Neighbourhood Concept Plan ("NCP").

## DISCUSSION

### 1. Property Location

The subject property has a total area of  $\pm 105,415$  ft.<sup>2</sup> ( $\pm 2.42$  acres) and is improved with a 1-storey with full basement single family residence. The subject property is located on the north side of No. 10 Highway, between 128 Street on the west and 132 Street on the east.

### 2. Zoning, Plan Designations, and Land Uses

The subject property is zoned RA (One Acre Residential Zone) and is specifically designated park in the NCP, along with five other adjacent parcels to the immediate east and west.

### 3. Purpose of Acquisition

The West Newton No. 10 Highway Neighbourhood Concept Plan has identified the subject property being necessary as part of the land assembly for a proposed sports field that will include overlapping cricket and soccer fields, parking, washroom facilities, a picnic area, and a playground. Construction will commence when all six adjacent parcels have been acquired.

#### **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 March 7, 2006. Completion is to take place upon registration on or before April 7, 2006.

#### **5. Conclusion**

This acquisition is required as part of a larger land assembly for a proposed sports field and related facilities.

The terms of this agreement are considered reasonable. There are six adjacent properties identified at this location for park purposes in accordance with the West Newton No. 10 Highway Neighbourhood Concept Plan. This is the fourth of the six acquisitions. Other Corporate Reports representing the third, fifth, and sixth acquisitions within this park site are being forwarded concurrently with this Corporate Report.

The Finance Department has confirmed that the funds for this acquisition have been identified in the Parks Acquisition DCC Reserve.

Paul Ham, P.Eng.  
General Manager, Engineering

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Appendix I. - Aerial Photograph of Site with Project Property Requirements Map