



Corporate Report

NO: R030

COUNCIL DATE: February 20, 2006

REGULAR COUNCIL

TO: Mayor & Council
DATE: February 3, 2006

FROM: General Manager, Engineering
FILE: 0910-040/109

SUBJECT: Proposed Sale of City Lands
(10607 & 10615 - 140 Street)

RECOMMENDATION:

That Council accept the offer to purchase the City lands located at 10607 & 10615 - 140 Street (PID No. 011-432-489 and 001-432-471), subject to compliance with the notice provisions under Sections 26 and 94 of the *Community Charter, SBC, 2003*, Chap. 26.

BACKGROUND

The subject properties located at 10607 & 10615 - 140 Street are two vacant lots containing 44,911 ft.² in site area. The City purchased 10607 - 140 Street in 2000 and 10615 - 140 Street in 1990 for their inclusion in the park portion of the Forsyth Road elementary school and park site located at 10730 - 139 Street.

The two subject properties are zoned Single Family Residential (RF) Zone, and designated Multiple Residential in the Surrey's Official Community Plan.

DISCUSSION

The City has received an offer to purchase the subject City properties at an offer price that reflects the market. The offer to purchase is from a development company that is undertaking an assembly of privately held lands adjacent to the subject City properties. The developers are proposing to undertake a multi-family residential development on the assembled lands in accordance with their land use designation in the OCP and have recently secured options to purchase adjacent properties required for the land assembly.

The City departments support the sale of the subject City lots for inclusion in the proposed land assembly subject to rezoning and subdivision approval. The Parks, Recreation and Culture Department advised that two privately owned, adjacent lots located at 10604 & 10612 - 139 Street (previously identified for acquisition) are no longer on the parkland acquisition program and that disposal of the subject City lots at 10607 & 10615 - 140 Street will for the most part square off and complete the parkland site at this location.

DISPOSITION PROCESS

The Community Charter requires the City to publish notice of proposed dispositions under Section 26(2) and (3). As the subject property is being sold for consolidation purposes, it is not necessary that the City offer the property to the public at large. The City will however publish notice of the proposed sale for information to the public under Section 26(3) of the Community Charter.

CONCLUSION

The subject properties located at 10607 & 10615 - 140 Street are surplus to the City's needs. It is recommended that Council accept the offer to purchase the two City properties located at 10607 & 10615 - 140 Street, subject to the notice requirements of the Community Charter. As the properties were purchased by the City for park purposes, the sale proceeds from these properties 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