



# Corporate Report

NO: R125

COUNCIL DATE: June 11, 2007

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## REGULAR COUNCIL

TO: Mayor & Council DATE: June 7, 2007

FROM: General Manager, Engineering FILE: 0870-20/366A  
General Manager, Parks, Recreation and Culture

SUBJECT: Land Acquisition for Park  
19002 Highway No. 10 (56 Avenue)

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## RECOMMENDATION

The Engineering Department recommends that Council authorize the partial acquisition of  $\pm 64,263$  ft.<sup>2</sup> ( $\pm 5,970$  m<sup>2</sup>) from PID 005-113-105 (19002 Highway No. 10) for the Cloverdale Greenway park corridor.

## DISCUSSION

### 1. Property Location: 19002 Highway No. 10

The subject property has an area of  $\pm 2.72$  acres (11,007 m<sup>2</sup>). The proposed partial acquisition required from this property has an area of  $\pm 64,263$  ft.<sup>2</sup> ( $\pm 5,970$  m<sup>2</sup>). An additional  $\pm 5,974$  ft.<sup>2</sup> ( $\pm 555$  m<sup>2</sup>) portion of the property will also be acquired through its current development application (Project No. 7905-0337-00) as the 5% parkland dedication requirement of the Local Government Act. Most of the acquisition area is encumbered by an overhead hydro right-of-way corridor. The purpose of the acquisition is for the future development of Cloverdale Greenway park corridor.

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

The subject property is zoned RA (One Acre Residential) and is designated as Suburban under the Official Community Plan. The Highest and Best Use for this property is greenway/open space due to the limited use of the land arising from the hydro corridor.

### **3. Purpose of the Acquisition**

The Parks, Recreation and Culture Department has determined that the partial acquisition of this property will allow for the development of Cloverdale Greenway park corridor.

### **4. Contract of Purchase and Sale**

Staff have negotiated a Contract of Purchase and Sale Agreement with the owner for the required portion of the property at its appraised market value, subject to Council approval by June 14, 2007. Completion is to take place upon registration of the subdivision in the Land Title Office.

## **CONCLUSION**

The terms of this agreement are considered reasonable. The Finance Department has confirmed that funds for this acquisition have been identified in the Parks Acquisition DCC Reserve.

Laurie Cavan  
General Manager  
Parks, Recreation & Culture

Paul Ham, P. Eng.  
General Manager, Engineering

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## Appendices

I Aerial Photograph of Site