



Corporate Report

NO: R218

COUNCIL DATE: November 3, 2008

REGULAR COUNCIL

TO: Mayor & Council DATE: October 31, 2008
FROM: General Manager, Engineering FILE: 0870-20/400/A
General Manager, Parks, Recreation and Culture
SUBJECT: Land Acquisition for Park at 3484 - 148 Street

RECOMMENDATION

The Engineering Department and the Parks, Recreation and Culture Department recommend that Council approve the acquisition of PID 011-356-324 (3484 - 148 Street) for parkland.

DISCUSSION

1. Property Location: 3484 - 148 Street

The property at 3484 – 148 Street has an area of 27,017 ft.² (.62 acre). The purpose of the acquisition is to provide parkland in an area of South Surrey that is separated from other South Surrey parks by King George Highway, 32 Avenue, and Highway 99, all major roads.

2. Zoning, Plan Designations and Land Uses

The subject property is zoned RA (One Acre Residential). The Highest and Best Use would be redevelopment as an RF-9 single-family residential subdivision.

3. Purpose of the Acquisition

The Parks, Recreation and Culture Department has determined that the acquisition of this property is suitable for use as a neighbourhood park with a playground for local residents. The neighbourhood is experiencing an increase in density through development of many single family, small lot subdivisions, and there is a need for amenities within walking distance of the residents of this area. This park would be located on the linear park/buffer trail system.

4. Contract of Purchase and Sale

Staff have negotiated a Contract of Purchase and Sale Agreement with the owner subject to Council approval by November 5, 2008. The purchase price was determined by an independent, accredited appraiser and completion is to take place upon registration in the Land Title Office.

CONCLUSION

The terms of this agreement are considered reasonable. Approval of this acquisition will provide parkland to contribute to the park/open space requirements for South Surrey.

The Finance Department has confirmed that funds for this acquisition are available within the Parks Acquisition DCC Reserve.

Laurie Cavan
General Manager
Parks, Recreation & Culture

Vincent Lalonde, P.Eng.
General Manager, Engineering

EE/mpr

j:\property\admin\corprts\2008\10231525-ee.doc
BRB 7/19/10 4:09 PM

Appendices

I. Aerial Photograph of Site