



## **DISCUSSION**

### **1. Purpose of Road Closure**

The City proposes to close the west half (5 metres in width) of the 145A Street allowance and consolidate the road closure area with the existing lot at 14547 - 72 Avenue to create a residential building lot and to rezone the consolidated lot from RA to RF in accordance with the East Newton North Land Use Plan. The east half of the 145A Street allowance will be retained as dedicated road for a planned pedestrian walkway.

The subject property was acquired by the City for road purposes in 1975. In 1989, the City dedicated the east half of the lot at 14547 – 72 Avenue to establish the 145A Street half road, resulting in a remainder property (14547 - 72 Avenue) measuring 10 metres in width. Subsequently, the East Newton North Land Use Plan was adopted, which identified that the west half of the dedicated 145A Street half road allowance was surplus to the City needs while the east half of the 145A Street allowance was to be retained as a pedestrian walkway.

The rezoning by-law related to Application No. 7908-0065-00, which will act to rezone the subject consolidated lot, received Third Reading at the February 23, 2009 Council meeting and Preliminary Layout Approval has been issued for the consolidation. It is now necessary to undertake the road closure as a prerequisite to final adoption of the rezoning by-law. Following completion of the subdivision and zoning requirements, the lot will be offered for sale to the general public by the City.

### **2. Road Closure Process**

Prior to final approval by Council, a reference plan will be submitted to the Legislative Services Department requesting Introduction and Adoption of a by-law to close and remove the dedication as highway. Prior to Final Adoption of the by-law, in conformance with Sections 40 (3) and 94 of the Community Charter, notice of the closure will be advertised for two consecutive weeks in a local newspaper and a notice will be posted at City Hall. The advertisement provides information to the public at large on the details of the closure and indicates that all pertinent data can be obtained from the Realty Services Division. All concerns from the public will be addressed prior to completion of the closure. In addition, as required under Section 40 (4) of the Charter, notice of the City's intention to close the road will be directed to all utility companies considered to be affected by the proposed closure. Legislative Services will then request Council to give Final Adoption to the road closure by-law. Upon completion of these requirements, the road closure by-law will then be registered at the Land Title Office to obtain a legal title for the closed road. The related rezoning by-law will be forwarded to Council for final adoption, after which the consolidation of the closed road with the lot at 14547 – 72 Avenue will be completed to create a larger single-family lot. The Realty Services Division will then be in a position to offer the new lot for sale as prescribed under Sections 26 and 94 of the Charter. Upon receipt of an acceptable offer, the Realty Services Division will submit a report to Council seeking authority to sell the newly created lot.

## CONCLUSION

The portion of road to be closed and consolidated is not needed for road purposes. The closure and consolidation of this road allowance with the lot at 14547 - 72 Avenue and the rezoning of this consolidated lot to Single Family Residential Zone (RF) will create a residential building lot conforming to the East Newton North Land Use Plan. The City will then offer this lot for sale.

As required under Section 40 (4) of the Community Charter, all utility companies potentially affected by the road closure have been consulted and none has expressed any concerns.

Vincent Lalonde, P. Eng.  
General Manager, Engineering

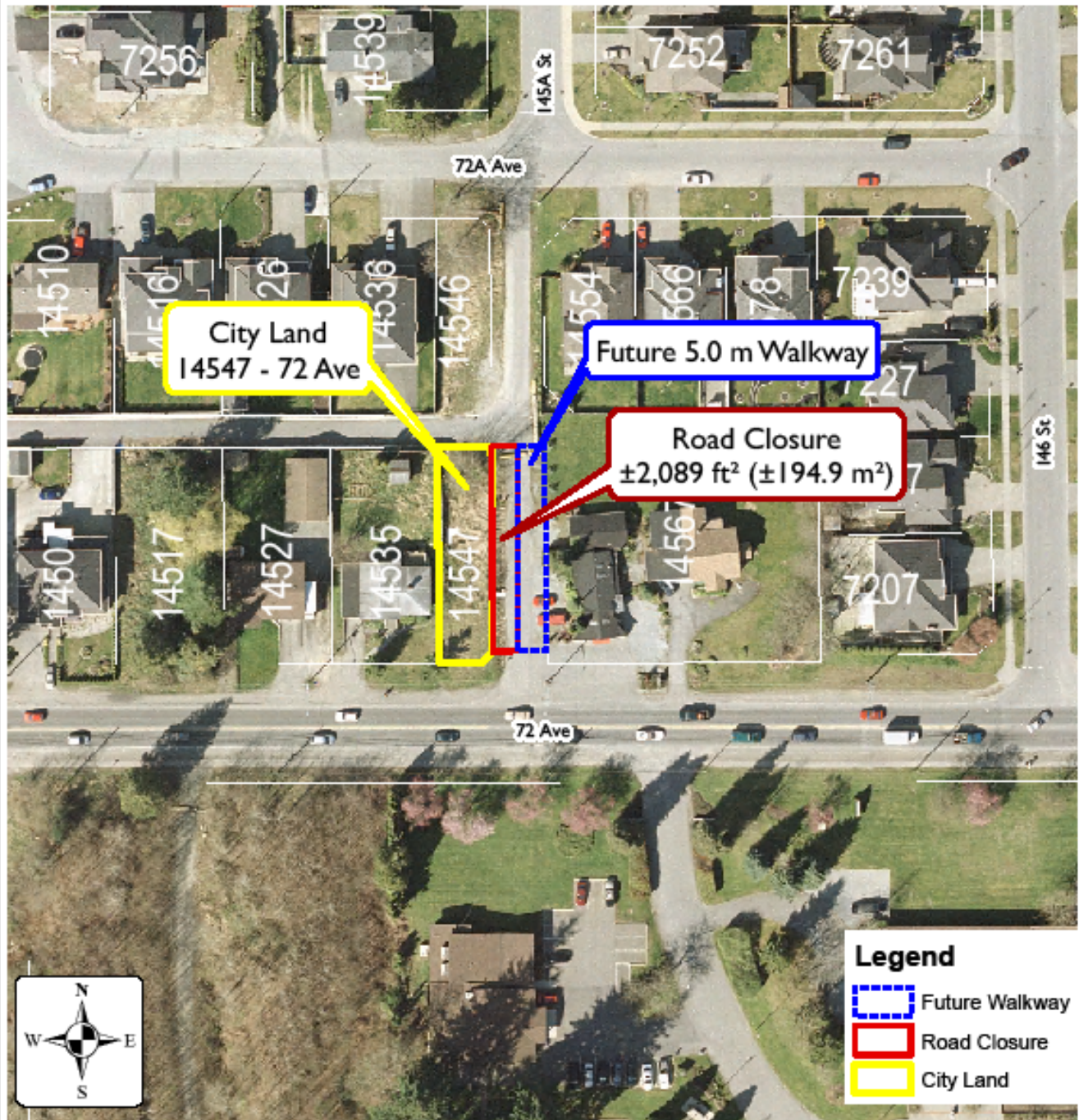
AW/mpr/brb

j:\property\admin\corprpts\2009\03301440-aw.docx  
BRB 5/4/09 10:31 AM

### Appendices

- I. Aerial Photograph of Site
- II. Proposed New Residential Lot

# APPENDIX I AERIAL PHOTOGRAPH OF SITE



PRODUCED BY ENGINEERING, GIS SECTION: April 15, 2009-NGS

Date of Aerial Photography: April 2008



**Road Closure at 145A ST  
Adjacent to 14547 - 72 AVE  
Project: 7908-0065-00**

**GIS  
SECTION**

The data provided is compiled from various sources and IS NOT warranted as to its accuracy or sufficiency by the City of Surrey.  
This information is provided for information and convenience purposes only.  
Lot sizes, Legal descriptions and encumbrances must be confirmed at the Land Title Office.

G:\MAPPING\GIS\MAPS\  
CORPORATE REPORTS\Realty\14547\_72AVE-AP.mxd

# APPENDIX II

SKETCH PLAN OF PROPOSED CONSOLIDATION OF A PORTION OF CLOSED ROAD AND REMAINDER LOT 5 PLAN 21221  
 SECTION 22 TOWNSHIP 2 NEW WESTMINSTER DISTRICT

B.C.G.S. 92G. 016

CIVIC ADDRESS: 14547 - 72 AVE.

**LEGEND**

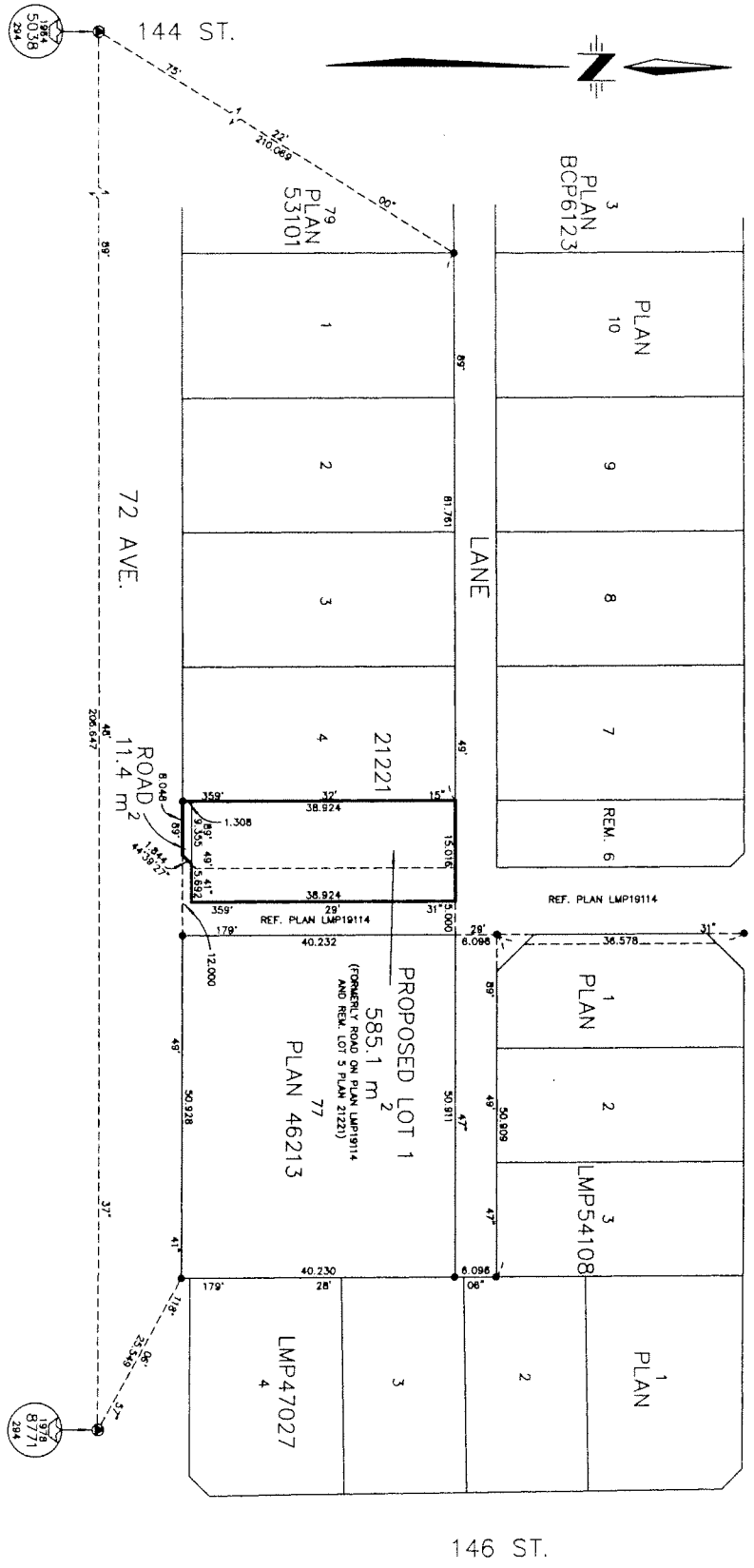
- DENOTES CONTROL MONUMENT FOUND
- DENOTES STANDARD FROM POST FOUND
- DENOTES STANDARD FROM POST SET



INTEGRATED SURVEY AREA NO. 1, SURREY, NAD83 (CSRS)

GRID BEARINGS ARE DERIVED FROM OBSERVATIONS BETWEEN GEOCENTRIC CONTROL MONUMENTS 5049 AND 6771.

THIS PLAN SHOWS HORIZONTAL GROUND-LEVEL DISTANCES EXCEPT WHERE OTHERWISE NOTED. TO COMPUTE GRID DISTANCES, MULTIPLY GROUND LEVEL DISTANCES BY CORRECTION FACTOR 0.9999944.



CITY OF SURREY  
 SURVEY SECTION  
 14245 - 96 AVE  
 SURREY, B.C. V3V 3A2  
 TEL: (604) 581-4444  
 FAX: (604) 581-8693

THIS SKETCH WAS PREPARED FOR MUNICIPAL PURPOSES AND SHALL NOT BE USED TO DEFINE PROPERTY LINES OR PROPERTY CORNERS ACCORDING TO FIELD SURVEY COMPLETED NOVEMBER 20, 2007.

527650SUBSECTION.0W6