

Property Description

The City proposes to close as road and sell a 2,110 m² (22,812 ft.²) portion of o Avenue between 176A Street and 177A Street and a 3,580 m² (38,535 ft.²) portion of 176A Street between o Avenue and 1 Avenue, as shown outlined in red on the Site Plan attached as Appendix II.

The City proposes to acquire:

- a) Lot 1 Section 33 Block 1 North Range 1 East New Westminster District Plan 70143
PID: 002-100-576
- b) Lot 2 Section 33 Block 1 North Range 1 East New Westminster District Plan 70143
PID: 002-100-584
- c) Lot 3 Section 33 Block 1 North Range 1 East New Westminster District Plan 70143
PID: 002-100-606

as shown outlined in blue on the Site Plan attached as Appendix II.

Zoning, Plan Designation and Land Uses

The subject areas included in this proposed purchase and sale proposal are zoned General Agriculture (A-1) Zone and are designated “Agriculture” in the City of Surrey’s Official Community Plan (OCP).

DISCUSSION

The Engineering Department and PWGSC would now like to complete the proposed road closure, sale and acquisition as an administrative “housekeeping” process.

The proposed road closures have been circulated to all concerned City Departments for review and no objections to the closure or disposition have been raised.

As part of the road closure and disposition process, staff will ensure that notice is issued in accordance with provisions of Sections 26 and 94 of the *Community Charter*, SBC, 2003, Chap. 26.

SUSTAINABILITY CONSIDERATIONS

The proposed road closure and disposition support the Surrey Sustainability Charter goal of using the City’s land base efficiently, as the proposed road closure areas are not required for road purposes and are currently integrated within the Federal Government’s Pacific Border Customs Traffic Office complex. In particular, this supports the following City Sustainability Charter scope actions:

- EC1: Corporate Economics Sustainability; and
- EN9: Sustainable Land Use Planning and Development Practices.

The proposed acquisition of Lots 1, 2 and 3 Section 33 Block 1 North Range 1 East New Westminster District Plan 70143 will support the Surrey Sustainability Charter vision of efficiently moving people and goods. In particular, this supports the following City Sustainability Charter scope actions:

- EN13: Enhancing the Public Realm; and
- SC13: Creating a Fully Accessible City.

CONCLUSION

The subject proposed road closure areas are surplus to the City's needs. The Federal lands (Lots 1, 2 and 3 Section 33 Block 1 North Range 1 East New Westminster District Plan 70143) are currently being used as sections of 177A Street and 1 Avenue. Staff have negotiated purchase and sale agreements with PWGSC to sell PWGSC the surplus road areas and acquire from PWGSC the lands required for City road purposes. The terms and conditions that have been negotiated for the proposed agreement are considered reasonable. It is recommended that Council authorize staff to bring forward an appropriate By-law to close the subject road allowance areas in preparation for their sale and approve the acquisition of lands from Her Majesty the Queen, all as generally described in this report.

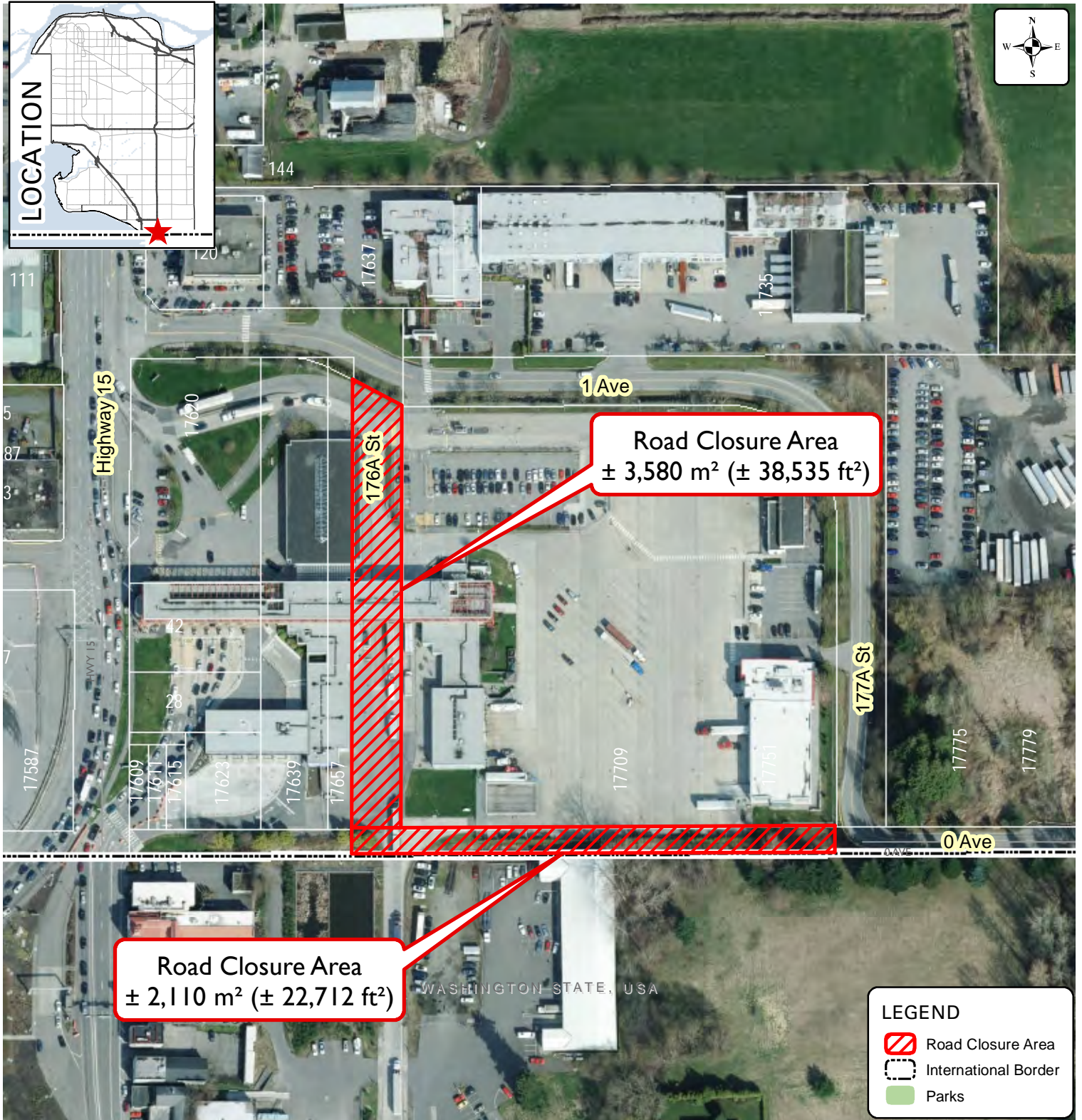
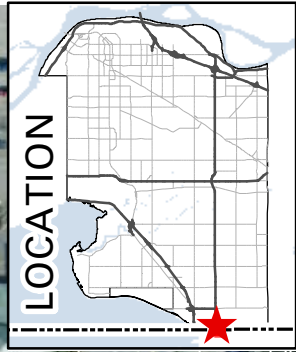
Fraser Smith, P.Eng., MBA
General Manager, Engineering

KSW/amg/clr

Appendix I - Aerial Photograph of Site

Appendix II - Site Plan Showing Lands to be Sold and Acquired

APPENDIX I AERIAL PHOTOGRAPH OF SITE



Produced by GIS Section: 11-Feb-2015, EM9



Closure of a portion of 0 Avenue between Hwy 15 and 177A Street and a portion of 177 Street between 0 and 1st Avenue

ENGINEERING
DEPARTMENT

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.

Source:
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APPENDIX II SITE PLAN



Produced by GIS Section: 12-Feb-2015, EM9



Land to be Sold and
Land to be Acquired by the City

ENGINEERING
DEPARTMENT

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Source: G:\MAPPING\GIS\Maps\CorporateReps\Realty\EM-1Ave&177ASt_AppendixII-AP.mxd