

NO: R227

COUNCIL DATE: November 19, 2018

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## REGULAR COUNCIL

TO: **Mayor and Council**

DATE: **November 15, 2018**

FROM: **General Manager, Engineering  
General Manager, Parks, Recreation & Culture**

FILE: **0870-20/391I**

SUBJECT: **Acquisition of Property at 13791 – 101A Avenue for Parkland Purposes**

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## RECOMMENDATION

The Engineering Department and the Parks, Recreation & Culture Department recommend that Council approve the purchase of the property at 13791 – 101A Avenue (PID: 010-169-067) for parkland purposes, as illustrated on the map attached as Appendix “I”.

## INTENT

The intent of this report is to seek Council’s approval to purchase the property at 13791 – 101A Avenue (the “Property”) for parkland purposes consistent with the Surrey City Centre Plan.

## DISCUSSION

### Property Description:

The Property is an 8,579 ft.<sup>2</sup> parcel located in Surrey City Centre.

### Zoning, Plan Designations and Land Uses

The Property is zoned Single Family Residential (RF) Zone and designated Multiple Residential in the Official Community Plan. The Highest and Best Use of the Property, absent of the park designation, would be for interim holding as Multi-Family Development.

### Purpose of the Acquisition

This acquisition, along with further acquisitions and consolidations, will create a future neighbourhood park in the City Centre neighbourhood. This neighbourhood park will be set in an urban environment and provide local amenities for the existing and future residents. Future park planning, with public consultation, will determine the final scope of amenities within the park.

## **Contract of Purchase and Sale**

A purchase and sale agreement has been negotiated with, and accepted by, the owners of the Property. The agreement is supported by an appraisal that was completed by an accredited, independent appraiser. The agreement is subject to City Council approval on or before November 21, 2018. Sale completion will take place upon registration of the transfer documentation in the Land Title Office.

## **Funding for Purchase**

The Finance Department has confirmed that funds for this acquisition are available from the Park Acquisition Program.

## **SUSTAINABILITY CONSIDERATIONS**

Acquiring the Property supports the objectives of the City's Sustainability Charter 2.0. In particular, this acquisition relates to the Sustainability Charter 2.0 themes of Built Environment and Neighbourhoods, and Health and Wellness. Specifically, this acquisition supports the following Desired Outcomes ("DO") and Strategic Direction ("SD"):

- Neighbourhoods and Urban Design DO3: The City Centre is a dynamic, attractive and complete metropolitan area and important international destination and is one of North America's most liveable and desirable downtowns;
- Neighbourhoods and Urban Design DO5: Trees, green spaces and natural areas are integrated into all neighbourhoods;
- Wellness and Recreation DO8: Residents feel a sense of belonging and connectedness, and have opportunities for social interaction in their neighbourhoods and community; and
- Wellness and Recreation SD6: Provide opportunities for all residents, especially children, to interact with green spaces and trees.

## **CONCLUSION**

The terms of the purchase and sale agreement are considered reasonable. This acquisition will assist in providing a future neighbourhood park in the City Centre.

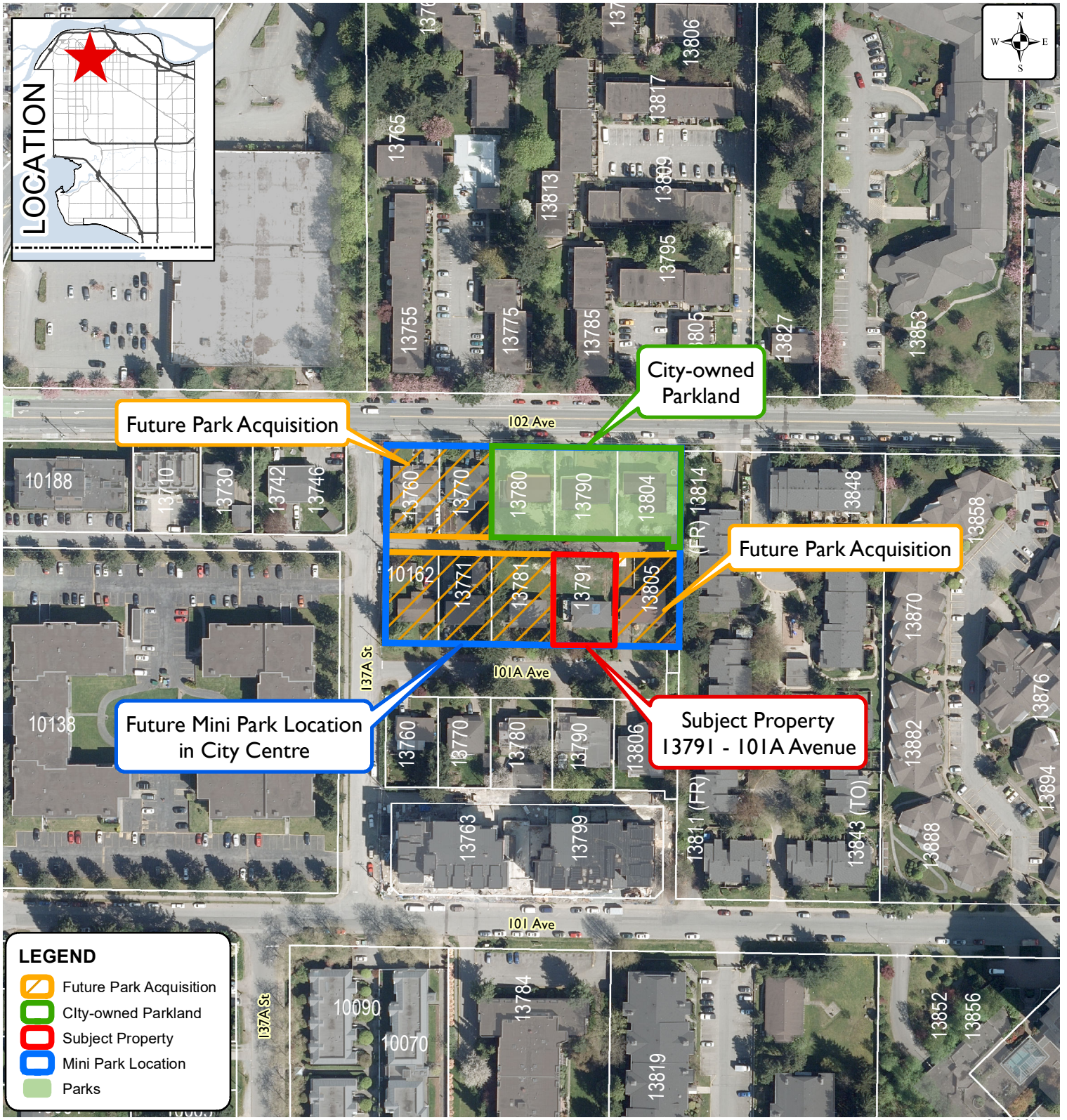
Fraser Smith, P.Eng, MBA  
General Manager,  
Engineering

Laurie Cavan  
General Manager,  
Parks, Recreation & Culture

BLO/amg/jma

Appendix "I" - Aerial Photograph of Site

# AERIAL PHOTOGRAPH OF SITE APPENDIX "I"



Produced by GIS Section: 15-Nov-2018, P205934

Date of Aerial Photograph: April 27, 2018

Scale: 1:2,000

0 10 M



## SUBJECT PROPERTY 13791 - 101A 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.