

DATE: October 9, 2019

TO: MAYOR AND COUNCIL

NAME AND TITLE: IAN WELLS, GENERAL MANAGER, PLANNING AND DEVELOPMENT

SUBJECT: 1357 PG Pulpmill Road Closure Bylaw No. 9056, 2019

ATTACHMENTS: Appendix "A" - Proposed Road Closure
Exhibit "A" - Proposed Consolidation
Exhibit "B" - Location Map

RECOMMENDATION:

THAT Council GIVE FIRST and SECOND READINGS to "City of Prince George 1357 PG Pulpmill Road Closure Bylaw No. 9056, 2019".

PURPOSE:

This purpose of this report is to request City Council's approval to close the road area as shown on Appendix "A" with the intent to sell the closed road area together with the previously closed road area under Plan 30729, also shown on Appendix "A", to the adjacent property owner, Canfor Pulp Ltd. The proposed closure and sale provides the owner the ability to consolidate the closed road areas with their adjacent property.

POLICY/REGULATORY ANALYSIS:

Under the "City of Prince George Positions and Delegation of Authority Bylaw No. 8340, 2011, Amendment Bylaw No. 8663, 2015" Real Estate Services has approved the sale of all of the dedicated road area of approximately 0.50 hectares shown on Appendix "A" for purchase by the adjacent landowner, Canfor Pulp Ltd.

Proposed Bylaw 9056, 2019 authorizes the City to close that road area as shown on Appendix "A" and remove its road dedication thereby allowing for consolidation of the 804.7m² road area with the previously closed road area and adjacent lands being Lot A District Lot 823 Cariboo District Plan 16655 as shown by the heavy outlined area on the Proposed Consolidation Plan attached hereto as Exhibit "A".

STRATEGIC PRIORITIES:

Closing the road area and consolidating it with the adjacent lands will enable the approved sale to occur; as well, closure will address the following areas:

- Sustainable Fiscal Management
- Sustainable Infrastructure
- Diversifying our Economy

FINANCIAL CONSIDERATIONS:

The purchase price for the subject road area and previously closed road area is \$36,000.00 plus GST. Administration feels that this price is fair market value.

SUMMARY AND CONCLUSION:

Real Estate Division has conducted a circulation of the road closure proposal to various external utilities. Shaw Cable, BC Hydro and Fortis BC do not have any concerns with this closure. Telus Communications have advised that they will require a Statutory Right of Way.

As the road area to be closed is not located within 800 meters of an arterial highway and does not affect access to the river, the Ministry of Transportation's approval is not required.


If approved, the bylaw and consolidation plans will be deposited at the Land Title Office to consolidate the road areas with the adjacent Lots as shown on Exhibit "A" Proposed Consolidation.

RESPECTFULLY SUBMITTED:



Ian Wells,
General Manager, Planning and Development

APPROVED:



Kathleen Soltis, City Manager
Meeting date: October 23, 2019

Edoc #521653