



Item.....
Meeting2016 Jul 25

COUNCIL REPORT

TO: CITY MANAGER **DATE:** 2016 Jul 20
FROM: DIRECTOR PARKS, RECREATION & CULTURAL SERVICES **FILE:** 61100-20
SUBJECT: WILLINGDON HEIGHTS PARK - DEMOLITION OF CITY-OWNED STRUCTURE AT 1440 GILMORE AVENUE
PURPOSE: To request Council authorization for the demolition of the city-owned structure at 1440 Gilmore Avenue.

RECOMMENDATION:

1. **THAT** Council be requested to authorize the sale for moving or salvage or demolition of the structures, including all outbuildings and fences at 1440 Gilmore Avenue.

REPORT

At its "Open" Meeting of 2016 July 20, the Parks, Recreation and Culture Commission received the attached report and adopted the recommendation contained therein.

A handwritten signature in black ink, appearing to read "D. Ellenwood".

Dave Ellenwood
DIRECTOR PARKS, RECREATION & CULTURAL SERVICES

DE:km
Attachment
Willingdon Heights 1440 Gilmore Aven demolition (2016.07.25)

Copied to: City Solicitor
Director of Engineering
Director of Planning

TO: CHAIR AND MEMBERS
PARKS, RECREATION & CULTURE COMMISSION

FROM: DIRECTOR PARKS, RECREATION &
CULTURAL SERVICES

**SUBJECT: WILLINGDON HEIGHTS PARK - DEMOLITION OF CITY-OWNED
STRUCTURE AT 1440 GILMORE AVENUE**

RECOMMENDATION:

1. **THAT** Council be requested to authorize the sale for moving or salvage or demolition of the structures, including all outbuildings and fences at 1440 Gilmore Avenue.

REPORT

The Chief Licence Inspector has advised that the interim rental property at 1440 Gilmore Avenue, within Willingdon Heights Park, is presently vacant. This provides an opportunity to advance the removal and/or demolition of this City-owned structure to further the intended transition of the land acquired on this block of Gilmore Avenue to park use.

The subject property, 1440 Gilmore Avenue was acquired on 1999 June 17 for Willingdon Heights Park and has since been held as an interim residential rental property. The location of the subject property is illustrated in the attached sketch (Attachment #1).

The subject property is improved with a 1,306 square foot three bedroom single family dwelling with finished basement built in 1947. The house is currently vacant and a recent inspection has determined that although the structure is in fair condition, approximately \$20,000 in upgrades would be required prior to re-tenanting this interim rental house. A financial analysis has determined that it is not considered economical to upgrade the house for continued rental purposes given the short holding period before the land is needed for park development. Parks staff concur with this assessment, and note that removal of the structure from the property will further the intended transition of the land on this block of Gilmore Avenue to park use.

To: City Manager
From: Director Parks, Recreation & Cultural Services
Re: Willingdon Heights Park - Demolition of City-
Owned Structure at 1440 Gilmore Avenue
2016 Jul 25..... Page 2

The structure on the subject property is not listed on the City Heritage Inventory or Community Heritage Register.

In order to proceed with the removal and/or demolition of the structure, including any outbuildings, at 1440 Gilmore Avenue, Commission and Council approval is requested.



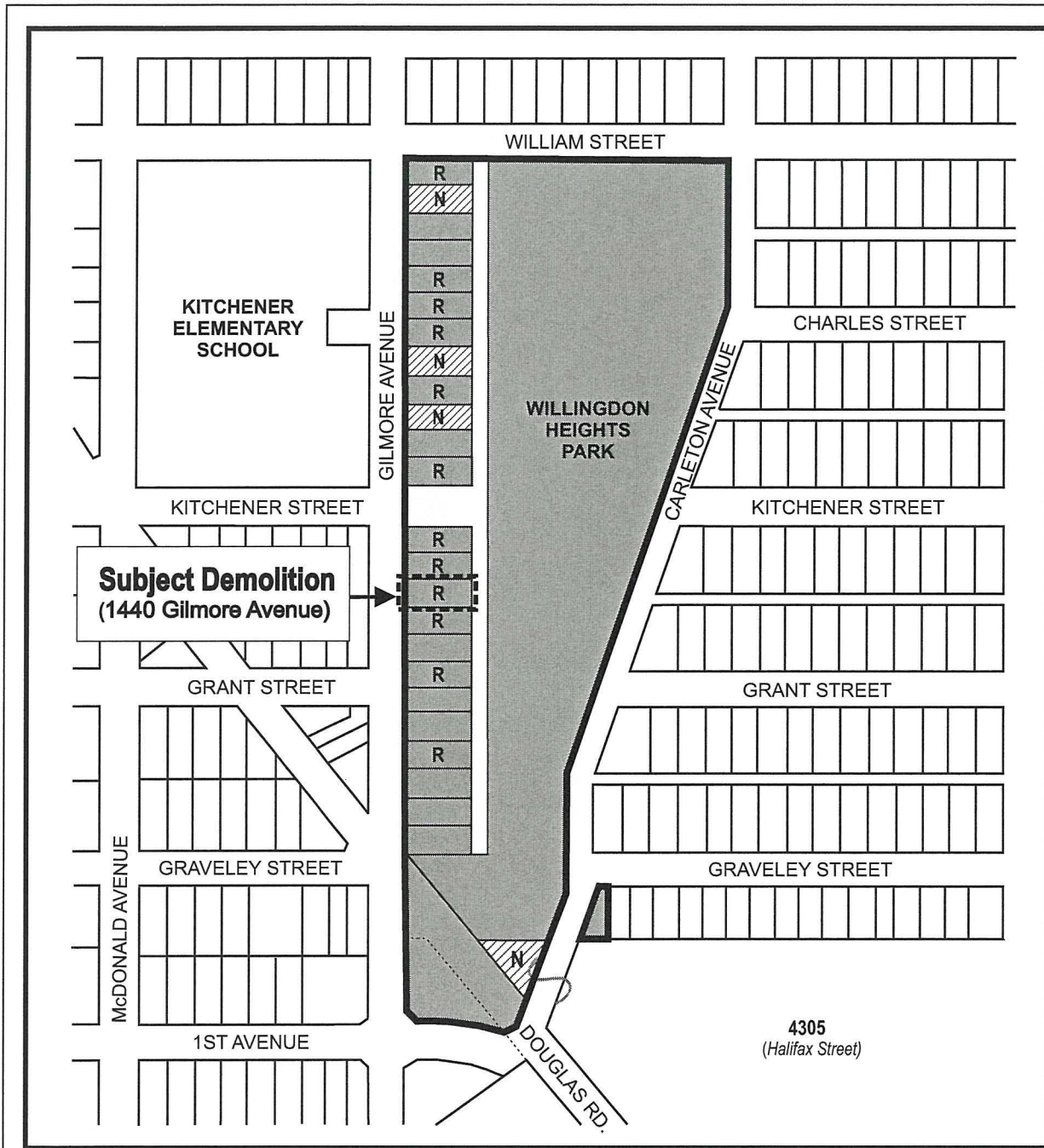
Dave Ellenwood
DIRECTOR PARKS, RECREATION & CULTURAL SERVICES

ATS:ats:km

Attachment

P:\admin\shared\as\commission report_1440 Gilmore Ave demolition

Copied to: Chief Licence Inspector
City Solicitor
Assistant Director Engineering, Facilities Management
Director Engineering
Director Finance
Director Planning and Building
Deputy City Manager



Willingdon Heights Park

Subject Demolition: 1440 Gilmore Avenue

NOTE: Last revision to park boundary was adopted by Commission on 98/05/26.



LEGEND:

- Subject Acquisition
- Proposed Park Area
- Proposed for Acquisition
- Authority to Negotiate
- Existing Park Property
- R Interim Rental House

Scale = N.T.S.

P.A.P. Sketch # 55

Attachment #1