



Local Improvement Construction Bylaw No. 7356

The Council of the City of Richmond enacts as follows:

PART ONE: DESCRIPTION OF LOCAL IMPROVEMENT

1.1 The construction of basic ditch elimination in Section 3, Block 4 North, Range 7 West on 2nd Avenue for a total distance of 360 metres, at the following locations:

- (a) 2nd Avenue: East side from south side of Steveston Highway to south side of Hunt Street;
- (b) Hunt Street: North side from east side of 2nd Avenue to lane;
- (c) Regent Street: North side from east side of 2nd Avenue to lane; and
- (d) Georgia Street: Frontage of 3671 to east side of 2nd Avenue and frontage of 11451 2nd Avenue.

is authorized to be undertaken as a local improvement.

1.2 The lifetime of the **work** referred to in section 1.1 is 20 years and the estimated cost of such **work** is \$189,990.

1.3 The share of the estimated cost of **work** to be borne by the **parcels** which benefit from or abut the **work** is \$80,147.63 and the share to be borne by the **City** is \$109,842.37.

1.4 The estimated annual charge to be specifically charged against **parcels** benefiting from or abutting the **work** is \$527.75 per metre of taxable frontage, payable in 15 annual instalments.

PART TWO: FRONTAGES

2.1 The total actual frontages of **parcels** benefiting from or abutting the work is 306.6 metres.

2.2 The total taxable frontages of the **parcels** benefiting from or abutting the work is 227.8 metres.

2.3 The taxable frontage, estimated annual charge, and commuted payment amount for each **parcel** benefiting from or abutting the work is:

Civic Address/ Legal Description of Property	Taxable frontage (metres)	Estimated Annual Charge for 15-Year Period	Estimated Single Lump Sum Payment
11000 2 nd Avenue Lot 10 Block 73 Section 3 Block 3 North Range 7 West and of Section 34 Block 4 North Range 7 West New Westminster District Plan 249	8.31	\$412.79	\$4,358.00
11080 2 nd Avenue Lot 9 Block 73 Section 3 Block 3 North Range 7 West New Westminster District Plan 249	19.21	\$960.29	\$10,138.08
11451 2 nd Avenue Lot 1 Block 53 Section 3 Block 3 North Range 7 West New Westminster District Plan 249	19.21	\$960.29	\$10,138.08
3671 Georgia Street Lot 2 Block 53 Section 3 Block 3 North Range 7 West New Westminster District Plan 249	10.06	\$502.89	\$5,309.17
3711 Hunt Street Lot 8 Block 73 Section 3 Block 3 North Range 7 West New Westminster District Plan 249	10.06	\$502.89	\$5,309.17
3711 Regent Street Lot 9 Block 70 Section 3 Block 3 North Range 7 West New Westminster District Plan 249	10.06	\$502.89	\$5,309.17
3731 Hunt Street Lot 7 Block 73 Section 3 Block 3 North Range 7 West New Westminster District Plan 249	10.06	\$502.89	\$5,309.17
3731 Regent Street Lot 8 Block 70 Section 3 Block 3 North Range 7 West New Westminster District Plan 249	10.06	\$502.89	\$5,309.17
3751 Hunt Street Lot 6 Block 73 Section 3 Block 3 North Range 7 West New Westminster District Plan 249	10.06	\$502.89	\$5,309.17

Civic Address/ Legal Description of Property	Taxable frontage (metres)	Estimated Annual Charge for 15-Year Period	Estimated Single Lump Sum Payment
3751 Regent Street	10.06	\$502.89	\$5,309.17
Lot 7 Block 70 Section 3 Block 3 North Range 7 West New Westminster District Plan 249			
3771 Hunt Street	10.06	\$502.89	\$5,309.17
Lot 5 Block 73 Section 3 Block 3 North Range 7 West New Westminster District Plan 249			
3771 Regent Street	10.06	\$502.89	\$5,309.17
Lot 6 Block 70 Section 3 Block 3 North Range 7 West New Westminster District Plan 249			
3791 Regent Street	10.06	\$502.89	\$5,309.17
Lot 5 Block 70 Section 3 Block 3 North Range 7 West New Westminster District Plan 249			
3811 Hunt Street	10.06	\$502.89	\$5,309.17
Lot 4 Block 73 Section 3 Block 3 North Range 7 West New Westminster District Plan 249			
3811 Regent Street	10.06	\$502.89	\$5,309.17
Lot 4 Block 70 Section 3 Block 3 North Range 7 West New Westminster District Plan 249			
3831 Hunt Street	10.06	\$502.89	\$5,309.17
Lot 3 Block 73 Section 3 Block 3 North Range 7 West New Westminster District 249			
3831 Regent Street	10.06	\$502.89	\$5,309.17
Lot 3 Block 70 Section 3 Block 3 North Range 7 West New Westminster District Plan 249			
3851 Hunt Street	20.12	\$1,005.78	\$10,618.78
Lot "A" Block 73 Section 3 Block 3 North Range 7 West New Westminster District Plan 249			

Civic Address/ Legal Description of Property	Taxable frontage (metres)	Estimated Annual Charge for 15-Year Period	Estimated Single Lump Sum Payment
3851 Regent Street Lot 2 Block 70 Section 3 Block 3 North Range 7 West New Westminster District Plan 249	10.06	\$502.89	\$5,309.17
3871 Regent Street Lot 1 Block 70 Section 3 Block 3 North Range 7 West New Westminster District Plan 249	10.06	\$502.89	\$5,309.17

PART THREE: INTERPRETATION

4.1 In this Bylaw, unless the context otherwise requires:

- CITY** means the City of Richmond.
- PARCEL** means a lot, block, or other area in which land is held or into which land is legally subdivided.
- WORK** means the local improvement specified in section 1.1 and authorized under Part 19 of the *Local Government Act*

PART FOUR: SEVERABILITY AND CITATION

- 4.1 If any part, section, subsection, clause, or sub clause of this bylaw is, for any reason, held to be invalid by the decision of a court of competent jurisdiction, such decision does not affect the validity of the remaining portions of this bylaw.
- 4.2 This bylaw is cited as “**Local Improvement Construction Bylaw No. 7356**”.

FIRST READING

JUN 24 2002

SECOND READING

JUN 24 2002

THIRD READING

JUN 24 2002

ADOPTED

CITY OF RICHMOND
APPROVED for content by originating dept.
APPROVED for legality by Solicitor

MAYOR

CITY CLERK



A Bylaw to Authorize the Exchange of Certain Portions of a Road for Other Lands in Section 35 Block 5 North Range 6 West New Westminster District

The Council of the City of Richmond enacts as follows:

1. Pursuant to the Local Government Act, being Chapter 323 of the Revised Statutes of British Columbia 1996, as amended, the Council of the City of Richmond does grant and dispose to the City of Richmond or nominee.

All and singular that certain parcel of tract of land in the City of Richmond contained in Section 35 Block 5 North Range 6 West dedicated as "lane" on Plan LMP35075 and being more particularly described as Parcels "A" and "B"

as shown on Reference Plan to Accompany Bylaw 7393 prepared by Hans J. Troelsen, B.C.L.S. and completed on the 31st day of May 2002 a paper print of which is attached hereto.

2. The Mayor and Clerk are hereby authorized to execute a Form of Transfer to have effect as a Crown Grant disposing, conveying and granting the said Parcels "A" and "B" unto the City of Richmond, or its nominee, by affixing the seal of the City thereto and attesting to the fact by signing their names.
3. The said Parcels "A" and "B" described in Section 1 of this Bylaw shall be stopped-up and closed to traffic.
4. It shall be lawful, pursuant to the said Chapter 323 of the Revised Statutes of British Columbia, 1996, for the City of Richmond, or its nominee, to enter into a Form of Transfer or file a subdivision plan for the purpose of disposing, conveying and granting to Her Majesty the Queen in Right of the Province of British Columbia, in exchange for the said Parcels "A" and "B", the following lands:

Parcel "C" of (PID: 023-897-953) Part of Lot 117 Section 35 Block 5 North Range 6 West New Westminster District Plan LMP35075

as shown on the Reference Plan to Accompany Bylaw No. 7393 prepared by Hans J. Troelsen, B.C.L.S. and completed on the 31st day of May 2002 a paper print of which is attached hereto, such land being necessary for the purpose of establishing a roadway within the City of Richmond.

- 5. The said land so received under Section 4 of this Bylaw shall be and the same is hereby dedicated as a public lane.
- 6. This Bylaw is cited as "Road Exchange Bylaw 7393".

FIRST READING

JUN 24 2002

SECOND READING

JUN 24 2002

THIRD READING

JUN 24 2002

DULY ADVERTISED ON

JUN 30 2002

DULY ADVERTISED ON

JUL 04 2002

ADOPTED



MAYOR

CITY CLERK



Area Context Plan

118

Original Date: 06/05/02

Revision Date:

Note: Dimensions are in METRES

REFERENCE PLAN TO ACCOMPANY THE CITY OF RICHMOND ROAD EXCHANGE
BYLAW NO. 7393 OVER PART OF SECTION 35 BLOCK 5 NORTH
RANGE 6 WEST NEW WESTMINSTER DISTRICT

B.C.G.S. 92G.015
PURSUANT TO SECTION 120 LAND TITLE ACT

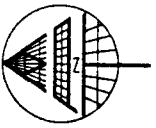
PLAN LMP

REF. No.

Deposited in the Land Title Office
at New Westminster, B.C.
This ___ day of ___ 20

Deputy Registrar

This plan lies within the
Greater Vancouver Regional District

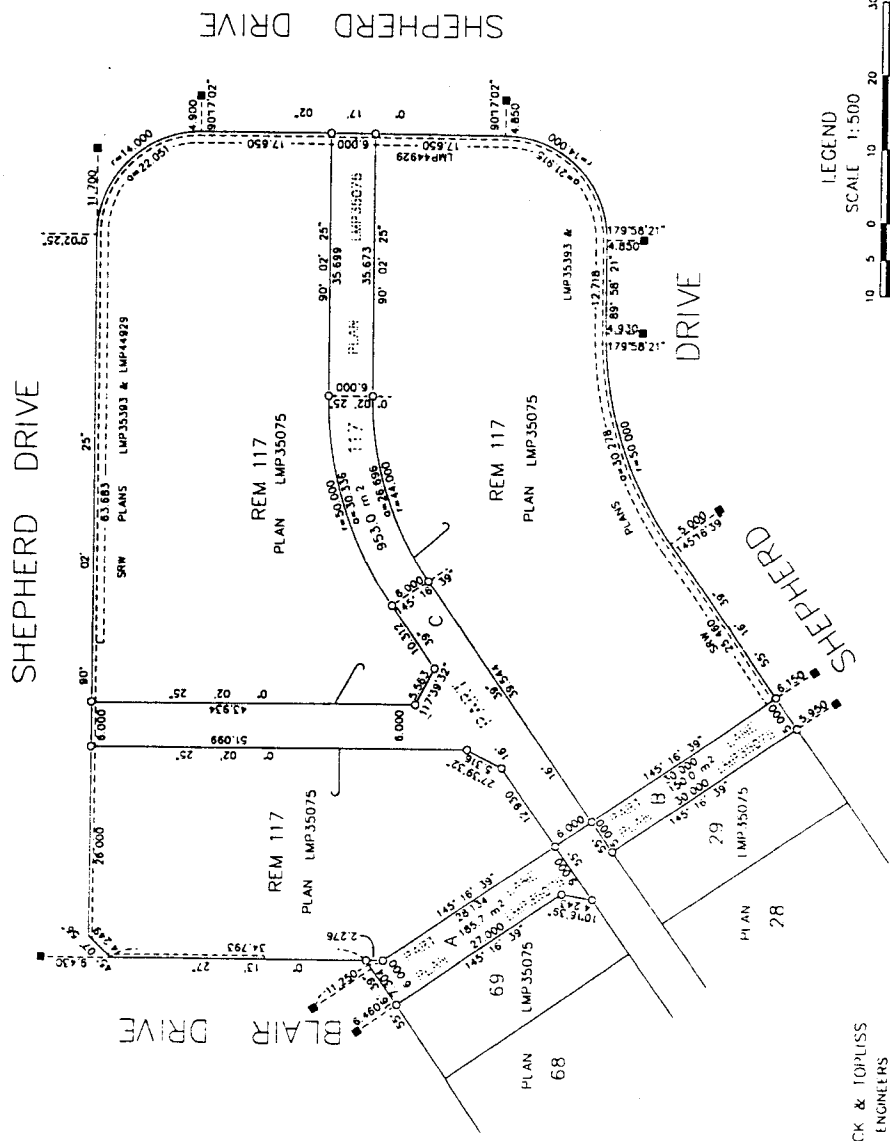


BOOK OF REFERENCE

DESCRIPTION

PART OF LOT 117 SECTION 35 BLOCK 5 NORTH
RANGE 6 WEST N.W.D. PLAN LMP35075

PARTS OF LANE DEDICATED ON PLAN LMP35075



119

Transfer(s) Signature(s)

CITY OF RICHMOND by
its authorized signatories

Julieann D. Brodie
Authorized Signatory

J. RICHARD MCKENNA
City Clerk
Authorized Signatory

Execution
Date

Table with columns Y, M, D for execution date.

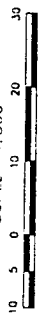
Officer Signature(s)

Paul Kendrick,
Solicitor
City of Richmond,
6911 No. 3 Road,
Richmond, B.C. V6Y 2C1
276-4000

as to the signature of
J. RICHARD MCKENNA

OFFICER CERTIFICATION: Your signature constitutes a representation that you are
a solicitor, notary public or other person authorized by the Evidence Act,
R.S.B.C. 1979, c. 116, to take affidavits for use in British Columbia and
certifies the matters set out in Part 5 of the Land Title Act as they pertain to
the execution of this instrument

LEGEND
SCALE 1:500



- All distances are in metres.
- Grid bearings are derived from PLAN LMP35075
- indicates Standard Iron Post Found
- indicates Standard Iron Post Placed
- indicates Lead Plug Found

This plan shows ground level measured distances
Prior to computation of U.T.M. co-ordinates, multiply
by mean combined factor 0.9996534

I, HANS J. TROELSEN, a British Columbia Land Surveyor, of
the City of Richmond, in British Columbia, certify
that I was present at and personally supervised the
survey represented by this plan, and that the survey
and plan are correct. The survey was completed on
the ___ day of ___ 2002.

MAITSON PECK & TOPLISS
SURVEYORS & ENGINEERS
#210 - 8171 Cook Road
Richmond, B.C.
V6V 3J8
Ph: 604 270 9131
Fax: 604 270 4137