

Council Memo



To	City Council
Service Area	Public Services
Date	Monday, June 29, 2020
Subject	238 Willow Road Application

This memo is being circulated to provide clarity to Council on the amount of parkland dedication the applicant will be required to submit to the City should Council adopt the recommendations as outlined in the February 3, 2020 [Staff Report](#).

As outlined, the property known as 238 Willow Road is a parcel of land that contains an existing 83 unit high-density apartment dwelling. On behalf of the property owner, Sutcliffe Homes Inc., building permit application number 19 005894 PR was submitted. That permit showed an increase from 83 to 85 dwelling units by converting an existing recreational space to two residential units.

City staff have received an appraisal from the applicant. As outlined in bylaw (2019)-20366, staff have reviewed this appraisal and found it to be acceptable.

As per the valuation noted within the appraisal and as per the Parkland Dedication Bylaw, the applicant will be required to submit cash in lieu of parkland dedication in the amount of \$7,170.60 per unit.

Should council adopt the staff recommendation to apply parkland dedication to the two units being proposed for development only, the total fee for cash in lieu of parkland dedication for this application will be \$14,341.20.

This memo was approved by:

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