
CITY OF KELOWNA

MEMORANDUM

Date: February 15, 2005
File No.: 5210-07 Knox Mtn Slide

To: City Manager

From: Director of Works and Utilities

Subject: Trench Place Earth Movement

RECOMMENDATION:

THAT Council authorize the restoration of the slope above Trench Place as outlined in the report of the Director of Works and Utilities dated February 15, 2005;

AND THAT Council approve funding of \$600,000 with \$300,000 from the Permit Revenue Averaging Reserve and \$300,000 from the Insurance Deductible Reserve;

AND FURTHER THAT the 2005 Financial Plan be amended to provide for these expenditures.

DISCUSSION:

Earth movement on city land above Trench Place was reported in mid October of 2004. This slope is an extension of the Knox Mountain Park and has a history of instability due to soil types and groundwater conditions. Monitoring with the assistance of a geotechnical consultant was immediately initiated. In early January of 2005 increased movement of the slope led to a decision to recommend to residents of the two duplexes to evacuate these premises. The geotechnical consultant was directed to conduct an investigation leading to a strategy to stabilize this slope. Significant additional movement was experienced over the month of January.

The consultant has recommended construction of a large toe berm along the north side of Trench Place and reshaping of the slope between Royal View Drive and Trench Place between two natural ridges on the slope. It will be necessary to bring in 22,000 cubic meters of additional material to construct the berm.

The proposed works also require the removal of the two duplexes that were constructed into this hillside. The consultant advised that due to the movement that has occurred that continued safe occupation of the homes could not be achieved. The recommended slope restoration also involves placement of the berm on the private properties. Recognizing the slope instability on city land was the cause of the inability to continue to allow habitation of the houses, the City has successfully negotiated the acquisition of both buildings from the 3 property owners at a cost of \$780,000. Relocation of these structures to a new location will be evaluated over the coming weeks and will be dependent on a number of factors including geotechnical safety and potential suitable locations.

The cost of the restoration of the slope, resident/owner assistance, and relocation/demolition of the buildings are estimated at \$600,000. Funding has been identified by the Finance Department from the Permit Revenue Averaging Reserve and the Insurance Deductible Reserve.

Slope restoration works are expected to proceed in the next few weeks with house removals after registration of properties in Provincial Land Titles.

John Vos

Attachment

cc. Director of Financial Services
Roadways Superintendent