



CORPORATION OF THE DISTRICT OF MAPLE RIDGE

TITLE: *MUNICIPAL LANDS: ACQUISITION*
POLICY NO. *5.28*
APPROVAL DATE: *December 9, 1996*

POLICY STATEMENT:

- 1) The Municipality will negotiate with a property owner in good faith for the purchase of a property.
- 2) Whenever possible, the Municipality will negotiate with a property owner on a willing-seller/willing-buyer basis.
- 3) The Municipality will be guided in its negotiations for required property acquisitions by the principle of Fair Market Value.
- 4) A property to be acquired shall be valued at its Highest and Best Use, regardless of the use that the Municipality might have for the property.

PURPOSE:

To provide a policy reflecting a fair and equitable approach to property acquisition.

DEFINITIONS:

The concept of Highest and Best Use includes investigation into the components of legality, achievability, probability and marketability.

REFERENCE:

"Guidelines for Acquisition of Road Allowances."