

THE CORPORATION OF THE DISTRICT OF SURREY

BY-LAW NO. 11931

A by-law to amend the provisions of  
"Surrey Zoning By-law, 1979, No. [5942](#),"  
as amended.

.....

NOW, THEREFORE, the Municipal Council of The Corporation of the District of Surrey, in open meeting assembled,  
ENACTS AS FOLLOWS:

1. "Surrey Zoning By-law, 1979, No. [5942](#), as amended, is hereby further amended as follows:

(1) PART XVI - R-H(G) HALF-ACRE RESIDENTIAL - GROSS DENSITY ZONE is amended in Section L.,  
OFF-STREET PARKING AND STORAGE, by deleting Sub-section 4 and inserting Sub-section 4 and Sub-section 5  
in its place, as follows:

"4. Outside Parking and Storage of House Trailer or Boat.

No outside parking or storage of a house trailer or boat is permitted between the front property line and the dwelling, nor within the required side yards adjacent to the dwelling, nor closer than 1 metre to the side property line, except as herein provided.

(a) On lots which have no vehicular access to the rear yard or where access is not feasible through modification of landscaping, or fencing or both, either one house trailer or one boat may be parked in the front driveway or to the side of the front driveway or in the side yard, but no closer than 1 metre to a side property line nor within 1 metre of the front property line subject to the residential parking requirements contained under Part V of the Surrey Zoning By-law.

(b) Notwithstanding paragraph (a) herein above, no outside parking or storage of a house trailer or boat is permitted on corner lots in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines.

5. The parking or storage of house trailers or boats shall be screened by compact evergreen trees or shrubs at least 1.8 metres in height located between the said house trailer or boat and any point on the property line within 7.5 metres of the said house trailer or boat,

(a) on a corner lot to obscure the view from the closest abutting street, however this required landscape screening shall not be located in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines,

(b) where a front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property,

(c) where land beside the front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property and from the abutting street, and

(d) in the case of rear yards, this screening requirement can be fulfilled by substituting a 1.8 metre high solid fence."

(2) PART XVII - R-1 RESIDENTIAL ZONE NO. ONE (1) is amended in Section F., OFF-STREET PARKING AND STORAGE, by deleting Sub-section 4 and inserting Sub-section 4 and Sub-section 5 in its place as follows:

"4. Outside Parking and Storage of House Trailer or Boat.

No outside parking or storage of a house trailer or boat is permitted between the front property line and the dwelling, nor within the required side yards adjacent to the dwelling, nor closer than 1 metre to the side property line, except as herein provided.

(a) On lots which have no vehicular access to the rear yard or where access is not feasible through modification of landscaping, or fencing or both, either one house trailer or one boat may be parked in the front driveway or to the side of the front driveway or in the side yard, but no closer than 1 metre to a side property line nor within 1 metre of the front property line subject to the residential parking requirements contained under Part V of the Surrey Zoning By-law.

(b) Notwithstanding paragraph (a) herein above, no outside parking or storage of a house trailer or boat is permitted on corner lots in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines.

5. The parking or storage of house trailers or boats shall be screened by compact evergreen trees or shrubs at least 1.8 metres in height located between the said house trailer or boat and any point on the property line within 7.5 metres of the said house trailer or boat,

(a) on a corner lot to obscure the view from the closest abutting street, however this required landscape screening shall not be located in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines,

(b) where a front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property,

(c) where land beside the front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property and from the abutting street, and

(d) in the case of rear yards, this screening requirement can be fulfilled by substituting a 1.8 metre high solid fence."

(3) PART XVIII - R-F FAMILY RESIDENTIAL ZONE is amended in Section J., OFF-STREET PARKING AND STORAGE, by deleting Sub-section 4 and inserting Sub-Section 4 and Sub-section 5 in its place, as follows:

"4. Outside Parking and Storage of House Trailer or Boat.

No outside parking or storage of a house trailer or boat is permitted between the front property line and the dwelling, nor within the required side yards adjacent to the dwelling, nor closer than 1 metre to the side property line, except as herein provided.

(a) On lots which have no vehicular access to the rear yard or where access is not feasible through modification of landscaping, or fencing or both, either one house trailer or one boat may be parked in the front driveway or to the side of the front driveway or in the side yard, but no closer than 1 metre to a side property line nor within 1 metre of the front property line subject to the residential parking requirements contained under Part V of the Surrey Zoning By-law.

(b) Notwithstanding paragraph (a) herein above, no outside parking or storage of a house trailer or boat is permitted on corner lots in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines.

5. The parking or storage of house trailers or boats shall be screened by compact evergreen trees or shrubs at least 1.8 metres in height located between the said house trailer or boat and any point on the property line within 7.5 metres of the said house trailer or boat,

(a) on a corner lot to obscure the view from the closest abutting street, however this required landscape screening shall not be located in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines,

(b) where a front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property,

(c) where land beside the front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property and from the abutting street, and

(d) in the case of rear yards, this screening requirement can be fulfilled by substituting a 1.8 metre high solid fence."

(4) Part XVIII(A) -R-F(D) FAMILY RESIDENTIAL DUPLEX ZONE is amended in Section I , OFF-STREET

PARKING AND STORAGE, by deleting Sub-section 3 and inserting Sub-section 3 and Sub-section 4 in its place as follows:

"3. Outside Parking and Storage of House Trailer or Boat

No outside parking or storage of a house trailer or boat is permitted between the front property line and the dwelling, nor within the required side yards adjacent to the dwelling, nor closer than 1 metre to the side property line, except as herein provided.

(a) On lots which have no vehicular access to the rear yard or where access is not feasible through modification of landscaping, or fencing or both, either two house trailers or two boats may be parked on the front driveway or to the side of the front driveway or in the side yard, but no closer than 1 metre to a side property line nor within 1 metre of the front property line subject to the residential parking requirements contained under Part V of the Surrey Zoning By-law.

(b) Notwithstanding paragraph (a) herein above, no outside parking or storage of a house trailer or boat is permitted on corner lots in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines.

4. The parking or storage of house trailers or boats shall be screened by compact evergreen trees or shrubs at least 1.8 metres in height located between the said house trailer or boat and any point on the property line within 7.5 metres of the said house trailer or boat,

(a) on a corner lot to obscure the view from the closest abutting street, however this required landscape screening shall not be located in an area bounded by the intersecting property lines at a street and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines,

(b) where a front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property,

(c) where land beside the front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property and from the abutting street, and

(d) in the case of rear yards, this screening requirement can be fulfilled by substituting a 1.8 metre high solid fence."

(5) PART XIX - R-F(R) RESTRICTED SINGLE FAMILY RESIDENTIAL ZONE is hereby amended in Section K., OFF-STREET PARKING AND STORAGE, by deleting Sub-section 4 and inserting Sub-section 4 and Sub-section 5 in its place as follows:

"4. Outside Parking and Storage of House Trailer or Boat.

No outside parking or storage of a house trailer or boat is permitted between the front property line and the dwelling, nor within the required side yards adjacent to the dwelling, nor closer than 1 metre to the side property line, except as herein provided.

(a) On lots which have no vehicular access to the rear yard or where access is not feasible through modification of landscaping, or fencing or both, either one house trailer or one boat may be parked in the front driveway or to the side of the front driveway or in the side yard, but no closer than 1 metre to a side property line nor within 1 metre of the front property line subject to the residential parking requirements contained under Part V of the Surrey Zoning By-law.

(b) Notwithstanding paragraph (a) herein above, no outside parking or storage of a house trailer or boat is permitted on corner lots in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines.

5. The parking or storage of house trailers or boats shall be screened by compact evergreen trees or shrubs at least 1.8 metres in height located between the said house trailer or boat and any point on the property line within 7.5 metres of the said house trailer or boat,

(a) on a corner lot to obscure the view from the closest abutting street, however this required landscape screening shall not be located in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines,

(b) where a front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property,

(c) where land beside the front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property and from the abutting street, and

(d) in the case of rear yards, this screening requirement can be fulfilled by substituting a 1.8 metre high solid fence."

(6) Part XX - R-F(F) FLOODPLAIN RESIDENTIAL ZONE is amended as in Section L., OFF-STREET PARKING AND STORAGE, by deleting Sub-section 4 and inserting Sub-section 4 and Sub-section 5 in its place, as follows:

"4. Outside Parking and Storage of House Trailer or Boat.

No outside parking or storage of a house trailer or boat is permitted between the front property line and the dwelling, nor within the required side yards adjacent to the dwelling, nor closer than 1 metre to the side property line, except as herein provided.

(a) On lots which have no vehicular access to the rear yard or where access is not feasible through

modification of landscaping, or fencing or both, either one house trailer or one boat may be parked in the front driveway or to the side of the front driveway or in the side yard, but no closer than 1 metre to a side property line nor within 1 metre of the front property line subject to the residential parking requirements contained under Part V of the Surrey Zoning By-law.

(b) Notwithstanding paragraph (a) herein above, no outside parking or storage of a house trailer or boat is permitted on corner lots in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines.

5. The parking or storage of house trailers or boats shall be screened by compact evergreen trees or shrubs at least 1.8 metres in height located between the said house trailer or boat and any point on the property line within 7.5 metres of the said house trailer or boat,

(a) on a corner lot to obscure the view from the closest abutting street, however this required landscape screening shall not be located in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines,

(b) where a front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property,

(c) where land beside the front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property and from the abutting street, and

(d) in the case of rear yards, this screening requirement can be fulfilled by substituting a 1.8 metre high solid fence."

(7) PART XXI - R-F(C) COMPACT FAMILY RESIDENTIAL ZONE is amended in Section L., OFF-STREET PARKING AND STORAGE, by deleting Sub-section 3 and inserting Sub-section 3 and Sub-section 4 in its place, as follows:

"3. Outside Parking and Storage of House Trailer or Boat.

No outside parking or storage of a house trailer or boat is permitted between the front property line and the dwelling, nor within the required side yards adjacent to the dwelling, nor closer than 1 metre to the side property line, except as herein provided.

(a) On lots which have no vehicular access to the rear yard or where access is not feasible through modification of landscaping, or fencing or both, either one house trailer or one boat may be parked in the front driveway or to the side of the front driveway or in the side yard, but no closer than 1 metre to a side property line nor within 1 metre of the front property line subject to the residential parking requirements contained under Part V of the Surrey Zoning By-law.

(b) Notwithstanding paragraph (a) herein above, no outside parking or storage of a house trailer or boat is permitted on corner lots in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines.

4. The parking or storage of house trailers or boats shall be screened by compact evergreen trees or shrubs at least 1.8 metres in height located between the said house trailer or boat and any point on the property line within 7.5 metres of the said house trailer or boat,

(a) on a corner lot to obscure the view from the closest abutting street, however this required landscape screening shall not be located in an area bounded by the intersecting property lines at a street corner and a straight line joining points 9 metres along the said property lines from the point of intersection of the two property lines,

(b) where a front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property,

(c) where land beside the front driveway is used for parking or storage of a house trailer or boat to obscure the view from any abutting property and from the abutting street, and

(d) in the case of rear yards, this screening requirement can be fulfilled by substituting a 1.8 metre high solid fence."

2. This By-law shall be cited for all purposes as "Surrey Zoning By-law, 1979, No. [5942](#), Text Amendment By-law, 1993, No. 11931."

READ A FIRST AND SECOND TIME on the 12th day of July, 1993.

PUBLIC HEARING HELD thereon on the 30th day of August, 1993.

READ A THIRD TIME on the 7th day of September, 1993.

RECONSIDERED AND FINALLY ADOPTED, signed by the Mayor and Clerk, and sealed with the Corporate Seal on the 13th day of September, 1993.

\_\_\_\_\_MAYOR

\_\_\_\_\_CLERK