

CITY OF SURREY

BY-LAW NO. 13251A

A by-law to amend the provisions of "Surrey Zoning By-law, 1993, No. 12000," as amended.

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NOW, THEREFORE, the Council of the City of Surrey, in open meeting assembled, ENACTS AS FOLLOWS:

1. "Surrey Zoning By-law, 1993, No. 12000," as amended, is hereby further amended as follows:

(1) Part 1 Definitions is amended as follows:

(a) The new definition of "Pawnshop" is inserted after the definition of "Passive Recycling Container" and before the definition of "Personal Care Facility" as follows:

"Pawnshop means the business of taking goods and chattels in pawn."

(b) The new definition of "Secondhand Store" is inserted after the definition of "Secondary Suite" and before the definition of "Senior Citizens' Housing Development" as follows:

"Secondhand Store means a place of business using more than 2.5 square metres (27 square feet) of floor area of a *building* for the *purchase* and sale of the following secondhand goods or merchandise:

1. electronic equipment, including but not limited to audio and video equipment and accessories, computers, printers and fax machines;

or

2. two or more of the following: bicycles, sports equipment, luggage, jewelry, cameras, musical equipment and tools."

(c) The new definition of "Purchase" is inserted after the definition of "Pump Island" and before the definition of "Recreational Facility" as follows:

"Purchase means buy, barter, deal in, take in exchange, take in part payment, take in as a pawn or pledge, or receive on consignment."

(2) Part 35 Neighbourhood Commercial Zone C-5 is amended in Section B. Permitted Uses by inserting the following after Sub-section 1.(a) ii and before Sub-section 1.(b):

"iii. *secondhand stores and pawnshops.*"

(3) Part 36 Community Commercial Zone C-8 is amended by deleting Sub-section B.1. and inserting new Sub-section B.1. in its place as follows:

"1. *Retail stores* excluding the following:

- (a) *adult entertainment stores*; and
- (b) *secondhand stores* and *pawnshops*."

(4) Part 36A Community Commercial A Zone C-8A is amended by deleting Sub-section B.1. and inserting new Sub-section B.1. in its place as follows:

"1. *Retail stores*:

(a) including *adult entertainment stores* or *theater 2* uses provided that the total floor area of the said *adult entertainment stores* or *theater 2* uses, including, but not limited to, sales area, projection room, seating areas, viewing areas, storage, foyer, does not exceed 186 square metres [2,000 sq.ft.]; but

(b) excluding *secondhand stores* and *pawnshops*."

(5) Part 37 Town Centre Commercial Zone C-15 is amended by deleting Sub-section B.1. and inserting new Sub-section B.1. in its place as follows:

"1. *Retail stores* excluding the following:

- (a) *adult entertainment stores*; and
- (b) *secondhand stores* and *pawnshops*."

(6) Part 38 Downtown Commercial Zone C-35 is amended by deleting Sub-section B.1. and inserting new Sub-section B.1. in its place as follows:

"1. *Retail stores* excluding the following:

- (a) *adult entertainment stores*; and
- (b) *secondhand stores* and *pawnshops*."

(7) Part 39 Highway Commercial Industrial Zone CHI is amended by deleting Sub-section B.8.(g) and inserting new Sub-section B.8.(g) in its place as follows:

"(g) Used clothing stores or flea markets, provided that the operation is contained within a *building*;"

2. This By-law shall be cited for all purposes as "Surrey Zoning By-law, 1993, No. 12000, Text Amendment By-law, 1997, No. 13251A."

PASSED FIRST AND SECOND READING on the 14th day of October, 1997.

PUBLIC HEARING HELD thereon on the 17th day of November, 1997.

PASSED THIRD READING on the 16th day of March, 1998.

RECONSIDERED AND FINALLY ADOPTED, signed by the Mayor and Clerk, and sealed with the Corporate Seal on the 16th day of March, 1998.

_____MAYOR

_____CLERK