

CITY OF SURREY

BY LAW NO. 15716

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

.....

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:

- a) Part 1 Definitions is amended by inserting the following definition of "Separation" after the definition for "Semi-Detached Residential Building" and before "Setback":

"Separation

means the least horizontal distance between *buildings* on the same *lot*, excluding eaves, chimneys, hutches, balconies or *sun decks* and bay or boxed windows which may encroach on each storey to a maximum of 0.6 metre [2 ft.], provided that said hutches, and bay or boxed windows shall not exceed a total of 2.4 metres [8 ft.] in horizontal length along any exterior wall."

- b) Part 17A Single Family Residential (12) Zone (RF-12) is amended by deleting footnote 4 below the table in Section F Yards and Setbacks and replace with the following:

"⁴ A minimum *separation* of 5 m [16 ft.] is required between the *principal building* and *accessory buildings* and *structures* exceeding 3.0 m [10 ft.] in *building height*, including any detached garage or carport regardless of the *building height*."

- c) Part 17Ai Single Family Residential Coach House Zone (RF 12C) is amended by deleting footnote 5 below the table in Section F Yards and Setbacks and replace with the following:

"⁵ A minimum *separation* of 5 m [16 ft.] is required between the *principal building* and *accessory buildings* and *structures* exceeding 3.0 m [10 ft.] in *building height*, including any detached garage or carport regardless of the *building height*."

- d) Part 17C Single Family Residential (9) Zone (RF-9) is amended as follows:

- i) Delete footnote 3 below the table in Sub-section F.1 and replace with the following:

"³ A minimum *separation* of 6 m [20 ft.] is required between the *principal building* and *accessory buildings* and *structures* exceeding 2.4 m [8 ft.] in *building height*, including any detached garage or carport as defined in Section J.2 of this Zone regardless of the *building height*, except that where a utility room is used to connect the garage or carport and the *principal building* pursuant to Section J.2 of this Zone, the said utility room is excluded from this requirement."

ii) Delete footnote 3 below the table in Sub-section F.2 and replace with the following:

"³ A minimum *separation* of 6 m [20 ft.] is required between the *principal building* and *accessory buildings* and *structures* exceeding 2.4 m [8 ft.] in *building height*, including any detached garage or carport as defined in Section J.2 of this Zone regardless of the *building height*."

e) Part 17D Single Family Residential (9) Coach House Zone (RF-9C) is amended as follows:

i) Delete footnote 3 below the table in Sub-section F.1 and replace with the following:

"³ A minimum *separation* of 6 m [20 ft.] is required between the *principal building* and the *coach house* and other *accessory buildings* and *structures* exceeding 2.4 m [8 ft.] in *building height*, including any detached garage or carport as defined in Section J.2 of this Zone regardless of the *building height*, except that where a utility room is used to connect the garage or carport and the *principal building* pursuant to Section J.2 of this Zone, the said utility room is excluded from this requirement."

ii) Delete footnote 3 below the table in Sub-section F.2 and replace with the following:

"³ A minimum *separation* of 6 m [20 ft.] is required between the *principal building* and *accessory buildings* and *structures* exceeding 2.4 m [8 ft.] in *building height*, including any detached garage or carport as defined in Section J.2 of this Zone regardless of the *building height*."

f) Part 17E Special Single Family Residential (9) Zone (RF-9S) is amended by deleting footnote 2 below the table in Section F Yards and Setbacks and replace with the following:

"² A minimum *separation* of 6 m [20 ft.] is required between the *principal building* and the *coach house* and other *accessory buildings* and *structures* exceeding 2.4 m [8 ft.] in *building height*, including any detached garage or carport as defined in Section J.1 of this Zone regardless of the *building height*."

g) Part 17F Semi-Detached Residential Zone (RF-SD) is amended by deleting footnote 3 below the table in Section F Yards and Setbacks and replace with the following:

"³ A minimum *separation* of 6 m [20 ft.] is required between the *principal building* and *accessory buildings* and *structures* exceeding 2.4 m [8 ft.] in *building height*, including any detached garage or carport regardless of the *building height*."

2. This By-law shall be cited for all purposes as "Surrey Zoning By-law, 1993, No. 12000, Text Amendment By-law, 2005, No. 15716."

PASSED FIRST AND SECOND READING on the 18th day of April, 2005.

PUBLIC HEARING HELD thereon on the 18th day of May, 2005.

PASSED THIRD READING on the 18th day of May, 2005.

RECONSIDERED AND FINALLY ADOPTED, signed by the Mayor and Clerk, and sealed with the Corporate Seal on the 30th day of May, 2005.

_____MAYOR

_____CLERK

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