

CITY OF SURREY

BY-LAW NO. 17195

A by-law to amend "Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2006, No. 15909"
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THE CITY COUNCIL of the City of Surrey, in open meeting assembled, ENACTS AS FOLLOWS:

1. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law 2006, No. 15909" is hereby amended as follows:

"1. The legal descriptions and civic addresses should be deleted and replaced with the following:

Parcel Identifier: 027-216-161
Lot 1 District Lot 10 Township 2 New Westminster District Plan BCP32480

14758 – 57 Avenue

Parcel Identifier: 027-216-179
Lot 2 Section 10 Township 2 New Westminster District Plan BCP32480

5698 – 147 Street

Parcel Identifier: 027-216-187
Lot 3 Section 10 Township 2 New Westminster District Plan BCP32480

5680 – 147 Street

Parcel Identifier: 027-216-195
Lot 4 Section 10 Township 2 New Westminster District Plan BCP32480

14737 – 56B Avenue

Parcel Identifier: 027-216-209
Lot 5 Section 10 Township 2 New Westminster District Plan BCP32480

14746 – 56B Avenue

Parcel Identifier: 027-216-217
Lot 6 Section 10 Township 2 New Westminster District Plan BCP32480

5668 – 147 Street

Parcel Identifier: 027-216-225
Lot 7 Section 10 Township 2 New Westminster District Plan BCP32480

5656 – 147 Street

Parcel Identifier: 027-216-233
Lot 8 Section 10 Township 2 New Westminster District Plan BCP32480

14755 – 56A Avenue

Parcel Identifier: 027-216-241
Lot 9 Section 10 Township 2 New Westminster District Plan BCP32480

14756 – 56A Avenue

Parcel Identifier: 027-216-250
Lot 10 Section 10 Township 2 New Westminster District Plan BCP32480

14742 – 56A Avenue

Parcel Identifier: 027-216-268
Lot 11 Section 10 Township 2 New Westminster District Plan BCP32480

14736 – 56A Avenue

Parcel Identifier: 027-216-276
Lot 12 Section 10 Township 2 New Westminster District Plan BCP32480
14728 – 56A Avenue"

2. Part 2, Section D. Sub-section 2(b)i shall be amended and replaced with the following:

"(b) For *building* construction within a *lot*:

- i. The *floor area ratio* shall not exceed 0.32 provided that of the resulting allowable floor area, 53 square metres [575 sq.ft.] shall be reserved for use only as a garage for *Lots* 1 to 4 and 6 to 12 and 37 square metres [400 sq.ft.] for *Lot* 5 and further provided that where an *accessory building* is greater than 10 square metres [105 sq.ft.] in size that the area in excess of 10 square metres [105 sq.ft.] shall be included as part of the floor area for the purpose of calculating *floor area ratio*;"

3. Part 2, Section D. Density, Sub-section (b) iii. shall be amended and replaced with the following:

"iii. Notwithstanding the above, the maximum allowable floor area for *Lots* 1 through 4 and 6 through 12 shall be 360 square metres [3,875 sq.ft.]. *Lot* 5 shall be a maximum of 307 square metres [3,300 sq.ft.]."

4. Part 2, Section H shall be amended by adding Sub-section 5 as follows:

"5. An attached three (3) car garage shall be provided on each of *Lots* 1 through 4 and 6 through 12."

5. This By-law shall be cited for purposes as "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law 2006, No. 15909, Amendment By-law, 2010, No. 17195."

PASSED FIRST AND SECOND READING on the 7th day of June, 2010.

PUBLIC HEARING HELD thereon on the 21st day of June, 2010.

PASSED THIRD READING ON THE 21st day of June, 2010.

RECONSIDERED AND FINALLY ADOPTED, signed by the Mayor and Clerk, and sealed with the Corporate Seal on the 13th day of September, 2010.

_____ MAYOR

_____ CLERK