

CITY OF SURREY

BYLAW NO. 18089

A by-law to amend the provisions of Surrey Official  
Community Plan By-law, 1996, No. 12900, as amended

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THE CITY COUNCIL of the City of Surrey, ENACTS AS FOLLOWS:

1. Surrey Official Community Plan By-law 1996, No. 12900, as amended, is hereby further amended as follows:

Division A. Schedule B *Temporary Use Permit Areas*, under the heading *Temporary Industrial Use Permit Areas*, by adding the following section immediately following Temporary Industrial Use Permit Area No. 46

Temporary Industrial Use Permit Area No. 47

**Crane, Truck and Support Vehicle Storage Facility**

Purpose: To allow the development and operation of a temporary storage facility for cranes, boom trucks and support *vehicles* exceeding 5,000 Kg. [11,023 lbs.] *gross vehicle weight*.

Legal Description: 005-755-522  
Lot 39 Except: Parcel A (Statutory Right of Way Plan BCP27064),  
Section 32 Township 8 New Westminster District Plan 59465

Location: 17944 - 96 Avenue

Conditions:

1. **Zoning By-law Requirements**
  - (a) The Zoning By-law requirement for the construction of a permanent *building*, including washroom facilities, with a minimum area of 100 square meters (1,076 sq. ft.) is waived; and
  - (b) The Zoning By-law requirement for paving the parking area with asphalt, concrete or other similar pavement is modified to allow the use of other surfacing materials suitable for truck traffic as approved by the General Manager of Engineering.
2. **Engineering Services Requirements**
  - (a) Construct a maximum 11-metre (36 ft.) wide *driveway* access to 180 Street;

- (b) Ensure no increase in storm runoff through onsite storm water management controls; and
- (c) Provide on-site stormwater water quality management feature.

### 3. Planning Requirements

- (a) Sealed engineering or architectural drawings and related information are to be provided to the satisfaction of the General Manager of Planning and Development related to the layout of the site including any *buildings* or *structures* on the site, site access, drive aisles, parking stall layout, signage and landscaping, demonstrating that the layout as proposed will allow for adequate space for manoeuvring and parking of all *vehicles* on site in an orderly manner up to the full capacity of the parking lot;

### 4. General Requirements

- (a) The following activities are prohibited on the *lot*: truck washing, vehicle maintenance, truck fuel storage or refuelling, storage of waste petroleum fluids, parking or storage of vehicles containing Dangerous Goods as defined by the *Transport of Dangerous Goods Act*. This requirement shall be placed as a condition in the Temporary Industrial Use Permit; and
- (b) The subject lands are to be used in accordance with the provisions of the Temporary Industrial Use Permit.

#### Expiration:

The Temporary Industrial Use Permit will remain in effect until the earlier of the following:

- (a) The date specified in the Temporary Industrial Use Permit;  
or
- (b) Three years after the Temporary Industrial Use Permit was issued.

2. This By-law shall be cited for all purposes as "Surrey Official Community Plan Bylaw, 1996, No. 12900, Text No. 125 Amendment Bylaw, 2013, No. 18089"

PASSED FIRST READING on the 7th day of October, 2013

PASSED SECOND READING AS AMENDED on the 8th day of September, 2014

PUBLIC HEARINGS HELD thereon on the 29th day of September, 2014.

PASSED THIRD READING on the 29th day of September, 2014

RECONSIDERED AND FINALLY ADOPTED, signed by the Mayor and Clerk, and sealed with the Corporate Seal on the 29th day of September, 2014

  
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MAYOR

  
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CLERK