



City of Surrey

Council-in-Committee

Minutes

Council Chamber
City Hall
14245 – 56 Avenue
Surrey, B.C.
MONDAY, SEPTEMBER 12, 2005
Time: 4:15 p.m.

Present:

Chair: Mayor McCallum
Mayor McCallum
Councillor Villeneuve
Councillor Tymoschuk
Councillor Steele
Councillor Priddy
Councillor Bose
Councillor Watts
Councillor Hunt
Councillor Higginbotham

Absent:

Staff Present:

City Manager
City Clerk
General Manager, Planning & Development
City Solicitor
General Manager, Finance, Technology & HR
Manager, Long Range Planning and Policy
Development
Manager, Utilities and Transportation

A. DELEGATIONS

The Mayor noted that the agenda order would be varied in order to hear the delegation.

B. ITEMS REFERRED BY COUNCIL

C. CORPORATE REPORTS

1. The Corporate Reports, under date of September 12, 2005, were considered and dealt with as follows:

Item No. C013 North Grandview Heights Neighbourhood Concept Plan
Amendment - Stage 2 Report
File: 6520-20 (North Grandview Heights Amendment)

The General Manager, Planning & Development submitted a report to:

- Document background to the North Grandview Heights NCP Amendment;
- Obtain Council approval of the final and complete North Grandview Heights NCP Amendment; and
- Obtain Council authorization to bring forward the necessary Zoning By-law amendment to establish the amenity contribution requirements for the area covered by the NCP Amendment.

The General Manager, Planning & Development was recommending approval of the recommendations outlined in his report.

It was
Moved by Councillor Hunt
Seconded by Councillor Steele
That Corporate Report C013 be tabled.

Item No. C014 North Grandview Amendment Neighbourhood Concept Plan (NCP) Engineering and Financial Strategies
File: 6520-20 (NGNCP)

The General Manager, Engineering submitted a report to provide Council with an overview of the engineering servicing and financial strategy for the North Grandview Amendment NCP, and to provide Council with a brief of the comprehensive engineering servicing report as prepared by Aplin & Martin Consultants Ltd.

The General Manager, Engineering was recommending approval of the recommendations outlined in his report.

It was
Moved by Councillor Hunt
Seconded by Councillor Steele
That Corporate Report C014 be tabled.

Item No. C015 Grandview Heights Area #1 (Morgan Heights) Neighbourhood Concept Plan - Stage II Report
File: 6520-20 (Grandview Heights - Area #1)

The General Manager, Planning & Development submitted a report to obtain Council approval for the final and complete Grandview Heights Area #1 (Morgan Heights) NCP; and obtain Council authorization to bring forward by-laws for the required readings to formalize the amenity contribution requirements for this NCP and to recognize the Grandview Heights Area #1 (Morgan Heights) NCP within the OCP.

The General Manager, Planning & Development was recommending approval of the recommendations outlined in his report.

It was
Moved by Councillor Hunt
Seconded by Councillor Steele
That Council:

1. Receive this report for information;
2. Approve the final and complete Grandview Heights Area #1 (Morgan Heights) Neighbourhood Concept Plan (the "NCP"), as contained in Appendix "A" of this report, as a means to manage development of the Morgan Heights neighbourhood of Grandview Heights and to provide services, amenities and facilities in support of the development of this neighbourhood, based on Council's approval of the Engineering Servicing Strategy for this NCP;

3. Instruct the City Clerk to introduce a by-law to amend Surrey Official Community Plan By-law 1996, No. 12900 (the "OCP By-law"), as documented in Appendix "B" of this report, to add the Grandview Heights Area #1 (Morgan Heights) NCP to Figure 27 entitled "Map Showing Recently Approved Secondary Plans" and to reflect the updated boundary between the Morgan Heights NCP and the Highway 99 Corridor Local Area Plan, as described in this report;
4. Instruct the City Clerk to introduce a by-law to amend Surrey Zoning By-law, 1993, No. 12000 (the "Zoning By-law"), as documented in Appendix "C" of this report, to require amenity contributions on new development in the Grandview Heights Area #1 (Morgan Heights) NCP, based upon the density bonus concept, and to reflect the updated boundary between this NCP and the Highway 99 Corridor Local Area Plan; and
5. Instruct staff to bring forward any necessary OCP land use designation amendments for land in the Grandview Heights Area #1 (Morgan Heights) NCP, concurrently with the related site-specific rezoning applications.

Carried

Council was requested to pass a resolution to adjourn to a Closed Show Cause Hearing.

It was	Moved by Councillor Hunt
	Seconded by Councillor Watts
	That Council defer the Closed Show Cause
Hearing for one week.	

Carried

Item No. C016 Grandview Heights #1 Neighbourhood Concept Plan
(NCP) Engineering and Financial Strategies
File: 6520-20 (NCP #1)

The General Manager, Engineering submitted a report to provide Council with an overview of the engineering servicing and financial strategy for the Grandview Heights #1 Neighbourhood Concept Plan (NCP), and a brief of the comprehensive engineering servicing report as prepared by Aplin & Martin Consultants Ltd.

The General Manager, Engineering was recommending approval of the recommendations outlined in his report.

It was
Moved by Councillor Hunt
Seconded by Councillor Steele
That:

1. Council adopt the engineering servicing and financial strategies as outlined in this report and as specified in the Grandview Heights #1 NCP Servicing Report, as a means of managing engineering services for this neighbourhood.
2. the DCC eligible infrastructure items for water, drainage, and transportation services in this report be added to the 10 year plan.
3. the DCC eligible items for sanitary sewer be added to the 10 year plan in conjunction with a development works agreement for the financial shortfall.

Carried

It was
Moved by Councillor Hunt
Seconded by Councillor Steele
That the motion to table Corporate Reports
C013 and C014 be lifted from the table.

Carried

Item No. C013 North Grandview Heights Neighbourhood Concept Plan
Amendment - Stage 2 Report
File: 6520-20 (North Grandview Heights Amendment)

It was
Moved by Councillor Hunt
Seconded by Councillor Steele
That Council:

1. Receive this report as information;
2. Approve the final and complete North Grandview Heights Neighbourhood Concept Plan Amendment (the "NCP Amendment"), attached as Appendix I, as a means to manage development in the area of the North Grandview Heights neighbourhood that is subject to this amendment and to provide services, amenities and facilities in support of the development of this neighbourhood;
3. Instruct the City Clerk to introduce amendments, as documented in Appendix II, to Surrey Zoning By-law, 1993, No. 12000 (the "Zoning By-law") to revise the amenity contributions for the NCP Amendment area; and

- 104 Avenue is a freeway with transport trucks barreling down the road, from east to west, resulting in several accidents at 104 Avenue and 140 Street.
- There had been a fatality recently and he made the suggestion that yellow warning lights be installed in the vicinity of the driveway of the Asian Centre building or at the intersection at 144 Street, in order to slow down traffic.
- Regarding the proposed median on Pattullo Bridge, he had spoken to TransLink staff and was advised that they had not yet made a decision with respect to the median. He made the suggestion that a 6x6 steel girder of a height 12 to 16 inches, be installed in the centre of the bridge, which was to be mounted on heavy metal footing attached to bridge deck.
- He noted that staff had advised him that the proposed crosswalk across 96 Avenue to Surrey Memorial Hospital is in the works.
- He noted that a fence installed on 132 Street and 104 Avenue was not serving any purpose and that the fence would should have been built on 104 Street.

The original agenda order was then resumed:

D. DELEGATION REQUESTS

E. COUNCILLORS' REPORTS

F. OTHER COMPETENT BUSINESS

G. ADJOURNMENT

It was

Moved by Councillor Hunt

Seconded by Councillor Higginbotham

That the Council-in-Committee meeting do

now adjourn.

Carried

The Council-in-Committee adjourned at 5:30 p.m.

Margaret Jones, City Clerk

Chairperson