

Present:

Councillor Hayne, Chair
Councillor Gill
Councillor Hepner
Councillor Hunt
Councillor Martin
Councillor Rasode
Councillor Steele
Councillor Villeneuve
Mayor Watts

Absent:**Staff Present:**

City Clerk
City Manager
City Solicitor
General Manager, Engineering
Acting General Manager, Finance & Technology
General Manager, Human Resources
General Manager, Parks, Recreation & Culture
General Manager, Planning & Development
Land Development Engineer
Manager, Area Planning & Development, North Division
Manager, Area Planning & Development, South Division

A. ADOPTION OF MINUTES**B. LAND USE APPLICATIONS****COMMERCIAL/INDUSTRIAL/AGRICULTURAL****CLOVERDALE/CLAYTON**

1. **7912-0295-00**
18789 Fraser Highway
Jennifer McCreath, Dublin Crossing Irish Pub / Clayton Crossing Annex
Ltd., Inc. No. 705715
Liquor License Amendment
in order to extend the hours of operation at the Dublin Crossing Irish Pub.

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

It was

Moved by Councillor Gill
Seconded by Councillor Martin
That Council approve the following

proposed liquor primary liquor license amendment detailed in Planning Application No. 7912-0295-00 to proceed to Public Notification:

- (a) The extension of hours of operation on Fridays and Saturdays, from the current hours of 11:00 a.m. to 1:00 a.m. to the proposed hours of 11:00 a.m. to 2:00 a.m.

RES.R12-2536

Carried
with Councillor Hunt opposed

SOUTH SURREY

2. **7912-0309-00**
1658 - 128 Street
Alexis Tanner, Gustavson Wylie Architects Inc. / King L Gin / Dan H Gin
 Development Permit / Development Variance Permit
in order to permit the construction of an open trellis over the existing patio area.

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

It was Moved by Councillor Gill
 Seconded by Councillor Martin
 That:

1. Council authorize staff to draft Development Permit No. 7912-0309-00 generally in accordance with the attached drawings (Appendix II).
2. Council approve Development Variance Permit No. 7912-0309-00 (Appendix II) to proceed to Public Notification to reduce the minimum rear yard setback of the C-8 Zone from 7.5 metres (25 ft.) to 1.5 metres (5 ft.).

RES.R12-2537

CarriedSURREY CITY CENTRE/WHALLEY

3. **7912-0322-00**
10277 King George Boulevard
Kevin Clark, Cotter Architects Inc. / Salgo Holdings Ltd
 Development Variance Permit
to permit temporary off-site real estate development/construction fascia signage for a temporary real estate sales centre.

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

It was Moved by Councillor Gill
 Seconded by Councillor Martin
 That Council approve Development Variance
 Permit No. 7912-0322-00 (Appendix II) varying the following, to proceed to Public
 Notification:

- (a) to vary the Sign By-law to permit fascia signage as temporary off-site real estate development/construction signs on a temporary real estate sales centre site; and

- (b) to vary the Sign By-law to increase the refundable bond amount from \$3,000 to \$5,000.

RES.R12-2538

CarriedRESIDENTIAL/INSTITUTIONALSOUTH SURREY

4. **7912-0201-00**
15166 and 15182 - 29A Avenue
Robert Ciccozzi, Robert Ciccozzi Architecture Inc. / 0745028 B C Ltd., Inc.
No. 0745028 / Director Information: Jake Friesen /
Officer Information as at January 5, 2012 David C.S. Longcroft (President) /
David L. Mydske (Secretary)
 LAP Amendment from Apartment 45 upa to Apartment 55 upa / Rezoning from RF to CD (based on RM-45) / Development Permit
in order to permit the development of a 42-unit apartment in a four storey building form with underground parking.

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

It was

Moved by Councillor Hunt
 Seconded by Councillor Gill
 That:

1. a By-law be introduced to rezone the subject site in Planning Application No. 7912-0201-00 from "Single Family Residential Zone (RF)" (By-law No. 12000) to "Comprehensive Development Zone (CD)" (By-law No. 12000) and a date be set for Public Hearing.
2. Council approve the applicant's request to reduce the amount of required indoor amenity space from 126 square metres (1,356 square feet) to 107 square metres (1,151 square feet).
3. Council authorize staff to draft Development Permit No. 7912-0201-00 generally in accordance with the attached drawings (Appendix II).
4. Council instruct staff to resolve the following issues prior to final adoption:
 - (a) ensure that all engineering requirements and issues including restrictive covenants, dedications, and rights-of-way where necessary, are addressed to the satisfaction of the General Manager, Engineering;
 - (b) submission of a subdivision layout (lot consolidation) to the satisfaction of the Approving Officer;

- (c) final approval from the Ministry of Transportation & Infrastructure (MOTI);
- (d) submission of an acceptable tree survey, arborist report, landscaping plan and landscaping cost estimate to the satisfaction of the City Landscape Architect;
- (e) resolution of all urban design issues to the satisfaction of the Planning and Development Department;
- (f) the applicant address the concern that the development will place additional pressure on existing park facilities to the satisfaction of the General Manager, Parks, Recreation and Culture;
- (g) demolition of existing buildings and structures to the satisfaction of the Planning and Development Department;
- (h) registration of a Section 219 Restrictive Covenant to adequately address the City's needs with respect to public art, to the satisfaction of the General Manager Parks, Recreation and Culture; and
- (i) the applicant adequately address the impact of reduced indoor amenity space.

5. Council pass a resolution to amend the King George Highway Corridor Land Use Plan, 1995, as amended, to redesignate the land from Apartment 45 upa to Apartment 55 upa when the project is considered for final adoption.

RES.R12-2539

Carried

It was

Moved by Councillor Hunt
Seconded by Councillor Gill

Amendment By-law, 2012, No. 17830"

That "Surrey Zoning By-law, 1993, No. 12000, pass its first reading.

RES.R12-2540

Carried

The said By-law was then read for the second time.

It was

Moved by Councillor Hunt
Seconded by Councillor Gill

Amendment By-law, 2012, No. 17830"

That "Surrey Zoning By-law, 1993, No. 12000, pass its second reading.

RES.R12-2541

Carried

It was then Moved by Councillor Hunt
 Seconded by Councillor Gill
 That the Public Hearing on "Surrey Zoning
 By-law, 1993, No. 12000, Amendment By-law, 2012, No. 17830" be held at the City
 Hall on Monday, January 14, 2013, at 7:00 p.m.

RES.R12-2542

Carried

5. **7912-0211-00**
3336 - 152 Street, 15211 - 32 Avenue and 15240 - 34 Avenue
Shehzad Somji, Retirement Concepts Developments Ltd. /
Rosemary Heights Seniors Village Holdings Ltd., Inc. No. 721894 /
City Of Surrey
 NCP amendment from Garden Apartment to Residential Institutional
 Rezoning from CD, RH and A-1 to CD / Development Permit / Housing Agreement
 Amendment
in order to permit the expansion of a senior's complex care facility.

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

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

1. a By-law be introduced to rezone the subject site in Planning Application No. 7912-0211-00 from "Comprehensive Development Zone (CD)" (By-law No. 15950), "General Agricultural Zone (A-1)" and "Half-Acre Residential Zone (RH)" (By-law No. 12000) to "Comprehensive Development Zone (CD)" (By-law No. 12000) and a date be set for Public Hearing.
2. a By-law be introduced to amend Rosemary Housing Agreement Authorization By-law.
3. Council approve the applicant's request to reduce the amount of required outdoor amenity space from 240 sq. m (2,583 sq. ft) to 224 sq. m (2,411 sq. ft).
4. Council authorize staff to draft Development Permit No. 7912-0211-00 generally in accordance with the attached drawings (Appendix V).
5. Council instruct staff to resolve the following issue(s) prior to final adoption:
 - (a) ensure that all engineering requirements and issues including restrictive covenants, dedications, and rights-of-way where necessary, are addressed to the satisfaction of the General Manager, Engineering;
 - (b) submission of a subdivision layout to the satisfaction of the Approving Officer;

- (c) final approval from the Ministry of Transportation & Infrastructure;
- (d) submission of a finalized tree survey and a statement regarding tree preservation to the satisfaction of the City Landscape Architect;
- (e) submission of a landscaping plan and landscaping cost estimate to the specifications and satisfaction of the Planning and Development Department;
- (f) resolution of all urban design issues to the satisfaction of the Planning and Development Department, including comments from the Advisory Design Panel;
- (g) the applicant address the comments by Manager, Parks, Recreation and Culture to address NCP amenity fees as per the Garden Apartment designation;
- (h) finalization of the Housing Agreement Amendment;
- (i) registration of a Section 219 Restrictive Covenant to adequately address the City's needs with respect to public art, to the satisfaction of the General Manager Parks, Recreation and Culture;
- (j) registration of a statutory right of way through the site for public rights of passage;
- (k) the applicant address the deficit in outdoor amenity area;

6. Council pass a resolution to amend Rosemary Heights Central NCP to redesignate a portion of the site from Garden Apartment (3 Storeys) to Institutional Residential when the project is considered for final adoption (Appendix IV).

RES.R12-2543

Carried

It was

Moved by Councillor Martin
 Seconded by Councillor Steele
 That "Surrey Zoning By-law, 1993, No. 12000,
 Amendment By-law, 2012, No. 17851" pass its first reading.

RES.R12-2544

Carried

The said By-law was then read for the second time.

It was

Moved by Councillor Martin
 Seconded by Councillor Steele
 That "Surrey Zoning By-law, 1993, No. 12000,
 Amendment By-law, 2012, No. 17851" pass its second reading.

RES.R12-2545

Carried

It was then
 Moved by Councillor Martin
 Seconded by Councillor Steele
 That the Public Hearing on "Surrey Zoning
 By-law, 1993, No. 12000, Amendment By-law, 2012, No. 17851" be held at the City
 Hall on Monday, January 14, 2013, at 7:00 p.m.
 RES.R12-2546 Carried

It was
 Moved by Councillor Martin
 Seconded by Councillor Steele
 That "Rosemary Housing Agreement,
 Authorization By-law, 2006, No. 15951, Amendment By-law, 2009, No. 17088,
 Amendment By-law, 2012, No. 17852." pass its first reading.
 RES.R12-2547 Carried

The said By-law was then read for the second time.

It was
 Moved by Councillor Martin
 Seconded by Councillor Steele
 That "Rosemary Housing Agreement,
 Authorization By-law, 2006, No. 15951, Amendment By-law, 2009, No. 17088,
 Amendment By-law, 2012, No. 17852." pass its second reading.
 RES.R12-2548 Carried

The said By-law was then read for the third time.

It was
 Moved by Councillor Martin
 Seconded by Councillor Steele
 That "Rosemary Housing Agreement,
 Authorization By-law, 2006, No. 15951, Amendment By-law, 2009, No. 17088,
 Amendment By-law, 2012, No. 17852." pass its third reading.
 RES.R12-2549 Carried

NEWTON

6. **7911-0185-00**
6008 and 6016 - 130A Street
Roger Jawanda, Citiwest Consulting Ltd. / Varinder Pal Kaur Gill
 Partial NCP amendment from "Single Family (6 upa)" to "Small Lots (10 upa)" /
 Rezoning from RF to RF and RF-12
in order to allow subdivision into two RF-12 lots and one RF lot.

The General Manager, Planning & Development was recommending that the application be denied.

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

1. a By-law be introduced to rezone Block "A" of the subject site in Planning Application No. 7911-0185-00 from "Single Family Residential Zone" (RF) (By law No. 12000) to "Single Family Residential (12) Zone" (RF-12) (By-law No. 12000) and a date be set for Public Hearing.
2. Council approve Development Variance Permit No. 7911-0185-00 (Appendix XII) varying the following, to proceed to Public Notification:
 - (a) to reduce the minimum rear yard setback of the RF-12 Zone from 7.5 metres (25 ft.) to 4 metres (13 ft.); and
 - (b) to increase the minimum front yard setback of the RF-12 Zone from 6 metres (20 ft.) to 7.6 metres (25 ft.) across 65% of the width of the "principal building" and to 10.4 metres (34 ft.) across 35% of the width of the "principal building" as shown on a drawing labeled "Schedule A".
3. Council instruct staff to resolve the following issues prior to final adoption:
 - (a) ensure that all engineering requirements and issues including restrictive covenants, and rights-of-way where necessary, are addressed to the satisfaction of the General Manager, Engineering;
 - (b) submission of a subdivision layout to the satisfaction of the Approving Officer;
 - (c) approval from the Ministry of Transportation and Infrastructure;
 - (d) submission of a finalized tree survey and an acceptable arborist report, to the satisfaction of the City Landscape Architect;
 - (e) the applicant address the shortfall in tree retention;
 - (f) discharge and replacement of Restrictive Covenant No. BB1271612; and
 - (g) demolition of a portion of the retained dwelling, and confirmation from a Structural Engineer that the dwelling is sound.
4. Council pass a resolution to amend the West Newton/Highway No. 10 Neighbourhood Concept Plan (Appendix V) to re-designate the land from "Single Family (6 upa)" to "Small Lot (10 upa)" when the project is considered for final adoption.

RES.R12-2550

Carried

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

1. a By-law be introduced to rezone the subject site in Planning Application No. 7912-0218-00 from "One-Acre Residential Zone (RA)" (By-law No. 12000) to "Single Family Residential (9) Zone (RF-9)" (By-law No. 12000) and "Single Family Residential (12) Zone (RF-12)" and a date be set for Public Hearing.
2. Council approve Development Variance Permit No. 7912-0218-00 (Appendix VII) varying the following, to proceed to Public Notification:
 - (a) to reduce the minimum lot depth of the RF-12 Zone from 26 metres (85.3 ft.) to 25 metres (82.0 ft.) for Lots 5 to 8;
 - (b) to delete Section H.1 and H.6. of the RF-12 zone in order to allow garages to be located at and accessed from the front of the lot on a Type I corner lot, for Lots 2 – 3 and 8, and on lots narrower than 13.4 metres for Lots 5 to 7.
3. Council instruct staff to resolve the following issues prior to final adoption:
 - (a) ensure that all engineering requirements and issues including restrictive covenants, dedications, and rights-of-way where necessary, are addressed to the satisfaction of the General Manager, Engineering;
 - (b) submission of a subdivision layout to the satisfaction of the Approving Officer;
 - (c) submission of a finalized tree survey and a statement regarding tree preservation to the satisfaction of the City Landscape Architect;
 - (d) the applicant address the deficit in tree replacement;
 - (e) demolition of existing buildings and structures to the satisfaction of the Planning and Development Department.

RES.R12-2554

Carried
with Councillors Gill, Villeneuve and
Mayor Watts opposed

It was Moved by Councillor Hunt
Seconded by Councillor Steele
That "Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2012, No. 17855" pass its first reading.

RES.R12-2555

Carried
with Councillors Gill, Villeneuve and
Mayor Watts opposed

The said By-law was then read for the second time.

RES.R12-2556 It was Moved by Councillor Hunt
Seconded by Councillor Steele
That "Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2012, No. 17855" pass its second reading.
Carried
with Councillors Gill, Villeneuve and
Mayor Watts opposed

RES.R12-2557 It was then Moved by Councillor Hunt
Seconded by Councillor Steele
That the Public Hearing on "Surrey Zoning
By-law, 1993, No. 12000, Amendment By-law, 2012, No. 17855" be held at the City
Hall on Monday, January 14, 2013, at 7:00 p.m.
Carried

SURREY CITY CENTRE/WHALLEY

8. **7912-0316-00**
13961, 13971, 13981 and 13991 - 100 Avenue
John Davidson/Glenn Gardner, DYS Architecture / Rosalinda Pukalla /
Lee Anne Jeanette Vandermolen / Lena Aliminda Littke / Inderjit Singh
Gosal / Ranjit Singh Gosal
Rezoning from RF to CD (based upon RM-70, RMS-2 and C-5) / Development
Permit
*in order to permit the development of a 6-storey, 68-unit apartment building
incorporating supportive housing, subsidized rental apartments, and affordable
market apartment units, and a free-standing multi-use building incorporating
artists' studios, an art gallery and cafe.*

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

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

1. a By-law be introduced to rezone the subject site in Planning Application
No. 7912-0316-00 from "Single Family Residential Zone (RF)" (By-law
No. 12000) to "Comprehensive Development Zone (CD)" (By-law No. 12000)
and a date be set for Public Hearing.
2. Council authorize staff to draft Development Permit No. 7912-0316-00
generally in accordance with the attached drawings, subject to any further
revisions by the ADP (Appendix II).

3. Council instruct staff to resolve the following issues prior to final adoption:
- (a) ensure that all engineering requirements and issues including restrictive covenants, dedications, and rights-of-way where necessary, are addressed to the satisfaction of the General Manager, Engineering;
 - (b) submission of a subdivision layout to the satisfaction of the Approving Officer;
 - (c) resolution of any BC Hydro requirements;
 - (d) resolution of any Fortis Gas requirements;
 - (e) resolution of any Fire Department requirements;
 - (f) submission of an acceptable tree survey and a statement regarding tree preservation;
 - (g) submission of a landscaping plan and landscaping cost estimate to the specifications and satisfaction of the Planning and Development Department;
 - (h) resolution of any Advisory Design Panel (ADP) requirements;
 - (i) resolution of all urban design issues to the satisfaction of the Planning and Development Department;
 - (j) demolition of existing buildings and structures to the satisfaction of the Planning and Development Department; and
 - (k) registration of a Restrictive Covenant to prohibit stratification of the 23 transitional (rental) housing units.

RES.R12-2558

Carried

It was

Moved by Councillor Hepner
Seconded by Councillor Martin

Amendment By-law, 2012, No. 17853" pass its first reading.

That "Surrey Zoning By-law, 1993, No. 12000,

RES.R12-2559

Carried

The said By-law was then read for the second time.

It was

Moved by Councillor Hepner
Seconded by Councillor Martin

Amendment By-law, 2012, No. 17853" pass its second reading.

That "Surrey Zoning By-law, 1993, No. 12000,

RES.R12-2560

Carried

<p>It was then</p> <p>By-law, 1993, No. 12000, Amendment</p> <p>RES.R12-2561</p>	<p>Moved by Councillor Hepner</p> <p>Seconded by Councillor Martin</p> <p>That the Public Hearing on "Surrey Zoning By-law, 2012, No. 17853" be held at the City Hall on Monday, January 14, 2013, at 7:00 p.m.</p> <p><u>Carried</u></p>
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COMMERCIAL/INDUSTRIAL/AGRICULTURAL

SOUTH SURREY

9. **7912-0299-00**
1083 - 168 Street, 1068 Highway No. 99, 1109 - 168 Street and 1177 - 168 Street
Chris Calvert, Gateway Casinos & Entertainment Limited / 0854559 B C Ltd/
Director Information: Michael C. Burns / Lorenzo Creighton / Todd Gerch /
Newton Glassman / Gabriel de Alba / No Officer Information Filed
Gaming License
to permit the operation of a casino within a proposed hotel, convention centre, entertainment and gaming facility.

The proposed Gaming License is to operate a gaming facility (casino) of approximately 5,485 square metres (59,000 sq.ft.) in floor area and including up to 600 slot machines and approximately 30 table games. The casino is in conjunction with a 192-room hotel, a 2,500 square metre (27,000 sq.ft.) conference centre, and an 800 seat show theatre (Appendix II).

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

<p>It was</p> <p>form of a Public Hearing be set for Monday, January 14, 2012 at the City Hall at 7:00 p.m. to solicit opinions from area residents regarding the proposed Gaming License.</p> <p>RES.R12-2562</p>	<p>Moved by Councillor Hepner</p> <p>Seconded by Councillor Steele</p> <p>That a Public Information Meeting in the</p> <p><u>Carried</u></p> <p>with Councillor Hunt opposed</p>
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Council noted the public interest is obvious and that they are looking forward to hearing from the public on both sides of the discussion. Council noted that the information surrounding the application, along with the Corporate Report is available on the City of Surrey website.

Mayor Watts asked staff to confirm that all of the comments from the various information meetings from the proponent will come forward in the form of a Corporate Report. In response staff noted that the information will be compiled and made available to Council in advance of the Public Hearing.

C. CORPORATE REPORTS

D. ITEMS REFERRED BACK BY COUNCIL

E. DELEGATIONS

F. CORRESPONDENCE

G. NOTICE OF MOTION

H. BY-LAWS

1. "Surrey Official Community Plan By-law, 1996, No. 12900, No. 301 Amendment By-law, 2011, No. 17492"
7911-0136-00 - 0927281 B.C. Ltd., c/o H.Y. Engineering Ltd. (Lori Joyce)
To redesignate a portion of 17339 - 64 Avenue site from Suburban (SUB) to Urban (URB).

Approved by Council: October 3, 2011

This By-law is proceeding in conjunction with By-law No. 17493.

It was
Moved by Councillor Gill
Seconded by Councillor Martin
That "Surrey Official Community Plan
By-law, 1996, No. 12900, No. 301 Amendment By law, 2011, No. 17492" be finally
adopted, signed by the Mayor and Clerk, and sealed with the Corporate Seal.

RES.R12-2563

Carried

"Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2011, No. 17493"
7911-0136-00 - 0927281 B.C. Ltd., c/o H.Y. Engineering Ltd. (Lori Joyce)
RA to RF-12 (BL 12000) - 17339 - 64 Avenue - to permit subdivision into
six (6) small single family residential lots.

Approved by Council: October 3, 2011

Note: See Development Permit No. 7911-0136-00 under Clerk's Report, Item I.2(b)

Note: Change of ownership since Third Reading.

This By-law is proceeding in conjunction with By-law No. 17492.

It was Moved by Councillor Gill
 Seconded by Councillor Martin
 That "Surrey Zoning By-law, 1993, No. 12000,
 Amendment By-law, 2011, No. 17493" be finally adopted, signed by the Mayor and
 Clerk, and sealed with the Corporate Seal.
 RES.R12-2564 Carried

2. "Surrey Land Use Contract No. 33, Authorization By-law, 1973, No. 4075,
 Amendment By-law, 1974, No. 4325, Discharge By-law, 2012, No. 17796"
 7912-0253-00 - 2RW Properties Incorporated
 To discharge Land Use Contract No. 33 from the property - 10344 Whalley
 Boulevard - to allow the underlying C-8 Zone to regulate the site.

The discharge of Land Use Contract will provide greater flexibility in
 accommodating a broader range of commercial businesses.

Approved by Council: November 5, 2012

It was Moved by Councillor Martin
 Seconded by Councillor Hepner
 That "Surrey Land Use Contract No. 33,
 Authorization By-law, 1973, No. 4075, Amendment By-law, 1974, No. 4325,
 Discharge By-law, 2012, No. 17796" be finally adopted, signed by the Mayor and
 Clerk, and sealed with the Corporate Seal.
 RES.R12-2565 Carried

3. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2011, No. 17369"
 7910-0056-00 - Manjinder S., Manjit K, Kulwinder S., Inderjit K., Paramjit S.
 Balwinder K. and Harbhajan S. Kang, c/o Coastland
 Engineering & Surveying Ltd. (Mike Helle)
 RS (5942) and RA to RF-12 (BL 12000) - 14787 - 68 Avenue and
 6823 - 148 Street - to permit subdivision into five (5) single family
 small lots.

Approved by Council: February 28, 2011

Planning and Development advise (see memorandum dated December 4, 2012 in
 by-law back up) that the condition of the works to be completed prior to final
 approval have been met.

Planning and Development further advise that it is in order for Council to pass a
 resolution amending the East Newton South Neighbourhood Concept Plan to
 redesignate the site from "Urban Single Family Residential" to "Single Family Small
 Lots."

RES.R12-2566 It was Moved by Councillor Martin
Seconded by Councillor Hepner
That the East Newton South Neighbourhood
Concept Plan be amended to redesignate the site from "Urban Single Family
Residential" to "Single Family Small Lots."
Carried

RES.R12-2567 It was Moved by Councillor Martin
Seconded by Councillor Hepner
That "Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2011, No. 17369" be finally adopted, signed by the Mayor and
Clerk, and sealed with the Corporate Seal.
Carried

4. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2012, No. 17681"
7911-0297-00 - 0920447 B.C. Ltd. c/o Hub Engineering Inc. (Rod Gonzalez)
RA to RF (12000) - 12414 - 66 Avenue - to permit subdivision into 15 single
family lots.

Approved by Council: June 11, 2012

Note: See Development Variance Permit No. 7911-0297-00 under Clerk's Report,
Item I.1(a)

- * Planning and Development advise (see memorandum dated December 5, 2012)
that it is in order for Council to pass a resolution amending the West Newton
Local Area Plan to redesignate the site from "Cluster Housing" to "Single Family".

RES.R12-2568 It was Moved by Councillor Hunt
Seconded by Councillor Hepner
That the West Newton Local Area Plan be
amended to redesignate the site from "Cluster Housing" to "Single Family."
Carried

RES.R12-2569 It was Moved by Councillor Hunt
Seconded by Councillor Hepner
That "Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2012, No. 17681" be finally adopted, signed by the Mayor and
Clerk, and sealed with the Corporate Seal.
Carried

I. CLERK'S REPORT

1. Approval of Development Variance Permits

It is in order for Council to now pass resolutions authorizing the Mayor and Clerk
to sign the following permits:

- (a) **Development Variance Permit No. 7911-0297-00**
0920447 B.C. Ltd.
c/o Hub Engineering Inc. (Rod Gonzalez)
12414 - 66 Avenue

Note: See By-law No. 17681 under Item H.4

To vary "Surrey Zoning By-law, 1993, No. 12000", as amended, Part 16, Section F and K, as follows:

- (a) To reduce the minimum side yard setback for the principal building from 1.8 metres (6 ft.) to 1.2 metres (4 ft.) for Lots 1 to 12 inclusive; and
- (b) To reduce the minimum lot width from 15 metres (50 ft.) to 13.7 metres (45 ft.) for Lots 1 to 12 inclusive.

The purpose of the rezoning and development variance permit is to permit subdivision into 15 single family lots.

It was Moved by Councillor Hunt
 Seconded by Councillor Gill
 That Development Variance Permit
 No. 7911-0297-00 be approved; that the Mayor and Clerk be authorized to sign the Development Variance Permit; and that Council authorize the transfer of the Permit to the heirs, administrators, executors, successors, and assigns of the title of the land within the terms of the Permit.

RES.R12-2570

Carried

- (b) **Development Variance Permit No. 7908-0054-00**
526751 B.C. Ltd., Inc.
c/o Boldwing Continuum Architects Inc. (Arthur Buse)
12852 - 96 Avenue

Note: See Development Permit No. 7908-0054-00 under Item I.2(a)

To vary "Surrey Zoning By-law, 1993, No. 12000", as amended, Part 36, Section F, to reduce the minimum east side yard setback from 7.5 metres (25 ft.) to 6.6 metres (22 ft.).

To vary "Surrey Sign By-law, 1999, No. 13656", as amended, Part 5, Section 27(2)(e), to allow three fascia signs to extend above the roofline of the building.

The proposal is to permit the redevelopment of an existing shopping mall and construction of two commercial units.

RES.R12-2571

It was Moved by Councillor Hunt
 Seconded by Councillor Gill
 That Development Variance Permit
 No. 7908-0054-00 be approved; that the Mayor and Clerk be authorized to
 sign the Development Variance Permit; and that Council authorize the
 transfer of the Permit to the heirs, administrators, executors, successors,
 and assigns of the title of the land within the terms of the Permit.
Carried

2. Formal Issuance of Development Permits

- (a) **Development Permit No. 7908-0054-00**
526751 B.C. Ltd., Inc.
c/o Boldwing Continuum Architects Inc. (Arthur Buse)
12852 – 96 Avenue

Note: See Development Variance Permit No. 7908-0054-00 under
 Item I.1(b)

Memo received from the Manager, Area Planning & Development North
 Division, Planning & Development, requesting Council to pass the
 following resolution:

RES.R12-2572

It was Moved by Councillor Hunt
 Seconded by Councillor Hayne
 That the Mayor and Clerk be authorized to
 execute Development Permit No. 7908-0054-00.
Carried

- (b) **Development Permit No. 7911-0136-00**
0927281 B.C. Ltd.
c/o H.Y. Engineering Ltd. (Lori Joyce)
17339 – 64 Avenue

Note: See By-law Nos. 17492 and 17493 under Item H.1

Memo received from the Manager, Area Planning & Development North
 Division, Planning & Development, requesting Council to pass the
 following resolution:

RES.R12-2573

It was Moved by Councillor Hunt
 Seconded by Councillor Hayne
 That the Mayor and Clerk be authorized to
 execute Development Permit No. 7911-0136-00.
Carried

3. Application to be Closed

- (a) Rezoning and Development Permit Application No. 7908-0112-00
 Dundee Canada (Gateway L8) Holdings Inc.
 Station Tower Developments Ltd.
 13401 and 13479 - 108 Avenue, 10858 University Drive,
 13450 Gateway Drive

Planning and Development advise (see memorandum dated November 30, 2012 in back-up) that a registered letter was sent to the applicant on October 31, 2012, advising that unless outstanding requirements were addressed within 30 days, the file would be closed. The applicant has not responded to the registered letter and the file has been inactive for four years. Council is requested to close the application and associated By-law.

It was
 Moved by Councillor Hunt
 Seconded by Councillor Gill
 That Council close Application
 No. 7908-0112-00 and file "Surrey Zoning By-law, 1993, No. 12000,
 Amendment By-law, 2008, No. 16771"
Carried

RES.R12-2574

J. OTHER BUSINESS

K. ADJOURNMENT

It was
 Moved by Councillor Hunt
 Seconded by Councillor Hayne
 That the Regular Council - Land Use meeting
 do now adjourn.
 RES.R12-2575
Carried

The Regular Council- Land Use meeting adjourned at 5:40 p.m.

Certified Correct:



 Jane Sullivan, City Clerk



 Councillor Hayne, Chairperson