



City of Surrey

Regular Council - Public Hearing Minutes

Council Chamber
City Hall
14245 - 56 Avenue
Surrey, B.C.
MONDAY, DECEMBER 9, 2002
Time: 7:00 p.m.

Present:

Chairperson – Councillor Watts
Councillor Villeneuve
Councillor Tymoschuk
Councillor Steele
Councillor Priddy
Councillor Bose
Councillor Hunt
Councillor Higginbotham

Absent:

Mayor McCallum

Councillors Entering Meeting as Indicated:

Staff Present:

City Manager
Acting City Clerk
General Manager, Planning &
Development
General Manager, Engineering
General Manager, Parks, Recreation
& Culture
Manager, Area Planning &
Development Division
Manager, North Surrey Section
Manager, South Surrey Section

A. ADOPTION OF MINUTES

1. Regular Council - Land Use - November 25, 2002

It was

Moved by Councillor Villeneuve
Seconded by Councillor Hunt
That the minutes of the Regular Council –

Land Use meeting held on November 25, 2002, be adopted.

RES.R02-2813

Carried

2. Regular Council - November 25, 2002

It was

Moved by Councillor Villeneuve
Seconded by Councillor Hunt
That the minutes of the Regular Council

meeting held on November 25, 2002, be adopted.

RES.R02-2814

Carried

3. Inaugural Council - December 2, 2002

It was

Moved by Councillor Villeneuve
Seconded by Councillor Hunt
That the minutes of the Inaugural Council

meeting held on December 2, 2002, be adopted.

RES.R02-2815

Carried

B. DELEGATIONS**1. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No. 14862****Rezoning Application: 7902-0292-00**

ADDRESS: **CIVIC/LEGAL**
10613 - 168 Street/PID: 011-153-148, N ½, Lot 1, Sec. 24,
B5N, R1W, NWD, Plan 5325

APPLICANT: Tage Shokker
c/o H.Y. Engineering Ltd. (Richard Brooks)
#4 - 15243 - 91 Avenue
Surrey, B.C. V3R 8P8
c/o Warren Rossnagel
4591 - 202 Street
Langley, B.C. V3A 5J2

PROPOSAL: To rezone the property from "One-Acre Residential Zone (RA)" to "Single Family Residential Zone (RF)".

The purpose of the rezoning is to permit the subdivision into approximately 28 single family lots.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the property was indicated to the Public Hearing.

There was correspondence on table from Mr. R. Carriere, Mr. and Mrs. G. Hannestad, and Mr. R. Guthahr stating concerns with respect to basement rental units, lot size and density.

There were no persons present to object to the proposed rezoning application.

**2. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No. 14863****Rezoning Application: 7902-0215-00**

ADDRESS: **CIVIC/LEGAL**
16474 - 104 Avenue/PID: 011-136-634, Lot "D" Except:
Firstly: Parcel M (Reference Plan 25300), Secondly:
Part 1.532 and 0.325 Acres Highway Plan 25300, Sec. 25,
B5N, R1W, NWD, Plan 5445
16480 - 104 Avenue/PID: 008-786-232, Lot G, Sec. 25,
B5N, R1W, NWD, Plan 25300

16492 - 104 Avenue/PID: 011-136-642, Parcel "2",
(Explanatory Plan 14168), Lot "E", Sec. 25, B5N, R1W,
NWD, Plan 5445

APPLICANT: Cheery Gradecak, Victoria & Cornelius Klassen, and
Cornelius & Victoria Klassen
c/o H.Y. Engineering
#4 - 15243 - 91 Avenue
Surrey, B.C. V3R 8P8

PROPOSAL: To rezone the properties from "One-Acre Residential Zone
(RA)" to "Single Family Residential Zone (RF)".

The purpose of the rezoning is to permit subdivision into
approximately 22 single family lots.

The Notice of the Public Hearing, except the legal description, was read by the
Acting City Clerk. The location of the properties was indicated to the Public
Hearing.

There were no persons present to object to the proposed rezoning application.

**3. Surrey Land Use Contract No. 105 Authorization By-law,
1974, No. 4393, Amendment By-law, 2002, No. 14867**

Rezoning Application: 7902-0263-00

ADDRESS: **CIVIC/LEGAL**
15250 - 104 Avenue/PID: 006-287-948, Lot 38, Sec. 28,
B5N, R1W, NWD, Plan 47979

APPLICANT: Flag Chevrolet-Geo-Oldsmobile Ltd.
c/o Peter Chu, Architect
#210 - 6939 Hastings St.
Burnaby, B.C. V5B 1S9

PROPOSAL: To amend Land Use Contract No. 105 to permit the
construction of an addition to the existing building and to
amend various provisions to be in compliance with current
conditions.

The Notice of the Public Hearing, except the legal description, was read by the
Acting City Clerk. The location of the property was indicated to the Public
Hearing.

The Chair indicated that one person had registered to speak to this proposal.

Mr. Sherrold Haddad, President, Flag Chevrolet Olds, 15250 – 104 Avenue
Mr. Haddad was present and commented that the proposed cosmetic change was suggested by the manufacturer and that restriction of access to the property would have a major impact on his business and prove inconvenient to his many customers. He added that he would be willing to discuss changes with City staff.

**4. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No. 14870**

Rezoning Application: 7902-0163-00

ADDRESS: CIVIC/LEGAL
10137 - 161 Street/PID: 012-290-041, Lot 25, Except: The
West 165 Feet; Sec. 26, B5N, R1W, NWD, Plan 1670

APPLICANT: Valerie Nyiri
c/o Hunter Laird Engineering Ltd. (Clarence Arychuk)
#300 - 65 Richmond Street
New Westminster, B.C. V3L 5P5

PROPOSAL: To rezone the property from "General Agriculture Zone (A-1)" to "Half-Acre Residential Gross Density Zone (RH-G)".

DEVELOPMENT VARIANCE PERMIT

To vary "Surrey Zoning By-law, 1993, No. 12000",
Part 15, Section F, and Sub-section K.3, as follows":

- (a) To reduce the east and west side yard setback from 3.0 metres (10 ft.) to 2.0 metres (6.6 ft.) for proposed lots 5, 6, and 7
- (b) The lot dimensions are varied as follows:
 - i) All of the lots must be a minimum of 1,000 sq. metres (10,764 sq. ft.) with minimum 18 metre (60 ft.) lot widths and 30 metres (100 ft.) lot depths and;
 - ii) A minimum of 3 of the lots shall be a minimum of 1,120 sq. metres (12,000 sq. ft.) with 24 metre (80 ft.) lot widths and 30 metres (100 ft.) lot depths.

The purpose of the rezoning and development variance permit is to permit the development of approximately 7 single family half-acre gross-density lots.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the property was indicated to the Public Hearing.

Note: See Development Variance Permit 7902-0163-00, Clerk's Report, Item I.1(a) of this agenda.

There was correspondence on table from J. Sandberg and G. Estrada indicating concerns regarding basement suites and parking.

There were no persons present to object to the proposed rezoning.

**5. Surrey Official Community Plan By-law, 1996, No. 12900,
No. 68 Amendment By-law, 2002, No. 14875**

**Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No. 14876**

Rezoning Application: 7902-0105-00

ADDRESS: CIVIC/LEGAL
**Portion of 17626 Barnstson Drive (also shown as
17688 Barnston Drive)/PID: 024-203-700, Lot 3,
DL 389A and 390A, Grp. 2, NWD, Plan LMP38539
10020 - 176 Street (also shown as 10024 - 176 Street)/
PID: 024-203-696, Lot 2, District Lots 389A and 390A,
Grp. 2, NWD, Plan LMP38539**

APPLICANT: Allan Johnson
c/o Rimark Consulting
3184 - 204 Street
Langley, B.C. V2Z 2C7

PROPOSAL: **BYLAW 14875**
To authorize the redesignation of a portion of the site from Suburban (SUB) to Commercial (COM).
BYLAW 14876
To rezone the properties from "Tourist Commercial Zone (C-T(1))" (By-law 5942) to "Comprehensive Development Zone (CD)".

DEVELOPMENT VARIANCE PERMIT

To vary "Surrey Sign By-law, 1999, No. 13656", Sub-section 27(1).(k), as follows;

- (a) To increase the maximum height of a free-standing sign from 4.5 metres (15 ft.) to 9.8 metre (32 ft.).

The purpose of the rezoning is to permit the development of a neighbourhood shopping centre.

**PROPOSED "COMPREHENSIVE DEVELOPMENT ZONE (CD)"
FOR BY-LAW 14876**

INTENT:

This Comprehensive Development Zone is intended to accommodate and regulate the development of a community shopping centre.

PERMITTED USES:

The *Lands* and *structures* shall be used for the following uses only, or for a combination of such uses:

1. Block A
 - (a) *Retail stores* excluding the following:
 - i. *Adult entertainment stores*; and
 - ii. *Secondhand stores* and *pawnshops*.
 - (b) *Personal service uses* excluding *body rub parlours*.
 - (c) *General service uses* including *drive-through banks* and excluding funeral parlours.
 - (d) *Beverage container return centres* provided that:
 - i. The use is confined to an enclosed *building*; and
 - ii. The *building* is a maximum of 279 square metres [3,003 sq.ft.].
 - (e) *Eating establishments* including *drive-through restaurants*.
 - (f) *Neighbourhood pubs*.
 - (g) Office uses excluding the following:
 - i. *Social escort services*; and
 - ii. *Methadone clinics*.
 - (h) Indoor *recreational facilities*.
 - (i) *Community services*.
 - (j) *Child care centres*.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the properties was indicated to the Public Hearing.

Note: See Development Variance Permit 7902-0105-00, Clerk's Report, Item I.1(b) of this agenda.

There was correspondence on table from Mr. and Mrs. J. Samec stating concerns regarding traffic, landscape buffer, and future plans for 177A Street.

The Chair read the list of Persons Not Speaking and indicated whether they were for or against as follows:

	FOR	AGAINST	UNDECIDED
T. Cobba	X		
R. Johnson	X		
B. Roselli			X
F. Roselli			X
L. McFarland		X	
G. McFarland		X	

John Novak, 17760 – 100A Avenue

Mr. Novak was present and stated his opposition to the Sign By-law variance allowing the sign to be raised from 15 feet to 32 feet and that a sign this high was out of line for a residential shopping centre. He stated that he attended other shopping centres and did not find a similar sign.

Al Fulcher, 10061 – 176 Street

Mr. Fulcher was present and requested information on the impact this development would have on the general area. He commented that Barnston Drive would be re-designated and the neighbourhood would become an island with a shopping centre on one side and his property on the other side between Barnston Drive, the freeway and 176 Street. He added that he had been informed that the property would go to commercial use at some time, and asked how the shopping centre fits into the scheme of that neighbourhood development, given that a proposed bridge may be constructed. Mr. Fulcher then indicated his support for the proposal.

Michael Barton-Brown, Abbarch Partnership Architects, 1675 West Hastings Street, Vancouver, B.C.

Mr. Brown was present and commented that he is open to discussing signage with the Planning & Development Department with respect to the sign height.

**6. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No. 14869**

Rezoning Application: 7902-0176-00

ADDRESS: CIVIC/LEGAL
8184 - 156 Street/PID: 010-166-416, Lot 1, Sec. 26,
 Twp. 2, NWD, Plan 16033

APPLICANT: Domenico & Maria Schiavone
 c/o CitiWest Consulting Ltd.
 #101 - 9030 King George Highway
 Surrey, B.C. V3V 7Y3
 c/o Valerie Schiavone
 8184 - 156 Street
 Surrey, B.C V3S 3R5

PROPOSAL: To rezone the property from "One-Acre Residential Zone (RA)" to "Single Family Residential Zone (RF)".

The purpose of the rezoning is to allow subdivision into two (2) single family lots.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the property was indicated to the Public Hearing.

There were no persons present to object to the proposed rezoning application.

**7. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No.14864**

Rezoning Application: 7902-0241-00

ADDRESS: **CIVIC/LEGAL**
14898 - 68 Avenue/PID: 010-185-798, Lot 5, Sec. 15,
Twp. 2, NWD, Plan 16414
14920 - 68 Avenue/PID: 010-0185-801, Lot 6, Sec. 15,
Twp. 2, NWD, Plan 16414

APPLICANT: William & Mary Ann Gate and Anthony & Lynn Slack
c/o Rajinder Toor
15025 - 66A Avenue,
Surrey, B.C. V3S 2A4
c/o Sandeep Bains
3394 - 168 Street
Surrey, B.C. V3S 0L2

PROPOSAL: To rezone the properties from "One-Acre Residential Zone (RA)" to "Single Family Residential Zone (RF)".

The purpose of the rezoning is to permit the subdivision into 14 single family residential lots.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the properties was indicated to the Public Hearing.

The Chair indicated that S. Bains had registered to speak in favour of the proposed rezoning application, but was not present to speak.

**8. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No. 14865**

Rezoning Application: 7902-0114-00

ADDRESS: CIVIC/LEGAL
14831 - 72 Avenue (also shown as 14841 - 72 Avenue)/
PID: 009-258-809, Lot 2, Sec. 22, Twp. 2, NWD,
Plan 10177

APPLICANT: Bagh & Nachhatar Dhanda
Manjit & Kuldip Dhanda
c/o Coastland Engineering & Surveying Ltd.
#101 - 19292 - 60 Avenue
Surrey, B.C. V3S 3M2

PROPOSAL: To rezone the property from "One-Acre Residential Zone (RA)" to "Single Family Residential Zone (RF)".

The purpose of the rezoning is to permit the development of 14 single family residential lots.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the property was indicated to the Public Hearing.

There were no persons present to object to the proposed rezoning application.

**9. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No. 14866**

Rezoning Application: 7902-0096-00

ADDRESS: CIVIC/LEGAL
12693 - 64 Avenue/PID: 009-139-621, Lot 34, Sec. 18,
Twp. 2, NWD, Plan 29947
12719 - 64 Avenue/PID: 012-050-725, West 218.2 Feet,
Lot 20 Except: Part Dedicated Road on Plan LMP25023,
Sec. 18, Twp. 2, NWD, Plan 1250

APPLICANT: David & Mary Sawatzky and Satgur Investments Ltd.
Lakewood 64 Developments Ltd. (Stephan Luking)
#201 - 7795 - 128 Street
Surrey, B.C. V3W 4E6

PROPOSAL: To rezone the properties from "One-Acre Residential Zone (RA)" to "Multiple Residential 30 Zone (RM-30)".

DEVELOPMENT VARIANCE PERMIT

To vary "Surrey Zoning By-law, 1993, No. 12000", Part 22, Section F, as follows:

- (a) To reduce the rear yard setback from 7.5 metres (25 ft.) to 5.75 metres (19 ft.);
- (b) To reduce the east side yard setback from 7.5 metres (25 ft.) to 5.8 metres (20 ft.); and
- (c) To reduce the west side yard setback from 7.5 metres (25 ft.) to 5.75 metres (19 ft.).

The purpose of the rezoning and development variance permit is to permit the development of 131 townhouse units

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the properties was indicated to the Public Hearing.

Note: See Development Variance Permit 7902-0096-00, Clerk's Report, Item I.1(c) of this agenda.

The Chair noted that L.Condrashoff had registered to speak to the proposed rezoning application.

Lillian Condrashoff, 12784 – 64 Avenue

Ms. Condrashoff was present and stated concerns with respect to traffic, traffic speed signage, smaller lot sizes, location of schools in the area, parkland, and the nature of the development. She indicated that she did not support the proposal.

Lance Barnett, Barnett Architects

Mr. Barnett was present and commented that his firm had interacted a great deal with the Planning & Development Department and that there is support for the proposed RM-30 density for a multi-family townhouse project. He noted that the primary concern raised by the previous speaker was regarding traffic. Mr. Barnett stated that it was his understanding that the additional traffic volume could be accommodated on 64 Avenue. He added that several different sizes of units ranging from 2 bedroom units of 1200 sq.ft. to 3 bedroom units of 1800 sq.ft. are planned and that some units may have families with one or two children but for the most part the units were not designed strictly for young families but would include everyone from those downsizing to first time buyers. Mr. Barnett added that the development is adjacent to a park, which would limit the amount of growth in the area.

**10. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No. 14871**

Rezoning Application: 7902-0144-00

ADDRESS: CIVIC/LEGAL
5827 - 146 Street/PID: 003-515-401, Lot 81, Sec. 10,
Twp. 2, NWD, Plan 64495
5861 - 146 Street/PID: 009-009-345, Lot 24, Sec. 10,
Twp. 2, NWD, Plan 28869

APPLICANT: Terrance Shaw, Frank & Agnes Moravec
c/o Coastland Engineering & Surveying Ltd. (Greg Sewell)
#101 - 19292 - 60 Avenue
Surrey, B.C. V3S 3M2
c/o Byhan Developments Ltd. (Hans Rawlins)
6239 - 152 Street
Surrey, B.C. V3S 3K8

PROPOSAL: To rezone the properties from "One-Acre Residential Zone (RA)" to "Single Family Residential Zone (RF)".

The purpose of the rezoning is to permit the development of 25 single family lots and open space.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the properties was indicated to the Public Hearing.

There was correspondence on table from N.J. Ferguson, H. Rawlins and an additional 9 letters, all indicating support for the proposal.

Resident, 15960 Riverdale Drive, Richmond, B.C.

The resident of 15960 Riverdale Drive was present and questioned the proposal for the half road going north linking the property from 5897 – 146 Street going to two properties that are proposed for rezoning.

**11. Surrey Land Use Contract No. 119, Authorization By-law, 1976,
No. 4859, Partial Discharge By-law 2002, No. 14872**

**Surrey Land Use Contract No. 121, Authorization By-law, 1975,
No. 4506, Partial Discharge By-law 2002, No. 14873**

Rezoning Application: 5594-0281-00

ADDRESS: CIVIC/LEGAL
6887 - 132 Street/PID: 005-001-528, Lot 357, Sec. 17,
Twp. 2, NWD, Plan 52275

APPLICANT: Conseil Scolaire Francophone De La Colombie-Britannique
c/o School District No. 36
7542 - 134A Street
Surrey, B.C. V3W 7J1

PROPOSAL: **BYLAW 14872**
To partially discharge Land Use Contract 119 from the property
BYLAW 14873
To partially discharge Land Use Contract 121 from the property

The purpose of the discharge is to permit the construction of a French Immersion public school (Ecole Gabrielle-Roy) under the regulations specified in the underlying RF Zone.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the property was indicated to the Public Hearing.

The Chair read the list of Persons Not Speaking and indicated whether they were for or against as follows:

	FOR	AGAINST
C. Nicola	X	
J. Nawri	X	
M. Lavoie	X	
A. Bédard	X	

It was noted that a letter was received on table from Dawn Surette, #41, 15352 - 100 Avenue indicating support for the discharge of Land Use Contracts 119 and 121.

There were 84 letters indicating support for the proposal and 2 letters indicating support of the discharge of the Land Use Contracts on table.

Kerry Magnus, 320, 13775- 74 Avenue

Ms. Magnus was present and commented that she is the Project Manager for the project and retained by School District No. 93. She added that the subject site is approximately 12 acres in area, zoned RF, encumbered by two Land Use Contracts Nos. 119 and 121, and that the original intent of the land use contracts was to set aside land for public school use. She added that the new school would offer Kindergarten to Grade 12, with a preschool component. She continued that most students would arrive by bus and that plans have been made for playground, garden, landscaping, a theatre, large and small gyms, and expanded library facilities on the property. She added that the proposed school would be one of six green schools and is slated to open December 2003. She added that the public

response received has been positive and that a groundbreaking ceremony had been held September 28, 2002, attended by neighbours and Mayor McCallum. She added that neighbours support the proposal and that a development application sign had been erected on the property.

She continued that the proposed school would replace the existing school and portable classrooms at the William F. Davidson Elementary School site at 152 Street and 98 Avenue and commented that the original École Gabrielle Roy burned down in 1999. She also indicated her support for the proposal.

Mario Cyr, 8276 – 168 street

Mr. Cyr was present and commented that he is the Principal of the existing school and a proud member of the community since 1984. He continued that he has worked hard to foster tolerance and understanding for francophones for the past 18 years and indicated his support for the proposal.

Nick Ardanaz, 645 – 52 Street, Delta, B.C.

Mr. Ardanaz was present and commented that his organization was created by the provincial government in 1995 and incorporated into the School Act. He added that this was the only provincial School District offering francophone schooling in 40 different schools, serving 55 different communities throughout B.C. He continued that in order that francophone schooling be able to survive requires additional facilities to enhance the French language and culture. He added that the new school would offer opportunities to residents of neighbouring municipalities as well, that the current school houses 350 students and the new facility would be expected to reach 550 students. He also advised that the new Gabrielle Roy school would offer facilities to the population at large, when available, subject to rules. He continued that the proposed theatre would be a benefit to be enjoyed by all Surrey residents and that Surrey would enter the history books in a positive way in that the proposed new school would be the first new francophone school to be built in B.C. He indicated his support for the proposal.

Clive Roberts, 6588 Clayton Hill Place

Mr. Roberts was present and commented that he is the President of the École Gabrielle Roy Parent organization and represents the francophone population in Surrey at large. He added that the Surrey francophone population is the seventh largest identifiable ethnic group, preserving French heritage and language.

Anne-Marie Guminski, 12211 – 59 Avenue

Ms. Guminski was present and commented that she is the parent of children attending École Gabrielle Roy and that she is also the President of the Francophone Association of Surrey. She stated that she looks forward to the new school and that the Francophone Association of Surrey would have offices in the new building. She indicated her support for the proposal.

April Miko, 6906 Clevedon Drive

Ms. Miko was present and commented that she supported the proposal, however, she opposed the release of Land Use Contract No. 121. She stated concerns that if Land Use Contract No. 121 were discharged, the back portion of the property could be changed and the original subdivision that had been planned then would be put forth. She added that she supported the discharge of Land Use Contract No. 119.

Gerry Dion, 10975 Monroe Drive, Delta

Mr. Dion was present and commented that he represented his family, other parents in outlying areas, and that he supported the proposal. He added that the central location would instill the francophone heritage in the community and that subdivision plans are ongoing.

Donald Miko, 6906 Clevedon Drive

Mr. Miko was present and commented that there is no need to discharge Land Use Contract No. 121 and that Land Use Contract No. 119 should be released. He added that he was in support of the proposal.

**12. Surrey Official Community Plan By-law, 1996, No. 12900,
No. 69 Amendment By-law, 2002, No. 14877**

**Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No. 14878A**

Rezoning Application: 7902-0039-00

ADDRESS: **CIVIC/LEGAL**
15155 - 76 Avenue/PID: 013-238-264, Parcel "2", (Exp. Plan 15513) of Parcel "A" of the NE ¼, Sec. 22, Twp. 2, Except: Parcel "L" (Bylaw Plan 62403), NWD

APPLICANT: Pacific Star Homes Ltd.
c/o 640842 B.C. Ltd.
5755 - 136 Street,
Surrey, B.C. V3X 1J4

PROPOSAL: **BYLAW 14877**
To authorize the redesignation of the site from Suburban (SUB) to Urban (URB).

BYLAW 14878A

To rezone a portion of 15155 - 76 Avenue from "One-Acre Residential Zone (RA)" to "Single Family Residential Zone (RF)", shown as **Block A**.

The purpose of the rezoning is to permit subdivision into approximately 22 single family lots.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the property was indicated to the Public Hearing.

There was correspondence on table from M. and S. Little and R. Giardini indicating their concerns regarding lot size and that they were opposed to the proposal.

There was correspondence on table from R. Dalpre, B.C. Gas, indicating they had no objection to the proposal.

The Chair read the list of Persons Not Speaking and indicated that M. Burns supported the proposal and P. Sandher was against the proposal.

Roger Burns, 7556 – 151A Street

Mr. Burns was present and commented that he had concerns with respect to traffic in the area, particularly the intersection of 76 Avenue and 152 Street. He indicated that he supported the proposal.

It was

Moved by Councillor Hunt

Seconded by Councillor Steele

That the letter submitted by Mr. Burns be

received.

RES.R02-2816

Carried

Mr. Burns then requested information with respect to the installation of traffic signals at the intersection at 76 Avenue and 152 Street.

Michael Sanderson, Aplin & Martin, 201, 12448 – 82 Avenue, Surrey

Mr. Sanderson was present and commented that the subdivision lot design was influenced by the houses built along the new portion of 151A Street; that 151A Street would be completed, and that an Open House was held last August. He continued that the lot widths along 76 Avenue were increased to 18 m, similar to lots east of 76 Avenue. He added that the Design Guidelines for the proposed subdivision ties in with existing homes in the neighbourhood and that the wider lots on 76 Avenue would allow larger homes to be built.

Mike Tynan, Tynan Design Consultants, 13695 – 108 avenue

Mr. Tynan was present and commented that the increase in lot width from 15 m to 18 m is significant and would allow for a change from the standard 15 m wide, 3 element garage, foyer, and living room to allow the addition of a room between the garage and foyer to allow 4 elements changing from a standard subdivision appearance to small estate homes. He added that the proposed subdivision homes would be equal or better than those constructed on the south side of 76 Avenue and should enhance the community.

It was Moved by Councillor Higginbotham
 Seconded by Councillor Hunt
 That the letter submitted by Tanya Rowland
 be received.
 RES.R02-2817 Carried

Mark Graf, 7530 – 151A Street

Mr. Graf was present and commented that he has lived in the area for seven years and that he would like to see the proposed development proceed in concert with existing development. He stated concerns with respect to smaller sized lots, increased traffic, more cars parking on the street, and potential devaluing of existing properties. He indicated that he was not in support of the proposal.

13. Surrey Zoning By-law, 1993, No. 12000,

Amendment By-law, 2002, No. 14868

Rezoning Application: 7902-0092-00

Councillor Bose left the meeting at 8:31 p.m. due to a potential conflict of interest, as his family owns property in the area.

ADDRESS: **CIVIC/LEGAL**
16597 - 60 Avenue/PID: 024-832-685, Lot 134, Sec. 12,
 Twp. 2, NWD, Plan LMP46878
16615 - 60 Avenue/PID: 011-268-930, Parcel "A":
 (Explanatory Plan 51675), Lot 5, Sec. 12, Twp. 2, NWD,
 Plan 6427
16653 - 60 Avenue/PID:024-832-693, Lot 135, Sec. 12,
 Twp. 2, NWD, Plan LMP46878

APPLICANT: No. 346 Sail View Ventures Ltd. and
 Progressive Construction Ltd.
 c/o Dave Walls
 #202 - 12448 - 82 Avenue
 Surrey, B.C. V3W 3E9
 c/o Dan Dawson
 856 Jackson Way,
 Delta, B.C. V4L 1W4

PROPOSAL: To rezone the properties from "One-Acre Residential Zone (RA)" to "Comprehensive Development Zone (CD)".

The purpose of the rezoning is to allow the development of 77 townhouse units with a limited commercial component at the corner of 166 Street and 60 Avenue.

**PROPOSED "COMPREHENSIVE DEVELOPMENT ZONE (CD)"
FOR BY-LAW 14868**

INTENT:

This Comprehensive Development Zone is intended to accommodate and regulate the development of *low density, ground-oriented multiple-unit residential buildings* and a limited accessory commercial component, which are to be developed in accordance with a *comprehensive design*.

PERMITTED USES:

1. *Lands and structures* in Block A shall be used for the following uses only, or for a combination of such uses, provided such combined uses are part of a *comprehensive design*:
 - (a) *Ground-oriented multiple unit residential buildings*; and
 - (b) *Child care centres*, provided that such centres:
 - i. Do not constitute a singular use on the *lot*; and
 - ii. Do not exceed a total floor area of 3.0 square metres [32 sq. ft.] per *dwelling unit*.
2. *Lands and structures* in Block B shall be used for *ground-oriented multiple residential buildings* with a minimum of one of the following *accessory* uses in each *dwelling unit*:
 - (a) *Eating establishments* excluding the following:
 - i. *Drive-through restaurants*; and
 - ii. *Eating establishments* licensed by the Liquor Control and Licensing Act, R.S.B.C. 1996, chapter 267 as amended;
 - (b) Office uses excluding the following:
 - i. *Social escort services*; and
 - ii. *Methadone clinics*;
 - (c) *Personal service uses* limited to the following:
 - i. Barbershop;
 - ii. Beauty parlour;
 - iii. Repair of clothing; and
 - iv. Shoe repair shop;
 - (d) *General service uses* limited to the following:
 - i. Dressmaking and tailoring shops;
 - ii. Photography and film processing services; and
 - iii. Photocopying services; and
 - (e) *Retail stores* excluding the following:
 - i. *Adult entertainment stores*;
 - ii. Auction houses; and
 - iii. *Secondhand stores* and *pawnshops*.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the properties was indicated to the Public Hearing.

There was correspondence on table from G. Kozevnikov and Mr. and Mrs. D. Smith stating concerns regarding noise and loss of trees.

The Chair read the list of Persons Not Speaking and indicated that S. Lanthier had registered objection to the proposal.

Shirley Larsen, 16622 – 61 Avenue

Ms. Larsen was present and commented that she was not in favour of the proposed application. She added that she would like to see a minimum of a 40 foot buffer between her property and the new development, and expressed concerns with respect to loss of wildlife and trees in the area.

Chris Holman, 16618 – 61 Avenue

Mr. Holman was present and commented that he was not in favour of the proposed application and added that his realtor had informed him last year, there would be no further development in this area for at least five years. He raised concerns with respect to buffer zones, commercial areas, safety of school children, tree preservation, and increased traffic.

George Kozevnikov, 16539 – 60 Avenue

Mr. Kozevnikov was present and commented that he was not in favour of the proposal. He stated his concerns with respect to increased density, traffic, type of housing, and asked why arterial roads had not been widened.

Craig Lanthier, 16610 – 61 Avenue

Mr. Lanthier was present and commented that the proposed development would have a 25 ft. setback from the fence and that existing setbacks in the area are 35 ft. to 40 ft. and requested that the larger setback be maintained. He added that he had been informed that a 60-foot parkway buffer zone had been planned for the area. He also commented on road compaction in the area and indicated that he was not in support of the proposal.

Darlene Sweeney, 16602 – 61 Avenue

Ms. Sweeney was present and commented that she had concerns regarding the proposed minimum setback of 25 feet, commercial development, and tree replacement. She indicated that, because of her concerns, she was not in support of the proposal. She commented that the developer had met with her to address some of these concerns.

Steve Kurrein, Representative, Progressive Construction Ltd. 5591 No. 3 Road, Richmond, B.C.

Mr. Kurrein was present and commented that his firm owns the property in question. He added that he attended meetings regarding the proposed development and that 166 Street will be pushed through to improve traffic access and to upgrade 60 Avenue.

Dan Dawson, Dawson Development, Applicant, 856 Jackson Way, Delta

Mr. Dawson was present and commented that he had been advised to adhere to the NCP, and has developed a unit featuring both living and commercial

component. He added that the setback allowance varies between lots with the result that some setbacks would be 35 feet. He addressed landscaping and tree planting concerns, and added that he did not receive any telephone calls with respect to this proposal. He added that when he had been informed of residents calling with concerns, he contacted them to address those concerns. He added that he was purchasing the property from Progressive Construction.

Chrisoula Jana, 16614 – 61 Avenue

Ms. Jana was present and requested information on visitor parking for the proposed complex.

**14. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No. 14861**

Rezoning Application: 7902-0196-00

ADDRESS: CIVIC/LEGAL
14936 - 32 Avenue/PID: 006-539-483, Lot 24, Sec. 22,
Twp. 1, NWD, Plan 30286

APPLICANT: Duvon Holdings Ltd.
c/o Pacific Land Resource Group Inc. (Oleg Verbenkov)
#101 - 7485 - 130 Street
Surrey, B.C. V3W 1H8

PROPOSAL: To rezone the property from "Single Family Residential Zone (RF)" to "Comprehensive Development Zone (CD)".

DEVELOPMENT VARIANCE PERMIT

To vary "Surrey Sign By-law, 1999, No. 13656", Part 5, Section 27(1), subsection (e), as follows;

- (a) To permit a free-standing sign to be set back a minimum of 0.6 metre (2 ft.) from the lot line.

The purpose of the rezoning is to permit the development of a two-storey 1130.5 m² (12,170 sq. ft.) commercial building.

**PROPOSED "COMPREHENSIVE DEVELOPMENT ZONE (CD)"
FOR BY-LAW 14861**

INTENT:

This Comprehensive Development Zone is intended to accommodate and regulate those commercial and related uses requiring exposure to major *highways*.

PERMITTED USES:

The *Lands* and *structures* shall be used for the following uses only, or for a combination of such uses:

1. *Eating establishments* including *drive-through restaurants*.
2. *General service uses* including *drive-through banks*.
3. *Beverage container return centres* provided that:
 - (a) the use is confined to an enclosed *building*; and
 - (b) the *building* is maximum of 279 square metres [3,003 sq. ft.].
4. *Indoor recreational facilities*, including *bingo halls*.
5. *Light impact industry* including retail of products processed or manufactured on the *lot*.
6. *Tourist accommodation*.
7. *Parking facilities*.
8. *Retail Stores* excluding the following:
 - (a) *adult entertainment stores*;
 - (b) *auction houses*; and
 - (c) *secondhand stores* and *pawnshops*.
9. *Warehouse uses*.
10. *Assembly halls*.
11. *Community Services*.
12. *Office uses* excluding the following:
 - (a) *social escort services*; and
 - (b) *methadone clinics*.
13. *Child care centres*.
14. *Accessory uses* including the following:
 - (a) one *dwelling unit* per *lot* provided that the dwelling is:
 - i. contained within the *principal building*; and
 - ii. occupied by the owner or the owner's employee, for the protection of the business permitted on the *lot*.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the property was indicated to the Public Hearing.

Note: See Development Variance Permit 7902-0196-00, Clerk's Report, Item I.1(d) of this agenda.

Paul Kreeft, 31, 14909 – 32 Avenue

Mr. Kreeft was present and stated concerns with respect to access on to 32 Avenue. He added that he supported the proposed development. He conveyed his concerns with respect to the lack of sidewalks in the area and the installation of a left turn lane from the front gate of his complex.

There was correspondence on table from Mr. and Mrs. Hoglund and P. Kreeft stating concerns regarding the entry site, buffer zone, and access to 148 Street.

**15. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2002, No. 14874**

Rezoning Application: 7902-0278-00

ADDRESS: CIVIC/LEGAL
3370 - 144 Street/PID: 007-912-293, Lot 11, DL 165,
Grp. 2, NWD, Plan 6951

APPLICANT: Mary and Linda Davis
c/o Ocean Park Developments (Lisa Balsor)
13484 - 13A Avenue
Surrey, B.C. V4A 1C4

PROPOSAL: To rezone the property from "One-Acre Residential Zone (RA)" to "Half-Acre Residential Gross Density Zone (RH-G)".

The purpose of the rezoning is to permit the development of 10 single family lots with a dedication of 15% parkland.

The Notice of the Public Hearing, except the legal description, was read by the Acting City Clerk. The location of the property was indicated to the Public Hearing.

There were no persons present to speak to the proposed rezoning application.

The Chair indicated there would be a short recess.

The meeting reconvened at 9:25 p.m. with all members of Council present.

C. COMMITTEE REPORTS

1. Environmental Advisory Committee - November 21, 2002

(a) It was Moved by Councillor Hunt
Seconded by Councillor Tymoschuk
That the minutes of the Environmental
Advisory Committee meeting held on November 21, 2002, be received.
RES.R02-2818 Carried

(b) The recommendations of these minutes were considered and dealt with as follows:

It was Moved by Councillor Hunt
Seconded by Councillor Tymoschuk
That the Agricultural Advisory Committee
appoint one of its members to serve as liaison to the Environmental
Advisory Committee.
RES.R02-2819 Carried

It was Moved by Councillor Hunt
Seconded by Councillor Tymoschuk
That the issue of alternate members be
referred for Council discussion at Council-in-Committee and that the City
Clerk provide attendance reports of the various committees in order to
determine the reasoning behind the request.
RES.R02-2820 Carried

Council Higginbotham raised the suggestion that the Environmental
Advisory Committee may wish to appoint a liaison to the Tourism
Advisory Committee.

2. Joint Family Court Committee - November 27, 2002

It was Moved by Councillor Villeneuve
Seconded by Councillor Tymoschuk
That the minutes of the Joint Family Court
Committee meeting held on November 27, 2002, be received.
RES.R02-2821 Carried

3. Agricultural Advisory Committee - December 5, 2002

(a) It was Moved by Councillor Hunt
Seconded by Councillor Steele
That the minutes of the Agricultural
Advisory Committee meeting held on December 5, 2002, be received.
RES.R02-2822 Carried

(b) The recommendations of these minutes were considered and dealt with as follows:

Surrey Farmers' Institute (SFI) Meeting on Water Quality and Quantity

It was Moved by Councillor Hunt
Seconded by Councillor Steele
That a resource person from the Engineering
Department be provided to assist the Surrey Farmers' Institute sub-
committee on Water Quality and Quantity to seek federal funding.
RES.R02-2823 Carried

4. Public Art Advisory Committee - October 25, 2002

Memorandum from the Acting City Clerk providing a response to Council's resolution of the November 18, 2002 Regular Council - Public Hearing meeting, that consideration of the Public Art Advisory Committee Recruitment motion be deferred and that the City Clerk provide a history of the Public Art Advisory Committee and the requirement for an alternate member.

Council may wish to consider the following motion:

"That the Public Art Advisory Committee amend their terms of reference to include the 10th member as an alternate to the Committee, and; for the alternate to serve a one-year renewable term for a maximum of three consecutive years."

It was noted that the issue of alternate members has been referred to Council-in-Committee for discussion and Council did not consider the Public Art Advisory Committee recommendation at this time.

D. BOARD/COMMISSION REPORTS**1. Board of Variance - October 15, 2002**

It was

Moved by Councillor Bose

Seconded by Councillor Hunt

That the minutes of the Board of Variance

meeting held on October 15, 2002, be received.

RES.R02-2824

Carried

E. MAYOR'S REPORT

There were no items under Mayor's Report at this time.

F. COUNCILLORS' REPORTS

There were no items under Councillors' Reports at this time.

G. CORPORATE REPORTS

1. The Corporate Reports, under date of December 9, 2002, were considered and dealt with as follows:

Item No. R224

Land Acquisition for East Clayton Park:

19075 - 70 Avenue

File: 8380-189/E; 0870-20

The General Manager, Engineering submitted a report concerning land acquisition for East Clayton Park.

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 Council authorize the partial

acquisition of $\pm 16,067 \text{ m}^2$ (3.97 acres) from PID No. 007-846-355

(19075 - 70 Avenue) for park/open space as set out in the East Clayton Land Use

Plan in the amount of \$1,223,000 plus GST.

RES.R02-2825

Carried

Item No. R225 Park Acquisition for Cloverdale: 19396 Colebrook Road
File: 8380-279/A; 0870-020/279

The General Manager, Engineering submitted a report concerning park acquisition for Cloverdale.

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

It was Moved by Councillor Higginbotham
Seconded by Councillor Hunt
That Council authorize the partial acquisition of PID No. 009-602-500 (19396 Colebrook Road) for park/open space as set out in the 2001 Park Acquisition Program in the amount of \$87,500 and no GST.

RES.R02-2826

Carried

Item No. R226 Land Acquisition for Future Lane and Subdivision:
8824 - 148 Street
File: 0870-40/4

The General Manager, Engineering submitted a report concerning land acquisition for a future lane and subdivision.

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

It was Moved by Councillor Higginbotham
Seconded by Councillor Steele
That Council authorize the acquisition of PID No. 005-833-710 (8824 - 148 Street) for future lane construction in the amount of \$205,000 and no GST.

RES.R02-2827

Carried

Item No. R227 Lane Exchange at 72 Avenue & 128 Street
File: 0870-30/5

The General Manager, Engineering submitted a report concerning a lane exchange at 72 Avenue and 128 Street.

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

It was Moved by Councillor Hunt
Seconded by Councillor Tymoschuk
That Council authorize:

1. a lane exchange to close a ± 63 m² (± 678 s.f.) unopened portion of lane at 72 Avenue and 128 Street in exchange for a ± 27 m² (± 291 s.f.) portion of PID No. 010-348-492 (7245 - 128 Street); and
2. the City Clerk to bring forward a Road Exchange By-law for consideration by Council.

RES.R02-2828

Carried

Item No. R228 New Fraser River Crossing & South Fraser Perimeter Road
- Status Update
File: 8630-20 (FRC)

The General Manager, Engineering submitted a report to bring Council up to date with the status of planning and project development of the New Fraser River Crossing and of the South Fraser Perimeter Road (SFPR).

General Manager, Engineering was recommending that the report be received for information.

It was Moved by Councillor Higginbotham
Seconded by Councillor Tymoschuk
That Corporate Report No R228 be received
for information.

RES.R02-2829

Carried

Item No. R229 Strategic Local Road Network Elements
File: 8630-01

The General Manager, Engineering submitted a report concerning strategic local road network elements.

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

It was Moved by Councillor Higginbotham
Seconded by Councillor Tymoschuk
That Council approve an addition to the Ten
Year Servicing Plan of an additional growth related item, identified as Strategic
Local Road Network Elements in the amount of \$1.5 million and a corresponding
reduction in the scope of the identified Grace Road Connector project.

RES.R02-2830

Carried

Item No. R230 Condition of Property at 11294 - 123 Street
File: 11294-12300; 5400-80-12300

The City Solicitor submitted a report to advise Council of the condition of the Property, which staff believe is unsightly and in violation of the Unsightly By-law and justify the Proposed By-law, which would require the Owners to bring the Property into compliance with the Unsightly By-law.

The City Solicitor was recommending approval of the recommendations outlined in his report.

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

1. pass the by-law set out in Appendix "B" (the "Proposed By-law") pursuant to Section 698 of the *Local Government Act*, R.S.B.C. 1996, c. 323 (the "*Local Government Act*") to declare the Property to be unsightly and in violation of the Surrey Community Improvement and Unsightly Property By-law, 1997, No. 13150 (the "Unsightly By-law").
2. order the removal of the unsightly conditions from the Property.

RES.R02-2831 Carried

Item No. R231 Public Art Advisory Committee Report:
April - September, 2002
File: 0360-20/P

The General Manager, Parks, Recreation and Culture submitted a report concerning the Public Art Advisory Committee report.

General Manager, Parks, Recreation & Culture was recommending that the report be received for information.

It was Moved by Councillor Villeneuve
Seconded by Councillor Hunt
That Corporate Report No. R231 be
received for information.

RES.R02-2832 Carried

Item No. R232 The Inclusion of the "Rock Tree" in the List of Significant
Trees and Heritage Register
File: 12237/12245-09150

The General Manager, Planning & Development submitted a report to obtain Council approval to include the Rock Tree located at 12237 and

12245 - 91A Avenue in the list of Significant Trees in the Surrey Tree Preservation By-law and to register the Rock Tree on the City's Heritage Registry.

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

It was Moved by Councillor Higginbotham
Seconded by Councillor Tymoschuk
That Council:

1. approve the inclusion of the Western Red Cedar Tree that is growing out of a boulder on lots located at 12237 and 12245 - 91A Avenue (hereafter referred to as the "Rock Tree") in Schedule B "Significant Trees" of the Surrey Tree Preservation By-law No. 12880;
2. resolve to include the Rock Tree in the City's Heritage Registry; and
3. instruct the City Clerk to bring forward the necessary Tree Preservation By-law amendment for the required readings.

RES.R02-2833

Carried

H. BY-LAWS

1. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14862"

7902-0292-00 - Tage Shokker, c/o Richard Brooks, H.Y. Engineering Ltd., and Warren Rossnagel

RA (BL 12000) to RF (BL 12000) - 10613 - 168 Street - to permit subdivision into approximately 28 single family lots.

Approved by Council: November 25, 2002

It was Moved by Councillor Hunt
Seconded by Councillor Higginbotham
That "Surrey Zoning By-law, 1993,
No. 12000, Amendment By-law, 2002, No. 14862" pass its third reading.

RES.R02-2834

Carried

2. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14863"

7902-0215-00 - Cornelius and Victoria Klassen, Cherry Gradecak, c/o H.Y. Engineering Ltd.

RA (BL 12000) to RF (BL 12000) - 16474, 16480, and 16492 - 104 Avenue - to permit subdivision into approximately 22 single family lots.

Approved by Council: November 25, 2002

RES.R02-2835 It was Moved by Councillor Hunt
Seconded by Councillor Steele
That "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14863" pass its third reading.
Carried with Councillor Bose against.

- 3. "Surrey Land Use Contract No. 105 Authorization By-law, 1974, No. 4393, Amendment By-law, 2002, No. 14867"

7902-0263-00 - Flag Chevrolet-Geo-Oldsmobile Ltd., c/o Peter Chu, Architect

To amend Land Use Contract No. 105 to permit the construction of an addition to the existing building on property located at 15250 - 104 Avenue and to amend various provisions to be in compliance with current conditions.

Approved by Council: November 25, 2002

RES.R02-2836 It was Moved by Councillor Hunt
Seconded by Councillor Steele
That "Surrey Land Use Contract No. 105 Authorization By-law, 1974, No. 4393, Amendment By-law, 2002, No. 14867" pass its third reading.
Carried with Councillor Bose against.

It was Moved by Councillor Higginbotham
Seconded by Councillor Steele
That the Restrictive Covenant not be required.

Before the motion was put:

RES.R02-2837 It was Moved by Councillor Hunt
Seconded by Councillor Steele
That staff report on the Restrictive Covenant, access and egress issues prior to final approval.
Carried

- 4. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14870"

7902-0163-00 - Valerie Nyiri, c/o Clarence Arychuk,
Hunter Laird Engineering Ltd.

A-1 (BL 12000) to RH-G (BL 12000) - 10137 - 161 Street - to permit the development of approximately 7 single family half-acre gross-density lots.

Approved by Council: November 25, 2002

Note: A Development Variance Permit (7902-0163-00) on the site is to be considered for Final Approval under Clerk's Report, Item I.1(a) of this agenda.

It was Moved by Councillor Hunt
Seconded by Councillor Tymoschuk
That "Surrey Zoning By-law, 1993,
No. 12000, Amendment By-law, 2002, No. 14870" pass its third reading.

RES.R02-2838

Carried

- 5. "Surrey Official Community Plan By-law, 1996, No. 12900, No. 68 Amendment By-law, 2002, No. 14875"

7902-0105-00 - Allan Johnson, c/o Rimark Consulting

To authorize the redesignation of a portion of the site - 10020 - 176 Street and Portion of 17626 Barnston Drive East - from Suburban (SUB) to Commercial (COM).

Approved by Council: November 25, 2002

This by-law in proceeding in conjunction with By-law 14876.

It was Moved by Councillor Hunt
Seconded by Councillor Steele
That "Surrey Official Community Plan
By-law, 1996, No. 12900, No. 68 Amendment By-law, 2002, No. 14875" pass its third reading.

RES.R02-2839

Carried with Councillor Bose against.

- "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14876"

7902-0105-00 - Allan Johnson, c/o Rimark Consulting

CT(1) (BL 5942) to CD (BL 12000) - 10020 - 176 Street and Portion of 17626 Barnston Drive East - to permit the development of a neighbourhood shopping centre.

Approved by Council: November 25, 2002

This by-law in proceeding in conjunction with By-law 14875.

Note: A Development Variance Permit (7902-0105-00) on the site is to be considered for Final Approval under Clerk's Report, Item I.1(b) of this agenda.

It was
RES.R02-2840

Moved by Councillor Hunt
Seconded by Councillor Steele
That "Surrey Zoning By-law, 1993,
No. 12000, Amendment By-law, 2002, No. 14876" pass its third reading.
Carried with Councillor Bose against.

6. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14869"

7902-0176-00 - Domenico and Maria Schiavone, c/o CitiWest Consulting Ltd.
and c/o Valerie Schiavone

RA (BL 12000) to RF (BL 12000) - 8184 - 156 Street - to allow
subdivision into two (2) single family lots.

Approved by Council: November 25, 2002

It was
RES.R02-2841

Moved by Councillor Hunt
Seconded by Councillor Steele
That "Surrey Zoning By-law, 1993,
No. 12000, Amendment By-law, 2002, No. 14869" pass its third reading.
Carried

7. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14864"

7902-0241-00 - Anthony and Lynn Slack, William and Mary Gate,
c/o Rajinder Toor and Sandeep Bains

RA (BL 12000) to RF (BL 12000) - 14898 and 14920 - 68 Avenue - to
permit subdivision into 14 single family residential lots.

Approved by Council: November 25, 2002

It was
RES.R02-2842

Moved by Councillor Hunt
Seconded by Councillor Steele
That "Surrey Zoning By-law, 1993,
No. 12000, Amendment By-law, 2002, No. 14864" pass its third reading.
Carried

8. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14865"

7902-0114-00 - Bagh and Nachhatar Dhanda, Manjit and Kuldip Dhanda,
c/o Coastland Engineering & Surveying Ltd.

RA (BL 12000) to RF (BL 12000) - 14831 - 72 Avenue - to permit the
development of 14 single family residential lots.

Approved by Council: November 25, 2002

It was Moved by Councillor Hunt
Seconded by Councillor Tymoschuk
That "Surrey Zoning By-law, 1993,
No. 12000, Amendment By-law, 2002, No. 14865" pass its third reading.

RES.R02-2843

Carried

9. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14866"

7902-0096-00 - David and Mary Sawatzky, Satgur Investments Ltd.,
c/o Stephen Luking, Lakewood 64 Developments Ltd.

RA (BL 12000) to RM-30 (BL 12000) - 12693 and 12719 - 64 Avenue - to permit
the development of 131 townhouse units.

Approved by Council: November 25, 2002

Note: A Development Variance Permit (7902-0096-00) on the site is to be
considered for Final Approval under Clerk's Report, Item I.1(c) of this
agenda.

It was Moved by Councillor Hunt
Seconded by Councillor Tymoschuk
That "Surrey Zoning By-law, 1993,
No. 12000, Amendment By-law, 2002, No. 14866" pass its third reading.

RES.R02-2844

Carried

10. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14871"

7902-0144-00 - Terrance Shaw, Frank and Agnes Moravec, c/o Coastland
Engineering & Surveying Ltd. (Greg Sewell) and
c/o Byhan Developments Ltd. (Hans Rawlins)

RA (BL 12000) to RF (BL 12000) - 5827 and 5861 - 146 Street - to permit
the development of 25 single family lots and open space.

Approved by Council: November 25, 2002

It was Moved by Councillor Hunt
 Seconded by Councillor Tymoschuk
 That "Surrey Zoning By-law, 1993,
 No. 12000, Amendment By-law, 2002, No. 14871" pass its third reading.
 RES.R02-2845 Carried with Councillor Bose against.

11. "Surrey Land Use Contract No. 119, Authorization By-law, 1976, No. 4859,
 Partial Discharge By-law, 2002, No. 14872"

5594-0281-00 - Conseil Scolaire Francophone De La Colombie-Britannique,
 c/o School District No. 36

To partially discharge Land Use Contract 119 from the property located at
 6887 - 132 Street to permit the construction of a French Immersion public school
 (École Gabrielle-Roy) under the regulations specified in the underlying RF Zone.

Approved by Council: November 25, 2002

This by-law in proceeding in conjunction with By-law 14873.

It was Moved by Councillor Hunt
 Seconded by Councillor Tymoschuk
 That "Surrey Land Use Contract No. 119,
 Authorization By-law, 1976, No. 4859, Partial Discharge By-law, 2002,
 No. 14872" pass its third reading.
 RES.R02-2846 Carried

It was Moved by Councillor Hunt
 Seconded by Councillor Steele
 That "Surrey Land Use Contract No. 119,
 Authorization By-law, 1976, No. 4859, Partial Discharge By-law, 2002,
 No. 14872" be finally adopted, signed by the Mayor and Clerk, and sealed with
 the Corporate Seal.
 RES.R02-2847 Carried

"Surrey Land Use Contract No. 121, Authorization By-law, 1975, No. 4506,
 Partial Discharge By-law, 2002, No. 14873"

5594-0281-00 - Conseil Scolaire Francophone De La Colombie-Britannique,
 c/o School District No. 36

To partially discharge Land Use Contract 121 from the property located at
 6887 - 132 Street to permit the construction of a French Immersion public school
 (École Gabrielle-Roy) under the regulations specified in the underlying RF Zone.

Approved by Council: November 25, 2002

This by-law in proceeding in conjunction with By-law 14872.

It was Moved by Councillor Hunt
Seconded by Councillor Steele
That "Surrey Land Use Contract No. 121,
Authorization By-law, 1975, No. 4506, Partial Discharge By-law, 2002,
No. 14873" pass its third reading.

RES.R02-2848 Carried

It was Moved by Councillor Hunt
Seconded by Councillor Tymoschuk
That "Surrey Land Use Contract No. 121,
Authorization By-law, 1975, No. 4506, Partial Discharge By-law, 2002,
No. 14873" be finally adopted, signed by the Mayor and Clerk, and sealed with
the Corporate Seal.

RES.R02-2849 Carried

- 12. "Surrey Official Community Plan By-law, 1996, No. 12900, No. 69 Amendment
By-law, 2002, No. 14877"

7902-0039-00 - Pacific Star Homes Ltd., c/o 640842 B.C. Ltd.

To authorize the redesignation of the site located at 15155 - 76 Avenue from
Suburban (SUB) to Urban (URB).

Approved by Council: November 25, 2002

This by-law in proceeding in conjunction with By-laws 14878A and 14878B.

It was Moved by Councillor Higginbotham
Seconded by Councillor Hunt
That "Surrey Official Community Plan
By-law, 1996, No. 12900, No. 69 Amendment By-law, 2002, No. 14877" pass its
third reading.

RES.R02-2850 Carried with Councillor Bose against.

"Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002,
No. 14878A"

7902-0039-00 - Pacific Star Homes Ltd. c/o 640842 B.C. Ltd.

RA (BL12000) to RF (BL12000) - Block "A" Portion of
15155 - 76 Avenue - to permit subdivision into approximately 22 single
family lots.

Approved by Council: November 25, 2002

This by-law in proceeding in conjunction with By-laws 14877 and 14878B.

It was	Moved by Councillor Higginbotham Seconded by Councillor Hunt That "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14878A" pass its third reading.
RES.R02-2851	<u>Carried</u>

13. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14868"
7902-0092-00 - No. 346 Sail View Ventures Ltd., Progressive Construction Ltd.,
c/o Mr. Dave Walls and c/o Mr. Dan Dawson

RA (BL 12000) to CD (BL 12000) - 16597, 16615, and
16653 - 60 Avenue - to permit the development of 77 townhouse units
with a limited commercial component at the corner of 166 Street and
60 Avenue.

Councillor Bose left the meeting at 10:00 p.m. due to a potential conflict of interest as his family owns property in the area.

Approved by Council: November 25, 2002

It was	Moved by Councillor Hunt Seconded by Councillor Higginbotham That "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14868" pass its third reading.
RES.R02-2852	<u>Carried</u>

It was	Moved by Councillor Villeneuve Seconded by Councillor Hunt That staff advise Council regarding the buffer area concerns raised at the Public Hearing prior to final approval.
RES.R02-2853	<u>Carried</u>

Councillor Bose returned to the meeting at 10:02 p.m.

14. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14861"
7902-0196-00 - Duvon Holdings Ltd., c/o Oleg Verbenkov, Pacific Land
Resource Group Inc.

RF (BL 12000) to CD (BL 12000) -14936 - 32 Avenue - to permit the development of a two-storey 1130.5 m² (12,170 sq.ft.) commercial building.

Approved by Council: November 25, 2002

Note: A Development Variance Permit (7902-0196-00) on the site is to be considered for Final Approval under Clerk's Report, Item I.1(d) of this agenda.

It was	Moved by Councillor Hunt
	Seconded by Councillor Higginbotham
	That "Surrey Zoning By-law, 1993,
	No. 12000, Amendment By-law, 2002, No. 14861" pass its third reading.
RES.R02-2854	<u>Carried</u>

15. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2002, No. 14874"

7902-0278-00 - Mary and Linda Davis, c/o Lisa Balsor, Ocean Park Developments

RA (BL 12000) to RH-G (BL 12000) - 3370 - 144 Street - to permit the development of 10 single family lots with a dedication of 15% parkland.

Approved by Council: November 25, 2002

It was	Moved by Councillor Hunt
	Seconded by Councillor Tymoschuk
	That "Surrey Zoning By-law, 1993,
	No. 12000, Amendment By-law, 2002, No. 14874" pass its third reading.
RES.R02-2855	<u>Carried</u>

FINAL ADOPTIONS

16. "Portion of Lane at Highway No. 10 and 148 Street Road Exchange By-law, 2002, No. 14856"

3900-20-14856/0870-30/8 - Crescendo Enterprises Ltd., Gerrit and Jannette Van Den Bos

To authorize the closure of 179 square metres of unopened lane at Highway No. 10 and 148 Street and its exchange for 134 square metres of 5648 - 148 Street and 119 square metres of 5630 - 148 Street. This exchange will allow the developer to consolidate the closed road with a proposed 30 lot residential subdivision and in exchange the developer will dedicate a portion of land for the future widening of 148 Street and a portion of land for the future widening of Highway No. 10 at this location.

Compensation: \$Nil

Approved by Council: November 25, 2002.
Corporate Report Item No. R218

It was Moved by Councillor Hunt
Seconded by Councillor Steele
That "Portion of Lane at Highway No. 10
and 148 Street Road Exchange By-law, 2002, No. 14856" be finally adopted,
signed by the Mayor and Clerk, and sealed with the Corporate Seal.

RES.R02-2856

Carried

17. "Portion of Cul-de-sac at 2nd Avenue and 175A Street Road Exchange By-law, 2002, No. 14857"

3900-20-14857/0870-30/7897-0209-00 - Douglas Developments Ltd.

To authorize the closure of 210 square metres of cul-de-sac at 2nd Avenue and 175A Street and its exchange for 8 square metres and 4.5 square metres of 17516 - 4th Avenue. This exchange will allow the developer to consolidate the closed road with a proposed 72 unit seniors' townhouse development and in exchange the developer will dedicate a portion of land for a corner truncation at 2nd Avenue and 175A Street and a corner truncation at 4th Avenue and 175A Street.

Compensation: \$14,401.00 (payable to the City)

Approved by Council: October 21, 2002
Corporate Report Item R199

It was Moved by Councillor Higginbotham
Seconded by Councillor Hunt
That "Portion of Cul-de-sac at 2nd Avenue
and 175A Street Road Exchange By-law, 2002, No. 14857" be finally adopted,
signed by the Mayor and Clerk, and sealed with the Corporate Seal.

RES.R02-2857

Carried

18. "Local Improvement Water Main Construction [Agricultural Lands - Project # 1201-906] By-law, 2002, No. 14858"

3900-20-14858/1201-906 - By Petition

A by-law to authorize the construction, operation and maintenance of a water main and related appurtenances and service connections to service parcels on 40 Avenue from Address 16551 to 168 Street; to authorize the acquisition of all appliances, equipment, materials, real property, easements and rights-of-way

required to construct, operate and maintain the works; to define the benefiting lands; and to establish that the cost of the works and services shall be borne by the owners of real property within such defined area.

Approved by Council: November 18, 2002
Corporate Report Item R217

It was Moved by Councillor Higginbotham
Seconded by Councillor Hunt
That "Local Improvement Water Main
Construction [Agricultural Lands - Project # 1201-906] By-law, 2002, No. 14858"
be finally adopted, signed by the Mayor and Clerk, and sealed with the Corporate Seal.

RES.R02-2858

Carried

19. "Portion of 175A Street Road Exchange By-law, 2000, No. 14008, Repeal By-law, 2002, No. 14859"

3900-20-14859/7897-0193 - 565618 B.C. Ltd., 444783 B.C. Ltd.,
444790 B.C. Ltd., 559849 B.C. Ltd.,
564192 B.C. Ltd.

A by-law to repeal "Portion of 175A Street Road Exchange By-law, 2000, No. 14008". This repeal by-law is necessary as the legal description of the applicant's property has changed. As a result, a new road exchange by-law is in order - Portion of 17565 - 2nd Avenue, Portion of 175A Street.

- * This by-law is proceeding in conjunction with By-law 14860.

Approved by Council: November 25, 2002
Corporate Report Item No. R220

It was Moved by Councillor Higginbotham
Seconded by Councillor Hunt
That "Portion of 175A Street Road
Exchange By-law, 2000, No. 14008, Repeal By-law, 2002, No. 14859" be finally adopted, signed by the Mayor and Clerk, and sealed with the Corporate Seal.

RES.R02-2859

Carried with Councillor Bose against.

20. "Portion of 175A Street Road Exchange By-law, 2002, No. 14860"

3900-20-14859/7897-0193 - 565618 B.C. Ltd., 444783 B.C. Ltd.,
444790 B.C. Ltd., 559849 B.C. Ltd.,
564192 B.C. Ltd.

To authorize the closure of 0.208 hectares of 175A Street and its exchange for 39.2 square metres of 17565 - 2 Avenue. This exchange will allow the developer

to consolidate the closed road with a proposed commercial/retail development and in exchange the developer will dedicate a portion of land for a corner truncation at 4 Avenue and 176 Street.

* This by-law is proceeding in conjunction with By-law 14859.

Approved by Council: November 25, 2002
Corporate Report Item No. R220

It was Moved by Councillor Higginbotham
Seconded by Councillor Hunt
That "Portion of 175A Street Road
Exchange By-law, 2002, No. 14860" be finally adopted, signed by the Mayor and
Clerk, and sealed with the Corporate Seal.

RES.R02-2860

Carried with Councillor Bose against.

I. CLERK'S REPORT

1. Formal 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. 7902-0163-00**
Valerie Nyiri
c/o Hunter Laird Engineering Ltd. (Clarence Arychuk)
10137 - 161 Street

To relax requirements as follows:

- (a) To reduce the east and west side yard setback from 3.0 metres (10 ft.) to 2.0 metres (6.6 ft.) for proposed lots 5, 6, and 7;
- (b) The lot dimensions are varied as follows:
- (i) All of the lots must be a minimum of 1,000 sq. metres (10,764 sq. ft.) with minimum 18 metre (60 ft.) lot widths and 30 metres (100 ft.) lot depths; and
- (ii) A minimum of 3 of the lots shall be a minimum of 1,120 sq. metres (12,000 sq. ft.) with 24 metre (80 ft.) lot widths and 30 metres (100 ft.) lot depths.

To permit the development of approximately 7 single family half-acre gross-density lots.

Note: See By-law 14870, Item H.4 of this agenda.

It was Moved by Councillor Hunt
 Seconded by Councillor Higginbotham
 That Development Variance Permit
 No. 7902-0163-00 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.R02-2861

Carried(b) **Development Variance Permit No. 7902-0105-00****Allan Johnson****c/o Rimark Consulting**

Portion of 17626 Barnstson Drive (also shown as 17688 Barnston Drive)
 & 10020 - 176 Street (also shown as 10024 - 176 Street)

To increase the maximum height of a free-standing sign from 4.5 metres
 (15 ft.) to 9.8 metre (32 ft.) to permit the development of a neighbourhood
 shopping centre.

Note: See By-law 14876, Item H.5 of this agenda.

It was Moved by Councillor Hunt
 Seconded by Councillor Villeneuve
 That the matter be tabled for a staff report
 addressing the concerns raised at the Public Hearing.

RES.R02-2862

Carried(c) **Development Variance Permit No. 7902-0096-00****David & Mary Sawatzky and Satgur Investments Ltd.****Lakewood 64 Developments Ltd. (Stephan Luking)**

12693 & 12719 - 64 Avenue

To relax requirements as follows:

- (a) To reduce the rear yard setback from 7.5 metres (25 ft.) to
5.75 metres (19 ft.);
- (b) To reduce the east side yard setback from 7.5 metres (25 ft.) to
5.8 metres (20 ft.); and
- (c) To reduce the west side yard setback from 7.5 metres (25 ft.) to
5.75 metres (19 ft.).

To permit the development of 131 townhouse units.

Note: See By-law 14866, Item H.9 of this agenda.

It was Moved by Councillor Hunt
Seconded by Councillor Steele
That Development Variance Permit

No. 7902-0096-00 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.R02-2863

Carried

- (d) **Development Variance Permit No. 7902-0196-00**
Duvon Holdings Ltd.
c/o Pacific Land Resource Group Inc. (Oleg Verbenkov)
14936 - 32 Avenue

To allow a free-standing sign to be set back a minimum of 0.6 metre (2 ft.) from the lot line to permit the development of a two-storey 1130.5 m² (12,170 sq. ft.) commercial building.

Note: See By-law 14861, Item H.14 of this agenda.

It was Moved by Councillor Hunt
Seconded by Councillor Steele
That Development Variance Permit

No. 7902-0196-00 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.R02-2864

Carried

- (e) **Development Variance Permit No. 7902-0344-00**
Pacific Newspaper Group Inc.
12091 -88 Avenue (also shown as 12099 - 88 Avenue)

To vary "Surrey Sign By-law, 1999, No. 13656" as amended is varied as follows"

- (a) To vary the number of Directional Signs permitted on site from 1 to 3;
- (b) To vary the area measurements of 3 Directional Signs:
- (i) To vary from 0.4 square metres (4.3 sq. ft.) to 2.0 square metres (21.6 sq. ft.) for 2 directional signs; and

- (ii) To vary from 0.4 square metres (4.3 sq. ft.) to 2.68 square metres (28.9 sq. ft.) for 1 directional sign.

To permit the development of 3 Directional Signs to be located at the 88 Avenue entrance.

No concerns had been expressed by abutting property owners prior to printing of the Agenda.

It was Moved by Councillor Higginbotham
Seconded by Councillor Hunt
That Development Variance Permit
No. 7902-0344-00 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.R02-2865

Carried

2. Formal Approval of Temporary Use Permits

- (a) **Temporary Industrial Use Permit No. 7902-0236-00**
Super Park Ltd. (Raymond Ng)
13733 - 116 Avenue

Council is requested to pass a resolution to authorize the issuance of the permit.

"That Temporary Industrial Use Permit 7902-0236-00 be issued to Super Park Ltd. to continue the use of temporary parking and storage of heavy trucks for a period not to exceed two years, on the site more particularly described as Lot 1, Sections 2 and 3, Block 5 North, Range 2 West, New Westminster District, Plan LMP45450, and that the Mayor and Clerk be authorized to sign the necessary documents."

Note: The Planning & Development Department advised that Temporary Industrial Use Permit No. 7902-0236-00 was not in order for issuance.

- (b) **Temporary Industrial Use Permit No. 7900-0006-01**
Burnaby Professional Driving School
10766 Scott Road

Council is requested to pass a resolution to authorize the issuance of the permit.

"That Temporary Industrial Use Permit 7900-0006-01 be issued to Burnaby Professional Driving School to continue the use of a temporary

truck-driver training facility and parking of overweight vehicles for a period not to exceed two years from the original date of expiry, on the site more particularly described as Parcel A, Section 19, Block 5 North, Range 2 West, New Westminster District, Plan LMP32720, and that the Mayor and Clerk be authorized to sign the necessary documents."

It was Moved by Councillor Hunt
 Seconded by Councillor Tymoschuk
 That Temporary Industrial Use Permit
 7900-0006-01 be issued to Burnaby Professional Driving School to continue the use of a temporary truck-driver training facility and parking of overweight vehicles for a period not to exceed two years from the original date of expiry, on the site more particularly described as Parcel A, Section 19, Block 5 North, Range 2 West, New Westminster District, Plan LMP32720, and that the Mayor and Clerk be authorized to sign the necessary documents.

Before the question was called:

It was Moved by Councillor Villeneuve
 Seconded by Councillor Bose
 That the matter be tabled for additional information from staff and that staff meet with the applicant to discuss solutions with respect to the issues raised in the letter submitted to Council.

RES.R02-2866

Carried

3. Delegation Requests

- (a) **Larry Ramsell, Frank Canil, Rob Way & Dennis Woods
 Elgin Creek Community Volunteer Stewardship Group (RESCUE)**
 File: 0550-20-10; 5280-01

Requesting to appear before Council to make a presentation regarding their activities which have contributed to the ongoing restoration of Elgin Creek as a salmon habitat and hatchery, and future plans.

It was Moved by Councillor Hunt
 Seconded by Councillor Tymoschuk
 That Larry Ramsell, Frank Canil, Rob Way & Dennis Woods, Elgin Creek Community Volunteer Stewardship Group (RESCUE) be heard as a delegation at Council-in-Committee.

RES.R02-2867

Carried

- (b) **Laurie Larsen, President**
CUPE, Local 402
File: 0550-20-10; 0290-20

Requesting to appear before Council to inform Council of the North American Occupational Safety & Health Award that the City Safety Committee has won for the second year in a row.

It was
402 be heard as a delegation at Regular Council.

Moved by Councillor Hunt
Seconded by Councillor Tymoschuk
That Laurie Larsen, President, CUPE, Local
Carried

RES.R02-2868

- (c) **Pete Nichols**
Whalley Business Improvement Area (BIA)
File: 0550-20-10; 0250-20-WBA

Requesting to appear before Council to provide an update on the proposed Whalley Business Improvement Area (BIA) and to outline a continuing partnership with the City of Surrey.

It was
Improvement Area (BIA) be heard as a delegation at
Council-in-Committee.

Moved by Councillor Hunt
Seconded by Councillor Tymoschuk
That Pete Nichols, Whalley Business
Carried

RES.R02-2869

4. 2003 Council Meeting Schedule
File: 0450-01

Memorandum from the Acting City Clerk recommending that Council approve the 2003 Council meeting schedule.

It was
meeting schedule with the exception of March 2003 and that the City Clerk advise of changes to the March meeting schedule.

Moved by Councillor Hunt
Seconded by Councillor Tymoschuk
That Council approve the 2003 Council
Carried

RES.R02-2870

5. Formal Approval of Development Permits

- (a) **Development Permit No. 7902-0185-00**
Curb King Borderline Edging Inc.
 17552 - 56A Avenue

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

"That Development Permit No. 7902-0185-00 be approved; that the Mayor and Clerk be authorized to sign the Development 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."

It was Moved by Councillor Hunt
Seconded by Councillor Steele
That Development Permit

No. 7902-0185-00 be approved; that the Mayor and Clerk be authorized to sign the Development 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.R02-2871

Carried

J. CORRESPONDENCE

K. NOTICE OF MOTION

**Proposed Rezoning to RC Zone, By-law No. 14724 for Property at 9219 - 168 Street:
 NRT Development Ltd. &
 Marco Development Corp.
 File: 7900-0161-00**

Councillor Tymoschuk raised the following Notice of Motion:

"That Resolution No. R02-2727 of the November 25, 2003 Regular Council Land Use Minutes resolving that Council give third Reading to rezone only the westerly part of the subject site to the RC zone and retain the A-1 zoning on the easterly portion of the site be rescinded."

Councillor Tymoschuk added that if rescission is successful, he would be bringing forward the following motion:

"That Council approve Option 1; namely, that the by-law be given third reading.

L. ANY OTHER COMPETENT BUSINESS**1. Rural Elementary School Speed Limit Signs**

Councillor Villeneuve requested staff provide a memo addressing the following issues regarding school speed limit signage:

- (a) removal of signage;
- (b) status of colour change; and
- (c) addition of the time limits to signage.

2. Property Purchase Tax

Councillor Villeneuve requested that the matter of Property Purchase Tax revenues be reviewed at Finance Committee.

The Chair stated that, on behalf of Council, she wished staff a very Merry Christmas.

M. ADJOURNMENT

It was	Moved by Councillor Hunt
	Seconded by Councillor Steele
	That the Regular Council meeting do now
adjourn.	
RES.R02-2872	<u>Carried</u>

The Regular Council adjourned at 10:13 p.m.

Certified correct:



Acting City Clerk



Mayor