



City of Surrey

Regular Council - Public Hearing

Minutes

Council Chamber
City Hall
14245 - 56 Avenue
Surrey, B.C.
MONDAY, JUNE 12, 2006
Time: 7:00 p.m.

Present:

Chairperson - Mayor Watts
Councillor Steele
Councillor Gill
Councillor Martin
Councillor Hepner
Councillor Bose
Councillor Hunt
Councillor Higginbotham

Absent:

Councillor Villeneuve

**Councillors Entering
Meeting as Indicated:**

Staff Present:

Acting City Manager
Deputy City Clerk
Acting General Manager, Planning &
Development
General Manager, Engineering
General Manager, Finance,
Technology & HR
General Manager, Parks, Recreation
and Culture
Manager, Area Planning &
Development, North Division
Manager, Land Development,
Engineering
Land Development Engineer

A. ADOPTION OF MINUTES

1. Special (Regular) Council - May 29, 2006

It was Moved by Councillor Hunt
Seconded by Councillor Martin
That the minutes of the Special (Regular)
Council meeting held on May 29, 2006, be adopted.

RES.R06-1319

Carried

2. Regular Council - Land Use - May 29, 2006

It was Moved by Councillor Hunt
Seconded by Councillor Martin
That the minutes of the Regular Council –
Land Use meeting held on May 29, 2006, be adopted.

RES.R06-1320

Carried

3. Regular Council - Public Hearing - May 29, 2006

It was Moved by Councillor Hunt
Seconded by Councillor Martin
That the minutes of the Regular Council -
Public Hearing meeting held on May 29, 2006, be adopted.

RES.R06-1321

Carried

- 4. **Regular Council - February 13, 2006**
Item No. R024 - Purchasing Policy Amendments
 File: 3900-20-15742; 3900-20-15953

Council is requested to amend Resolution No. RES-R06-354 by deleting "Policy No. 2-7" and inserting "Policy No. Q-7".

It was Moved by Councillor Hunt
Seconded by Councillor Steele
That Council amend Resolution
 No. RES-R06-354 by deleting "Policy No. 2-7" and inserting "Policy No. Q-7".
 RES.R06-1322 Carried

B. DELEGATION - PRESENTATION

- 1. **2005 Annual Municipal Report**
 File: 0530-01

The Mayor to call for anyone wishing to comment or ask questions concerning the 2005 Annual Municipal Report.

There were no persons present to speak to the 2005 Annual Municipal Report.

B. DELEGATIONS - PUBLIC HEARING

- 1. **Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2006, No. 16027**

Rezoning Application: 7906-0032-00

CIVIC ADDRESS: 2636 and 2646 King George Highway, 2707 and 2709 Parkway Drive, 2681 and 2683 Parkway Drive, Portion of King George Highway

APPLICANT: Marta Paszner, Gizella Pap, Lorne and Johanne MacDonald, Randeep Chatha, Pardeep Chatha, Caroline Scott
 c/o Keystone Architecture & Planning Ltd.
 #110 - 2881 Garden Street
 Abbotsford, BC V2T 4X1

PROPOSAL: To rezone the properties at 2636 and 2646 King George Highway and a Portion of King George Highway (shown as Parcel "A" on Appendix III attached hereto) from "Single

Family Residential Zone (RF)" to "Multiple Residential 30 Zone (RM-30)".

To rezone the properties at 2681, 2683, 2707 and 2709 Parkway Drive from "Single Family Residential Zone (RF)" and "Duplex Residential Zone (RM-D)" to "Multiple Residential 30 Zone (RM-30)".

The purpose of the rezoning is to permit the development of a 53-unit townhouse development.

The Notice of the Public Hearing was read by the Deputy City Clerk. The location of the property was indicated to the Public Hearing.

There was correspondence on table from J. Struzewski, C. Johnson, K. Baker, and M. Pearson, expressing opposition to the proposed rezoning application and concerns regarding the sharing of easement access to King George Highway.

The Mayor noted that J. Weins had expressed support for the proposed rezoning application and not wishing to speak.

Lorne Wayne MacDonald, 2646 King George Highway, was in attendance and commented that he has been a resident of the area since 1969. He stated that this project is long overdue; there have been 7 or 8 different proposals and this project may finally go ahead. He stated that he is in support of this townhouse project.

David Beddows, Unit #47- 15355-26 Street, was in attendance and commented that he has the following concerns: the trees and greenery on the property should be retained; the retaining wall that will be constructed between the complexes; the proposed development is significantly lower; and the amount of dust that will be created during construction. He stated that the strata council was advised by the developer that he would not clean the adjacent building due the dust created during construction. He stated that there would not be sufficient parking available for the construction workers; that the current homes are very nice homes, and that the area is suitable for single-family dwellings.

Norm Davis, Architect, 8856 McKalister, Vancouver, was in attendance and commented that the stone retaining walls between the complexes will not be higher than 2 feet.

Karen Haslett, Unit #20 - 2670 King George Highway, was in attendance and commented that she has a concern for the registered easement that would be through the adjacent property.

**2. Surrey Official Community Plan By-law, 1996, No. 12900,
Text No. 63 Amendment By-law, 2006, No. 16024**

Rezoning Application: 7905-0375-00

CIVIC ADDRESS: 12327 Industrial Road

APPLICANT: 380952 B.C. Ltd.
c/o George Amisano
12719 - 113A Avenue
Surrey, BC V3V 3M3

PROPOSAL: To amend "Surrey Official Community Plan By-law, 1996, No. 12900" as amended, in Division A of Schedule B Temporary Use Permit Areas, under the heading Temporary Industrial Use Permits by adding new Temporary Industrial Use Permit Area No 17 "Temporary Parking Lot" to allow a temporary office and storage yard for a period not to exceed two years.

The Notice of the Public Hearing was read by the Deputy 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.

**3. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2006, No. 16028**

Rezoning Application: 7905-0363-00

CIVIC ADDRESS: 13233 and 13257 Old Yale Road

APPLICANT: Centaur Designs Ltd.
c/o Matthew Cheng
201 - 445 W. 6th Avenue
E. Vancouver, BC V5Y 1L3

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

The purpose of the rezoning is to permit the development of 85 stacked townhouse units.

The Notice of the Public Hearing was read by the Deputy City Clerk. The location of the property was indicated to the Public Hearing.

There was correspondence on table from S. Appoldt expressing opposition to the proposed rezoning application.

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

**4. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2006, No. 16023**

Rezoning Application: 7905-0325-00

CIVIC ADDRESS: 8717 - 160 Street

APPLICANT: 0713095 B.C. Ltd.
c/o Creekside Architects (Don Andrew)
150 - 1450 Creekside Drive
Vancouver, BC V6J 5B3

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

The purpose of the rezoning is to permit the development of a 4-storey, 57-unit apartment building.

The Notice of the Public Hearing was read by the Deputy City Clerk. The location of the property was indicated to the Public Hearing.

There was correspondence on table from B. Leystra,, expressing concerns relative to tree preservation, from G. Tan and O. and A. Ismail expressing opposition due to congestion and increased crime.

Carol Digby, Unit #79 - 8737-161 Street, was in attendance and commented that she has concern for the increased traffic, the proposed high-density development does not suit the area, parking in the area is at a premium and she also suggested that the proposed development have large garages.

Don Andrews, Architect, Creekside Architects, Vancouver, was in attendance and commented that the proposed density is in accordance with the Neighbourhood Concept Plan, and this development will support the use of the Fleetwood Town Centre. He also commented that the south end of the property will have a lane, the future 86A Street will be developed through to the lane and this will introduce more on street parking.

**5. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2006, No. 16025**

Councillor Bose left the meeting at 7:16 p.m due to conflict of interest as his family has property interest in the immediate area.

Rezoning Application: 7905-0370-00

CIVIC ADDRESS: 15017 - 60 Avenue

APPLICANT: Marie Trott
c/o Barnett Dembek Architects (Maciej Dembek)
Unit 202, 12448 - 82 Avenue
Surrey, BC V3W 3E9

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

The purpose of the rezoning is to permit the development of 18 townhouse units.

The Notice of the Public Hearing was read by the Deputy City Clerk. The location of the property was indicated to the Public Hearing.

There was correspondence on table from L. MacPhee and D. Pentecost expressing concerns regarding the preservation of the existing greenery.

Mark Prior, Unit #68 – 15075 - 60 Avenue, was in attendance and commented that an effort should be made to retain trees on the property. He also stated his concern for open carports, and suggested that all the carports be enclosed to secure storage, parking and deter vandalism.

Maciej Dembeck, Architect, Dembeck Architects, was in attendance and provided a site plan for review. He noted there would be retention of trees and the six units with open parking would face inwards on the site. He provided the location of a typical unit plan showing the open carport with an additional enclosed garage in tandem. He stated that the carports have been provided to meet the zoning requirements. He also commented that the development would look very similar to the development next door.

Councillor Bose returned to the meeting at 7:23 p.m.

**6. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2006, No. 16026**

Rezoning Application: 7905-0355-00

CIVIC ADDRESS: Portion of 5926 - 144 Street (also shown as
5928 - 144 Street)

APPLICANT: Usman and Saima Khan, Ravinder and Navkiran Bhullar,
Kulvinder and Surinderjit Bhullar
c/o Citiwest Consulting Ltd. (Roger Jawanda)
#101 - 9030 King George Highway
Surrey, BC V3V 7Y3

PROPOSAL: To rezone a portion of the property from "Duplex Residential Zone (RM-D)" to "Single Family Residential (12) Zone (RF-12)" (shown as Area A on Appendix XIII attached hereto).

The purpose of the rezoning is to allow subdivision into 4 single-family small lots.

The Notice of the Public Hearing was read by the Deputy 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.

**7. Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2006, No. 16021**

Rezoning Application: 7905-0372-00

CIVIC ADDRESS: 16433 and 16469 - 60 Avenue, 6038 - 164 Street

APPLICANT: Rockwell Ventures Ltd.
c/o Carson Nofle
109 - 1528 McCallum Road
Abbotsford, BC V2S 8A3

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

The purpose of the rezoning is to permit a development consisting of approximately 52 townhouse units.

The Notice of the Public Hearing was read by the Deputy City Clerk. The location of the property was indicated to the Public Hearing.

The Mayor noted that R. Bajwa had expressed opposition to the proposed rezoning application and not wishing to speak.

There was correspondence on table from A. Koch expressing support for the project. There was also correspondence on table from N. Chima, D. Hyatt, K. and M. Rosner, T. and B. Bajwa, G. Dziedzic, R. Rawson, R. and M. Ohl, D. Hudson, R. Puchalski, expressing opposition and concerns relative to parking, lack of common area, landscaping, school capacity, increased traffic, and the environment.

Tanya Bajwa, 6065 – 164B Street, was in attendance and commented that her concerns are that the 4 parking stalls to be located adjacent to her property will generate noise and she suggested that the parking stalls be relocated closer to

parking stall number 8. She stated her concern for the required setbacks of RF zoning, and suggested that the setbacks be adhered to and the number of units reduced to appease the neighbouring properties. She voiced her concern for the increased traffic and parking requirements in the area. She noted that there is no indoor amenity area being provided for this development and suggested that if an indoor amenity area were provided this would reduce the noise impact. She added that the outdoor amenity areas are scattered and small, and stated a concern for increased vandalism. She stated her concern for the number of students that the project will generate as schools are already overloaded. She raised concern for the displacement of the neighbourhood squirrels, preservation of wildlife, as the development will only retain 3 trees of the 150 trees currently on site.

It was Moved by Councillor Higginbotham
 Seconded by Councillor Hepner
 That correspondence from neighbours as
 submitted by Tanya Bajwa be received.

RES.R06-1323

Carried

Carson Noftle, Architect, was in attendance and commented that the guest parking area is 30 feet away from the property line; there will be large existing trees and new trees buffering within the 30 feet and there will be no noise impact. He continued that if the parking spaces were to be relocated within the site it would be a challenge. He stated there is a 25-foot setback provided along the north property line; the smaller setback is designed to provide the urban edge; the setbacks along 60 Avenue are similar to the adjacent properties. He noted that the site does meet the intent and purpose of the NCP for the area; there are only 15 units per acre; and no amenity space has been provided, as the units are very large. He continued that three times the amount of open space has been provided, and that the strata council would make the decision as to install play stations. He commented that the local school can comfortably accommodate the requirements of this development; that projects in the 50-unit range frequently do not use an indoor amenity space.

**8. Surrey Zoning By-law, 1993, No. 12000,
 Amendment By-law, 2006, No. 16022**

Rezoning Application: 7905-0159-00

CIVIC ADDRESS: 17510, 17526 and 17542 - 59 Avenue

APPLICANT: Cloverdale Senior Citizens Housing Society
 c/o Douglas R. Johnson Architect Ltd. (John Castell)
 221 Pemberton Avenue
 North Vancouver, BC V7P 2R4

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

The purpose of the rezoning is to allow the construction of a four-storey, 72-unit seniors' apartment building in the Cloverdale Town Centre.

The Notice of the Public Hearing was read by the Deputy City Clerk. The location of the property was indicated to the Public Hearing.

The Mayor noted that B. Reid had expressed support for the proposed project and not wishing to speak.

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

**9. Liquor Primary License Relocation (Neighbourhood Pub)
Application 7905-0398-00**

CIVIC ADDRESS 15388 - 24 Avenue

APPLICANT: Peninsula Business Centre Ltd.
c/o Ralph Berezan
#203 - 20171 - 92A Avenue
Langley, B.C. V1M 3A5

PROPOSAL: To acquire a Liquor Primary License Relocation, to allow relocation of a liquor primary license from 15355 - 24 Avenue to 15388 - 24 Avenue.

The City Council wishes to determine whether or not residents are in favor of the development of a neighbourhood pub with an attached liquor store.

The Notice of the Public Hearing was read by the Deputy City Clerk.

The Mayor noted that S. Carter, J. Taylor, and B. Reid had expressed support for the proposed Liquor Primary License Relocation and not wishing to speak.

There was correspondence on table from D. Frohlinger expressing opposition to the proposed Liquor Primary License Relocation.

There were no persons present to speak to the proposed Liquor Primary License Relocation.

C. COMMITTEE REPORTS

1. Finance Committee - May 29, 2006

(a) It was Moved by Councillor Hunt
Seconded by Councillor Hepner
That the minutes of the Finance Committee
meeting held on May 29, 2006, be received.
RES.R06-1324 Carried

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

Item No. F017 Musica con Spirito - Seniors' Chorfest, April 2007
File: 1850-20

It was Moved by Councillor Hunt
Seconded by Councillor Hepner
That the Finance Committee instruct staff to
request that the 'Musica con Spirito' complete a 2007 Community Grant
Application for consideration in the 2007 Community Grant Evaluation
process.
RES.R06-1325 Carried

Item No. F018 Youth Against Violence - A Community that Cares
File: 1850-20

It was Moved by Councillor Hunt
Seconded by Councillor Martin
That Council approve a \$1,000 grant for
'The Youth Against Violence – A Community that Cares'.
RES.R06-1326 Carried

Item No. F019 City Grant Appeal - Critter Care Wildlife Society
File: 1850-20

RES.R06-1327 It was Moved by Councillor Hunt
Seconded by Councillor Martin
That a letter, under the signature of Mayor
Watts, be sent to the Provincial Government requesting that funding for
the Critter Care Wildlife Society be reinstated.
Carried

RES.R06-1328 It was Moved by Councillor Hunt
Seconded by Councillor Hepner
That funding from the Council Initiative
Fund in the amount of \$5,000 be provided to the Critter Care Wildlife
Society.
Carried

2. Police Committee - May 30, 2006

RES.R06-1329 (a) It was Moved by Councillor Steele
Seconded by Councillor Hunt
That the minutes of the Police Committee
meeting held on May 30, 2006, be received.
Carried

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

Implementation of a Crime Reduction Strategy in Surrey

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

1. endorse the implementation of a Crime Reduction Strategy (CRS) in the City of Surrey by way of a cooperative effort between the City, the RCMP, the Provincial and Federal governments and private sector agencies as generally described in this report;
2. endorse the Mayor and Councillor Steele (Chair of the Police Committee), being part of a delegation to the United Kingdom along with representatives of the Province, the RCMP and others to meet with appropriate U.K. officials and other stakeholder groups to learn from their experiences in respect to the implementation and on-going operation of Crime Reduction Strategies implemented in that country;

3. authorize City staff to work with other stakeholders and take all necessary actions to lay the groundwork for implementing a Crime Reduction Strategy in the City of Surrey as generally described in this report including among other things to recruit a CRS Manager and to provide reports complete with recommendations to City Council as necessary; and
4. authorize the Mayor to send a letter on behalf of Council to the RCMP "E" Division to express the City's commitment to a Crime Reduction Strategy for the City of Surrey.

RES.R06-1330

Carried

Cross-Gender Monitoring in Municipal Detention Centre

It was Moved by Councillor Steele
Seconded by Councillor Hunt
That the Police Committee would advise Council
that the letter from the Canadian Federation of University Women White
Rock/Surrey regarding Cross-Gender Monitoring in Municipal Detention
Centre was received by the Committee.

RES.R06-1331

Carried

3. Transportation Committee - May 30, 2006

It was Moved by Councillor Bose
Seconded by Councillor Hunt
That the minutes of the Transportation
meeting held on May 30, 2006, be received.

RES.R06-1332

Carried

4. Joint Family Court Committee - June 6, 2006

It was Moved by Councillor Martin
Seconded by Councillor Hunt
That the minutes of the Joint Family Court
Committee meeting held on June 6, 2006, be received.

RES.R06-1333

Carried

D. BOARD/COMMISSION REPORTS**1. Surrey Heritage Advisory Commission - May 31, 2006**

It was Moved by Councillor Higginbotham
 Seconded by Councillor Hunt
 That the minutes of the Surrey Heritage
 Advisory Commission meeting held on May 31, 2006, be received.

RES.R06-1334

Carried**E. MAYOR'S REPORT****F. COUNCILLORS' REPORTS****1. Federation of Canadian Municipalities (FCM) – Sustainable Community Awards**

Councillor Hunt noted that the City of Surrey had received the FCM-CH2M Hill Award Sustainable Community Awards for the East Clayton Neighbourhood Concept Plan – Residential Land Use Component and presented the award to Council.

G. CORPORATE REPORTS

1. The Corporate Reports, under date of June 12, 2006, were considered and dealt with as follows:

Item No. R108 Road Closure at 59 Avenue and 60 Avenue between
 162 Street and 164 Street
 File: 7804-0241; 0910-30

The General Manager, Engineering submitted a report concerning a road closure at 59 Avenue and 60 Avenue, between 162 Street and 164 Street.

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 City Clerk to
 bring forward a By-law for First, Second, and Third Readings by Council to close
 and remove the dedication as highway of a $\pm 1,208 \text{ ft.}^2$ ($\pm 112 \text{ m}^2$) portion of
 59 Avenue, a $\pm 2,454 \text{ ft.}^2$ ($\pm 228 \text{ m}^2$) portion of 60 Avenue, and a $\pm 57 \text{ ft.}^2$ ($\pm 5.3 \text{ m}^2$)
 portion of 164 Street.

RES.R06-1335

Carried

Note: See By-law 16030 under Item H.11.

Item No. R109 Road Closure at 68 Avenue and 140 Street
File: 7805-0340-00; 0910-30

The General Manager, Engineering submitted a report concerning a road closure at 68 Avenue and 140 Street.

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

It was Moved by Councillor Bose
Seconded by Councillor Hunt
That Council authorize the City Clerk to bring forward a By-law for First, Second, and Third Readings by Council to close and remove the dedication as highway of a $\pm 4,558 \text{ ft.}^2$ ($\pm 424 \text{ m}^2$) redundant portion of 140 Street at 68 Avenue.

RES.R06-1336

Carried

Note: See By-law 16029 under Item H.10.

Item No. R110 Road Closure - Park Drive Adjacent to
14063 Grosvenor Road
File: 7902-0333; 0910-30

The General Manager, Engineering submitted a report concerning road closure at Park Drive adjacent to 14063 Grosvenor Road.

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 approve the sale of the previously approved closure of a $6,317 \text{ ft.}^2$ (586.9 m^2) portion of Park Drive as outlined in the attached Corporate Report (R215).

RES.R06-1337

Carried

Item No. R111 Land Acquisition for Sunnyside Park Expansion:
2675 - 155A Street
File: 0870-20-320/D

The General Manager, Engineering submitted a report concerning the acquisition of land for Sunnyside Park expansion.

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 acquisition of
PID No. 007-132-778 (2675 - 155A Street) for the future expansion of Sunnyside
Park, for the amount of \$476,000.

RES.R06-1338

Carried

Item No. R112 Park Acquisition for Protection of Environmentally
Sensitive Areas per the Highway 99 Study Area:
1227 - 168 Street
File: 0870-20-340/C

The General Manager, Engineering submitted a report concerning the acquisition of park for protection of environmentally sensitive areas.

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 acquisition of
PID No. 008-042-730 (1227 - 168 Street) for park acquisition for protection of
environmentally sensitive areas per Highway 99 Study Area, for the amount of
\$780,000.

RES.R06-1339

Carried

Item No. R113 Contract Award for an Artificial Turf Cover for each of the
Tamanawis Park and Cloverdale Park Artificial Turf Fields
File: 5140-20-A

The General Manager, Parks, Recreation and Culture submitted a report to obtain Council approval to award contracts for the supply and installation of artificial turf covers relating to the construction of artificial turf fields in Cloverdale Athletic Park and in Tamanawis Park.

The General Manager, Parks, Recreation and Culture was recommending approval of the recommendations outlined in his report.

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

1. Approve the award of a contract to Fieldturf Inc. for the supply and installation of an artificial turf cover on a field in the Cloverdale Athletic Park, with a total base value of the contract being \$459,652 including GST.
2. Approve the award of a contract to Fieldturf Inc. for the supply and installation of an artificial turf cover on a field in Tamanawis Park with a total base value of the contract being \$601,988 including GST.

RES.R06-1340

Carried

Item No. R114 Surrey Senior Activity Society Delegation - Bothwell Park
File: 4815-01

The Acting General Manager, Planning & Development submitted a report to respond to a delegation that appeared before Council on April 24, 2006. The delegation, headed by Mr. Ronald B. Watson of the Surrey Senior Activity Society, proposed the development of a seniors housing facility in Bothwell Park, located at 96 Avenue and 168 Street. After hearing the delegation, Council requested that staff report back on the proposal.

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

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

1. Receive this report as information; and
2. Authorize the City Clerk to forward a copy of this report to Mr. Ronald B. Watson, representative of the Surrey Senior Activity Society.

RES.R06-1341

Carried

H. BY-LAWS

1. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2006, No. 16027"
7906-0032-00 - Marta Paszner, Gizella Pap, Lorne and Johanne MacDonald,
Randeep Chatha, Pardeep Chatha, Caroline Scott,
c/o Keystone Architecture & Planning Ltd.

RF and RM-D to RM-30 (BL 12000) - 2636 and 2646 King George Highway, 2707 and 2709 Parkway Drive, 2681 and 2683 Parkway Drive, Portion of King George Highway - to permit the development of a 53-unit townhouse development.

Approved by Council: May 29, 2006

It was Moved by Councillor Hunt
Seconded by Councillor Higginbotham
That "Surrey Zoning By-law, 1993,
No. 12000, Amendment By-law, 2006, No. 16027" pass its third reading.

RES.R06-1342

Carried

- 2. "Surrey Official Community Plan By-law, 1996, No. 12900, Text No. 63 Amendment By-law, 2006, No. 16024"

7905-0375-00 - 380952 B.C. Ltd., c/o George Amisano

To amend "Surrey Official Community Plan By-law, 1996, No. 12900" as amended, in Division A of Schedule B Temporary Use Permit Areas, under the heading Temporary Industrial Use Permits by adding new Temporary Industrial Use Permit Area No 17 "Temporary Parking Lot" to allow a temporary office and storage yard on the property located at 12327 Industrial Road for a period not to exceed two years.

Approved by Council: May 29, 2006

Note: See Temporary Industrial Use Permit 7905-0375-00 under Clerk's Report, Item I.2(a).

It was Moved by Councillor Hunt
Seconded by Councillor Higginbotham
That "Surrey Official Community Plan
By-law, 1996, No. 12900, Text No. 63 Amendment By-law, 2006, No. 16024"
pass its third reading.

RES.R06-1343

Carried

- 3. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2006, No. 16028"

7905-0363-00 - Centaur Designs Ltd., c/o Matthew Cheng

RF to CD (BL 12000) - 13233 and 13257 Old Yale Road - to permit the development of 85 stacked townhouse units.

Approved by Council: May 29, 2006

FINAL ADOPTIONS

- 9. "Surrey Close and Remove the Dedication of Highway of Portions of 137B Street between 96 Avenue and 97A Avenue By-law, 2006, No. 16020"

3900-20-16020 - Council Initiative

A by-law to authorize the closure and removal of dedication of highway of 1838.80 square metres of 137B Street. This closure is intended to facilitate the consolidation of the road with the properties at 9653, 9661, 9671, 9677 and 9687 - 137B Street. In accordance with the *Community Charter*, SBC 2003, c.26, disposition of the road will be considered by City Council at a later date.

Approved by Council: May 29, 2006
Corporate Report Item No. R093

There were no persons present to speak to the proposed By-law.

It was Moved by Councillor Hunt
Seconded by Councillor Higginbotham
That "Surrey Close and Remove the
Dedication of Highway of Portions of 137B Street between 96 Avenue and
97A Avenue By-law, 2006, No. 16020" be finally adopted, signed by the Mayor
and Clerk, and sealed with the Corporate Seal.

RES.R06-1350

Carried

INTRODUCTIONS

- 10. "Surrey Close and Remove the Dedication of Highway of a Portion of 140 Street at 68 Avenue By-law, 2006, No. 16029"

3900-20-16029 - Council Initiative

A by-law to authorize the closure and removal of dedication of highway of 423.5 square metres of 140 Street. This closure is intended to facilitate a six lot, single family residential subdivision. In accordance with the *Community Charter*, SBC 2003, c.26, disposition of the road will be considered by City Council at a later date.

Approved by Council: To be approved.
Corporate Report Item No. R109

Note: This By-law will be in order for consideration of Three Readings, should Council approve the recommendations of Corporate Report Item No. R109.

Note: Council is advised that the area of road to be closed, as shown under Corporate Report No. R109 of this agenda, was based on a preliminary survey. The actual surveyed area of road to be closed is 423.5 m².

It was Moved by Councillor Hunt
Seconded by Councillor Higginbotham
That "Surrey Close and Remove the
Dedication of Highway of a Portion of 140 Street at 68 Avenue By-law, 2006,
No. 16029" pass its first reading.

RES.R06-1351 Carried

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

It was Moved by Councillor Hunt
Seconded by Councillor Gill
That "Surrey Close and Remove the
Dedication of Highway of a Portion of 140 Street at 68 Avenue By-law, 2006,
No. 16029" pass its second reading.

RES.R06-1352 Carried

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

It was Moved by Councillor Hunt
Seconded by Councillor Gill
That "Surrey Close and Remove the
Dedication of Highway of a Portion of 140 Street at 68 Avenue By-law, 2006,
No. 16029" pass its third reading.

RES.R06-1353 Carried

11. "Surrey Close and Remove the Dedication of Highway of Portions of 59 Avenue, 60 Avenue and 164 Street By-law, 2006, No. 16030"

3900-20-16030 - Council Initiative

A by-law to authorize the closure and removal of dedication of highway of 62.4 square metres and 49.8 square metres of 59 Avenue and 111.7 square metres and 116.3 square metres of 60 Avenue and 5.3 square metres of 164 Street. This closure is intended to facilitate the development of a 55 lot, single family residential subdivision. In accordance with the *Community Charter*, SBC 2003, c.26, disposition of the road will be considered by City Council at a later date.

Approved by Council: To be approved.
Corporate Report Item No. R108

Note: This By-law will be in order for consideration of Three Readings, should Council approve the recommendations of Corporate Report Item No. R108.

It was Moved by Councillor Higginbotham
 Seconded by Councillor Gill
 That "Surrey Close and Remove the
 Dedication of Highway of Portions of King George Highway By-law, 2006,
 No. 16031" pass its first reading.

RES.R06-1357 Carried

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

It was Moved by Councillor Higginbotham
 Seconded by Councillor Gill
 That "Surrey Close and Remove the
 Dedication of Highway of Portions of King George Highway By-law, 2006,
 No. 16031" pass its second reading.

RES.R06-1358 Carried

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

It was Moved by Councillor Higginbotham
 Seconded by Councillor Gill
 That "Surrey Close and Remove the
 Dedication of Highway of Portions of King George Highway By-law, 2006,
 No. 16031" pass its third reading.

RES.R06-1359 Carried

13. "Portion of 6734 - 196th Street, Langley, B.C., Expropriation By-law, 2006,
 No. 16032"

3900-20-16032/1704-330/E05-0408 - Folden/Nelson

An Expropriation by-law for the purpose of acquiring a temporary Statutory
 Right-of-Way.

Approved by Council: December 12, 2005
 Corporate Report Item No. CC011

It was Moved by Councillor Higginbotham
 Seconded by Councillor Gill
 That "Portion of 6734 - 196th Street,
 Langley, B.C., Expropriation By-law, 2006, No. 16032" pass its first reading.

RES.R06-1360 Carried

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

15. "Portion of 6734 - 196th Street, Langley, B.C., Expropriation By-law, 2006, No. 16034"

3900-20-16034 - 1700-330/E05-138 - Folden/Nelson

An Expropriation by-law for acquiring lands for highway purposes.

Approved by Council: December 12, 2005
Corporate Report Item No. CC011

RES.R06-1366
It was Moved by Councillor Higginbotham
Seconded by Councillor Gill
That "Portion of 6734 - 196th Street,
Langley, B.C., Expropriation By-law, 2006, No. 16034" pass its first reading.
Carried

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

RES.R06-1367
It was Moved by Councillor Higginbotham
Seconded by Councillor Gill
That "Portion of 6734 - 196th Street,
Langley, B.C., Expropriation By-law, 2006, No. 16034" pass its second reading.
Carried

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

RES.R06-1368
It was Moved by Councillor Higginbotham
Seconded by Councillor Gill
That "Portion of 6734 - 196th Street,
Langley, B.C., Expropriation By-law, 2006, No. 16034" pass its third reading.
Carried

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. 7906-0058-00**
Raybelle Holdings Ltd.
c/o Provincial Sign Systems (Klaus Ernig)
15291 Fraser Highway

To increase the maximum number of fascia signs from 8 to 10 to permit the installation of two new small fascia signs at the existing Surrey Honda dealership on Fraser Highway.

Note: See separate correspondence in the binder flap regarding this Development Variance Permit.

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

No. 7906-0058-00 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.R06-1369

Carried

- (b) **Development Variance Permit No. 7906-0136-00**
585656 B.C. Ltd.
c/o Terrex Real Estate Group Inc. (Richard Coulter)
Portion of 3033 - 152 Street

To increase the number of fascia signs from 1 to 12 to permit the expansion and redevelopment of a building façade (Canadian Tire) within a shopping centre.

Note: See Development Permit No. 7906-0136-00 under Clerk's Report, Item I.4(c).

Note: See separate correspondence in the binder flap regarding this Development Variance Permit.

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

No. 7906-0136-00 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.R06-1370

Carried

- (c) **Development Variance Permit No. 7906-0113-00**
Surrey City Centre Mall Ltd.
c/o Wensley Architecture (Barry Weih)
10045 King George Highway

To vary requirements as follows:

- (a) To waive the restriction on third party advertising;

- (b) To increase the size of directional signs from 0.4 square metres (4 sq. ft.) to 2.6 square metres (28 sq. ft.);
- (c) To eliminate the restriction on the number of fascia signs;
- (d) To permit up to 250 square metres (2700 sq. ft.) of fascia signage on the lot;
- (e) To increase the distance fascia signs can project from the face of the building from 0.5 metres (1.6 ft.) to 1.0 metre (3 ft.);
- (f) To increase the vertical dimension of a canopy sign from 1.0 metres (3.3 ft.) to 1.8 metres (6 ft.).

To permit the recladding of the former Sears store and to permit the installation of fascia signage.

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

Note: See Development Permit No. 7906-0113-00 under Clerk's Report, Item I.4(a).

It was Moved by Councillor Hunt
Seconded by Councillor Hepner
That Development Variance Permit
No. 7906-0113-00 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.R06-1371

Carried

- (d) **Development Variance Permit No. 7904-0419-00
Cloverdale Pacific Properties Ltd.
c/o Krahn Engineering
19041 - 54 Avenue**

To reduce the minimum west side yard setback requirement of Building 1 from 7.5 metres (25 ft.) or 0.0 metre to 1.32 metres (4.3 ft.) to permit the construction of 3 industrial buildings.

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

Note: See Development Permit No. 7904-0419-00 under Clerk's Report, Item I.4(b).

RES.R06-1372

It was Moved by Councillor Hunt
Seconded by Councillor Hepner
That Development Variance Permit
No. 7904-0419-00 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

(e) **Development Variance Permit No. 7904-0432-00**
Paul and Gay Hough
c/o Hunter Laird Engineering ltd. (Clarence Arychuk)
12626 - 15 Avenue

- (a) To reduce the minimum front yard setback requirement from 10 metres (33 ft.) to 2.1 metres (6.9 ft.).
- (b) To reduce the minimum rear yard setback from 10 metres (33 ft.) to 7.5 metres (24.6 ft.); and
- (c) To relax the minimum lot depth from 45 metres (150 ft.) to 30 metres (98 ft.).

To permit the development of a single family dwelling.

Note: See separate correspondence in the binder flap regarding this Development Variance Permit.

RES.R06-1373

It was Moved by Councillor Hunt
Seconded by Councillor Bose
That Development Variance Permit
No. 7904-0432-00 be filed.
Carried

RES.R06-1374

It was Moved by Councillor Hunt
Seconded by Councillor Hepner
That the Clerk be authorized to proceed with
Public Notification for Development Variance Permit No. 7904-0432-01.
Carried

2. Formal Approval of Temporary Use Permits

- (a) **Temporary Industrial Use Permit No. 7905-0375-00**
380952 B.C. Ltd.
c/o George Amisano
12327 Industrial Road

To allow a temporary office and storage yard for a period not to exceed two years.

Note: See By-law 16024 under Item H.2.

Note: Planning & Development advise that Temporary Industrial Use Permit No. 7905-0375-00 is not in order for issuance. Council is requested to refer Temporary Industrial Use Permit No. 7905-0375-00 to Planning & Development for completion of outstanding issues.

It was Moved by Councillor Hunt
Seconded by Councillor Gill
That Council refer Temporary Industrial Use Permit No. 7905-0375-00 to Planning & Development for completion of outstanding issues.

RES.R06-1375

Carried

3. Formal Approval of Liquor License Permits

- (a) **Liquor Primary License Relocation (Neighbourhood Pub)**
Application 7905-0398-00
Peninsula Business Centre Ltd.
c/o Ralph Berezan
15388 - 24 Avenue

To acquire a Liquor Primary License Relocation, to allow relocation of a liquor primary license from 15355 - 24 Avenue to 15388 - 24 Avenue.

It was Moved by Councillor Hepner
Seconded by Councillor Martin
That After taking into account the following criteria outlined in the Planning Report dated May 29, 2006:

- (a) the location of the relocated establishment;
- (b) the person capacity and hours of liquor service of the relocated establishment;
- (c) parking and zoning; and
- (d) the impact on the community if the application is approved;

after holding a Public Hearing on June 12, 2006 to gather the views of area residents and businesses with respect to the proposed liquor primary license relocation; and

after hearing any individuals who made a presentation to Council at the Public Hearing and after reviewing any correspondence in response to the Public Hearing notice,

Surrey Council recommends the relocation of the license from 15355 - 24 Avenue to 15388 - 24 Avenue be approved subject to the following conditions:

1. a maximum capacity of 26 persons; and
2. hours of operation to be no different than under the current liquor primary license at the existing location."

RES.R06-1376

Carried with Councillor Hunt against.

4. Formal Approval of Development Permits

- (a) **Development Permit No. 7906-0113-00**
Surrey City Centre Mall Ltd.
c/o Wensley Architecture (Barry Weih)
 10045 King George Highway

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

"That Development Permit No. 7906-0113-00 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."

Note: See Development Variance Permit No. 7906-0113-00 under Clerk's Report, Item I.1(c).

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

No. 7906-0113-00 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.R06-1377

Carried

- (b) **Development Permit No. 7904-0419-00**
Cloverdale Pacific Properties Ltd.
c/o Krahn Engineering
19041 - 54 Avenue

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

"That Development Permit No. 7904-0419-00 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."

Note: See Development Variance Permit No. 7904-0419-00 under Clerk's Report, Item I.1(d).

It was Moved by Councillor Hunt
Seconded by Councillor Hepner
That Development Permit
No. 7904-0419-00 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.R06-1378

Carried

- (c) **Development Permit No. 7906-0136-00**
585656 B.C. Ltd.
c/o Terrex Real Estate Group Inc. (Richard Coulter)
Portion of 3033 - 152 Street

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

"That Development Permit No. 7906-0136-00 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."

Note: See Development Variance Permit No. 7906-0136-00 under Clerk's Report, Item I.1(b).

It was Moved by Councillor Hunt
Seconded by Councillor Hepner
That Development Permit
No. 7906-0136-00 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.R06-1379

Carried

5. Delegation Requests

- (a) **Jim Holland**
Project Committee Chairman
Royal Canadian Legion, Whalley Branch No. 229
File: 5400-01; 0550-20-10

Requesting to appear before Council to present a petition to rename
"Veterans Way" that portion of 107A Avenue lying between West
Whalley Ring Road and City Parkway.

It was Moved by Councillor Hunt
Seconded by Councillor Martin
That Jim Holland, Project Committee
chairman, Royal Canadian Legion, Whalley Branch No. 229 be heard as a
delegation at Council-in-Committee.

RES.R06-1380

Carried

- (b) **Rosemary Zelinka, Coordinator**
Surrey Association of Sustainable Communities (Surrey ASC)
File: 0550-20-10

Requesting to appear before Council in **July** regarding traffic calming.

It was Moved by Councillor Hunt
Seconded by Councillor Higginbotham
That Rosemary Zelinka, Coordinator, Surrey
Association of Sustainable Communities (Surrey ASC) be heard as a
delegation at Council-in-Committee.

RES.R06-1381

Carried

Note: See Corporate Report C006 of the June 12, 2006 Finance
Committee agenda.

- (c) **Peter McKenna**
File: 0550-20-10

Requesting to appear before Council to discuss the lighting at Bolivar Park.

It was
 Moved by Councillor Hunt
 Seconded by Councillor Steele
 That Peter McKenna be heard as a
 delegation at Council-in-Committee.

RES.R06-1382

Carried

6. Approval of Financial Statements and Budgets

- (a) **Cloverdale Business Improvement Area 2005 Financial Statements**
File: 1970-10(C)

Submitting a copy of their 2005 Annual Audited Financial Statements as required by By-law No. 15616, for Council's approval.

It was
 Moved by Councillor Hunt
 Seconded by Councillor Higginbotham
 That Council approve the Cloverdale
 Business Improvements Area 2005 Financial Statements.

RES.R06-1383

Carried

J. CORRESPONDENCE

ACTION ITEMS

1. Letter dated May 26, 2006 from **Paul H. LeMay, Facilitator, Semiahmoo Peninsula Citizens for Public Safety (SPCPS)**, proposing that the City develop emergency steps brochures that would be distributed to all residents living within the 5 kilometre risk zone; the City hold public information meetings to educate South Surrey residents in this regard, and asking Council to send a letter to BNSF to clearly express Surrey's support of BNSF's initiative to pay for the purchase and operation of sirens along its right-of-way, and that for its part, Surrey City Council would support a public awareness campaign to educate the public about what to do in the event of a train derailment and express its willingness to participate in the efforts to develop an appropriate emergency protocol that would allow train crews to contact local emergency responders to activate the sirens.

The SPCPS also looks forward to hearing from Council that it has re-committed itself to its longstanding policy of realigning the BNSF off the shoreline to a safer inland route, and the City will make a formal representation to Canada's Minister

of Transportation, Infrastructure and Communities in this regard, as well as its municipal colleagues on the US side of the border.

File: 8710-01

It was

Moved by Councillor Hunt

Seconded by Councillor Steele

That the letter dated May 26, 2006 from

Paul H. LeMay, Facilitator, Semiahmoo Peninsula Citizens for Public Safety (SPCPS) be referred to staff.

RES.R06-1384

Carried

2. Letter dated May 18, 2006 from **Senator Mac Harb, Senate of Canada**, seeking Council's support to call on the government to make Canada smoke-free in all workplaces and public spaces under federal jurisdiction, and requesting Council's views on this issue.

File: 0430-20

It was

Moved by Councillor Hunt

Seconded by Councillor Bose

That the letter dated May 18, 2006 from

Senator Mac Harb, Senate of Canada be received and endorsed, and a letter be sent from the Mayor's office advising of Council's resolution.

RES.R06-1385

Carried

K. NOTICE OF MOTION

1. Tenant Property Owners in Mobile Home Parks

At the May 8, 2006 Regular Council - Public Hearing, Councillor Bose submitted the following Notice of Motion:

"WHEREAS tenant property owners in mobile home parks have no security of tenure; and whereas tenants under these circumstances have few if any options to relocate if served notice to vacate;

THEREFORE BE IT RESOLVED, that Surrey undertake to develop policies and a strategy to accommodate such tenants and their mobile homes within the City of Surrey in ways that least disrupt those individuals forced with notice to vacate and to the extent possible, support and sustain the tenants as community clusters.

Councillor Bose requested the above Notice of Motion be deferred to the meeting that the Corporate Report is before Council for consideration.

File: 0340-20

Note: See Corporate Report C011 of the Council-in-Committee agenda.

Councillor Bose withdrew his notice of motion and advised that staff are moving forward with this issue.

L. ANY OTHER BUSINESS

1. Federal Government Tax Credit Program

File: 0430-20

Councillor Higginbotham requested a report from staff regarding the City assisting businesses setting up daycares within the business centres to apply for tax credits.

2. No. 10 Highway, between 176 and 152 Streets

File: 5400-22

Councillor Higginbotham requested a report from staff regarding the status of pre-load material that is located on No. 10 Highway.

3. Theft of Metals

File: 7450-20; 4020-20

Mayor Watts requests a report regarding theft of metals and how the existing by-laws apply.

4. Abandoned Properties By-law

File: 4020-20

Mayor Watts requested a report regarding the eviction of squatters within the abandoned properties located in the Cloverdale area.

M. ADJOURNMENT

It was

meeting do now adjourn.

RES.R06-1386

Moved by Councillor Hunt

Seconded by Councillor Higginbotham

That the Regular Council - Public Hearing

Carried

The Regular Council - Public Hearing adjourned at 8:01 p.m.

Certified correct:



Susan Palmer, Deputy City Clerk



D. Watts, Mayor