



# City of Surrey

## Regular Council - Public Hearing

### Minutes

Council Chamber  
City Hall  
14245 - 56 Avenue  
Surrey, B.C.  
MONDAY, NOVEMBER 19, 2007  
Time: 7:00 p.m.

**Present:**

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

**Absent:**

Councillor Martin

**Councillors Entering  
Meeting as Indicated:**

**Staff Present:**

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

**A. ADOPTION OF MINUTES**

**1. Special (Regular) Council - November 5, 2007**

It was Moved by Councillor Higginbotham  
Seconded by Councillor Steele  
That the minutes of the Special (Regular)  
Council meeting held on November 5, 2007, be adopted.

RES.R07-2957

Carried

**2. Council-in-Committee - November 5, 2007**

(a) It was Moved by Councillor Villeneuve  
Seconded by Councillor Steele  
That the minutes of the  
Council-in-Committee meeting held on November 5, 2007, be received.

RES.R07-2958

Carried

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



It was Moved by Councillor Villeneuve  
Seconded by Councillor Gill  
That Council:

- 1. To bring forward the DCC By-law attached in Appendix "I" for three readings; and
- 2. Forward the By-law to the ministry of Community Services for approval."

RES.R07-2962

Carried

**Note:** See By-law No. 16494 under Item H.11.

**B. DELEGATIONS - PRESENTATIONS**

- 1. **Kulwinder Sanghera, President**  
**93.1 RED FM (CKYE)**  
**File: 1855-01; 0550-20-10**

Kulwinder Sanghere, President, 93.1 RED FM (CKYE) was in attendance and presented Council with a cheque in the amount of \$20,000 for the Domestic Violence Unit - Community Grant Program.

**B. DELEGATIONS - PUBLIC HEARING**

- 1. **Surrey Zoning By-law, 1993, No. 12000,**  
**Amendment By-law, 2007, No. 16484**

**Application: 7906-0280-00**

CIVIC ADDRESS: 9683 - 162A Street

APPLICANT: Malkiat S. Mander, Joginder S. Mander, Parmjit S. Mander  
and Satnam S. Mander  
c/o Joginder Mander  
9683 - 162A Street  
Surrey, BC V4N 2E5

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 approximately six (6) single family residential lots.

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

There were no persons present to speak to this bylaw.

**2. Surrey Zoning By-law, 1993, No. 12000,  
Amendment By-law, 2007, No. 16483**

**Application: 7906-0450-00**

CIVIC ADDRESS: 8230 - 170A Street and 17127 - 80 Avenue

APPLICANT: Golden Touch Property Developments Ltd. and  
J.A. Construction Ltd.  
c/o McElhanney Consulting Services Ltd. (Darren Braun)  
13160 - 88 Avenue  
Surrey, BC V3W 3K3

PROPOSAL: To rezone the properties from "General Agriculture Zone  
(A-1)" to "Comprehensive Development Zone (CD)".

The purpose of the rezoning is to allow subdivision into  
approximately 11 suburban residential lots, 1 large  
remainder lot and open space.

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

Bruce Iggulden, representing 8124/8140/8166 – 170A Street, was in attendance  
and commented that he has concerns for the parks being developed that will land  
lock his property and his neighbours' properties. He requested that the park be  
installed where lot 6 and 7 are located.

**3. Surrey Zoning By-law, 1993, No. 12000,  
Amendment By-law, 2007, No. 16485**

**Application: 7907-0220-00**

CIVIC ADDRESS: 7331 - 148 Street

APPLICANT: Richard Brownie and Carol Thorpe  
c/o Coastland Engineering & Surveying Ltd. (Mike Helle)  
101 - 19292 - 60 Avenue  
Surrey, BC 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 subdivision into  
six (6) single family residential lots.



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

There were no persons present to speak to this bylaw.

The Mayor noted that the following persons had expressed an opinion in writing and not wishing to speak:

NAME	FOR	AGAINST	UNDECIDED
Ashok Joshi	X		
Major Lidder	X		

Councillor Bose left the meeting at 7:08 p.m. due to a potential conflict of interest as his family has property holdings in the area.

**4. Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2007, No. 16482**

**Application: 7906-0418-00**

CIVIC ADDRESS: 5877, 5893, and 5901 - 168 Street

APPLICANT: Dhanrajbir S. Birak, Joga S. Sandhu, Amerjit K. Mourh and Gurdev K. Tiwana  
 c/o H.Y. Engineering Ltd. (Holden Yip)  
 200 - 9128 - 152 Street  
 Surrey, BC V3R 4E7

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 twelve (12) single family residential lots.

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

Tom Hicks, 5909 – 168 Street, was in attendance and commented that he had concerns that the proposal will bring the road and school walk crossing out on the street at the crest of the hill on 168 Street. He is concerned that kids crossing at this location will be at risk as there will be a safety issue. He suggested that the developer purchase property from him and from the school board to accommodate the new location of the 58B Avenue.

Councillor Bose returned to the meeting at 7:13 p.m.

**5. Surrey Official Community Plan By-law, 1996, No. 12900,  
Text No. 79, Amendment By-law, 2007, No. 16481**

**Application: 7907-0097-00**

CIVIC ADDRESS: 12310 - 114 Avenue

APPLICANT: Ranjit S. and Sukhjot K. Saraon, Manjit K. Gill,  
Sukhbir S. Brar, Sukhraj S. Brar  
c/o Ranjit Saraon  
12460 - 95A Avenue  
Surrey, BC V3V 1R3

PROPOSAL: To amend "Surrey Official Community Plan By-law, 1996,  
No. 12900" as amended, in Division A. Schedule B  
Temporary Use Permit Areas, under the heading  
"Temporary Industrial Use Permit Areas" by adding a new  
heading "Temporary Industrial Use Permit Area No. 24 -  
Temporary Truck Parking".

This amendment will allow vehicles exceeding 5,000 Kg.  
(11,023 lbs.) gross vehicle weight parking for a period not  
to exceed 2 years.

**Note:** See Temporary Industrial Use Permit No. 7907-0097-00 under  
Clerk's Report, Item I.2(a).

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

Brian Brubaker, 12559 – 115 Avenue, was in attendance and commented that he  
has concerns about the location of the truck traffic due to the proposed SFPR, the  
area cannot handle the truck traffic; the only access to that proposed truck parking  
lot will be from 123 Street when the SFPR will be preloaded; and the streets in the  
neighbourhood are very narrow.

It was Moved by Councillor Villeneuve  
Seconded by Councillor Steele  
That Council receive the photographs as  
submitted by the delegation.

RES.R07-2963

Carried

Mike Ryan, 12683 – 113A Avenue, was in attendance and commented that he had  
concerns for the effect that the truck parking will have on the residential  
neighbourhood. He also expressed concern for the traffic congestion due to the  
trucks trying to manoeuvre on the narrow roads and no enforcement being  
available.





APPLICANT: Tien Sher Q5 Development Group  
 c/o Patrick Cotter Architects (Rosa Salicido)  
 235 - 11300 No. 5 Road  
 Richmond, BC V7A 5J7

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

The purpose of the rezoning is to permit development of a four-storey apartment building.

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

There were no persons present to speak to this bylaw.

**7. Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2007, No. 16487**

**Application: 7907-0034-00**

CIVIC ADDRESS: 13893 Fraser Hwy

APPLICANT: Universal Plaza Hotel Ltd.  
 c/o Julio Gomberoff  
 140 - 2034 W. 11th Avenue  
 Vancouver, BC V6J 2C9

PROPOSAL: To rezone the property from "Tourist Accommodation Zone (CTA)" to "Comprehensive Development Zone (CD)".

The purpose of the rezoning is to permit the development of a four-storey apartment building.

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

There were no persons present to speak to this bylaw.

The Mayor noted that the following persons had expressed an opinion in writing and not wishing to speak:

NAME	FOR	AGAINST	UNDECIDED
Joe Le Masurier		X	
Rick Hiltz		X	



**C. COMMITTEE REPORTS****1. Joint Family Court Committee - October 2, 2007**

It was Moved by Councillor Steele  
Seconded by Councillor Villeneuve  
That the minutes of the Joint Family Court  
Committee meeting held on October 2, 2007, be received.  
RES.R07-2965 Carried

**2. Environmental Advisory Committee - October 17, 2007**

It was Moved by Councillor Bose  
Seconded by Councillor Hunt  
That the minutes of the Environmental  
Advisory Committee meeting held on October 17, 2007, be received.  
RES.R07-2966 Carried

**D. BOARD/COMMISSION REPORTS****1. Surrey Heritage Advisory Commission - October 31, 2007**

(a) It was Moved by Councillor Higginbotham  
Seconded by Councillor Steele  
That the minutes of the Surrey Heritage  
Advisory Commission meeting held on October 31, 2007, be received.  
RES.R07-2967 Carried

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

**2008 Proposed Budget**

It was Moved by Councillor Higginbotham  
Seconded by Councillor Gill  
That the SHAC receive the current financial  
budget and Council direct the Manager of Financial Services to amend the  
financial budget to include the increase in financial assistance of heritage  
sites from \$3,000 to \$5,000 yearly and from \$9,000 to \$15,000 over three  
years total.  
RES.R07-2968 Carried

**E. MAYOR'S REPORT**



<i>Contractor</i>	<i>Tender Amount with GST</i>
1. Seismic 2000 Construction Ltd.	\$2,834,254.50
2. Coquitlam Ridge Construction Ltd.	\$3,441,270.92
3. Surespan Construction Ltd.	\$3,823,005.14
4. Kenaidan Contracting Ltd.	\$4,028,729.55

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

It was Moved by Councillor Gill  
Seconded by Councillor Higginbotham  
That Council rejects all bids and cancel the

tender for Contract M.S. 1707-013-11.

RES.R07-2970

Carried

**Item No. R241** Proposed Sale of City Property Located at 15244 &  
15247 - 21A Avenue  
File: 0910-40/135

The General Manager, Engineering submitted a report concerning the proposed sale of City property at 15244 and 15247 - 21A Avenue.

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 approve the sale of the

following City-owned properties:

1. Lot 240 Section 14 Township 1 New Westminster District Plan  
56482 (PID No. 005-472-130); and
2. Lot 240A Section 14 Township 1 New Westminster District Plan  
56482 (PID No. 005-472-156)

to 152 Street Ventures Ltd., subject to the provisions of Section 26 and 94 of the Community Charter (CC), in the amount of \$43,000.

RES.R07-2971

Carried

**Item No. R242** 156 Street/Highway 1 Underpass Access Improvement for  
Fraser Heights  
File: 1706-017

The General Manager, Engineering submitted a report concerning the 156 Street/Highway 2 underpass access improvement for Fraser Heights.



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:

1. Award contract M.S. 1706-017-11/02 to BA Blacktop Ltd. in the amount of \$17,460,296.37 including 6% GST;
2. Set the expenditure authorization limit for contract M.S. 1706-017-11/02 at \$18,285,000.00 including GST;
3. Authorize staff to exercise the option under Planning & Design/Build Procurement Agreement M.S. 1706-017C to enter into an Agreement with Trillium Business Strategies Inc. for construction management, in the amount of \$286,200.00, including 6% GST; and
4. Set the expenditure authorization limit for Agreement M.S. 1706-017C at \$320,000.00, including GST.

RES.R07-2972

Carried

**Item No. R243** Highway and Traffic By-law, 1997, No. 13007  
File: 3900-20(13007)

The General Manager, Engineering submitted a report to seek Council's approval to adjust the fees and securities taken for works within the City's roads and Rights-of-Ways to reflect current market conditions.

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

It was Moved by Councillor Higginbotham  
Seconded by Councillor Villeneuve  
That Council authorize the Clerk to introduce a By-law to amend the fees, charges, and security deposits in the Highway and Traffic By-law, 1997, No. 13007 as documented in Appendix I.

RES.R07-2973

Carried

Staff was requested to amend Appendix I and II to make it clearer and to amend Schedule B.

**Note:** See By-law No. 16493 under Item H.10.



**Item No. R244** Delegation to September 10, 2007 - Clayton Property Owners' Association re: Development of the East Clayton Area and Servicing to Remaining Clayton Area  
File: 6520-20(EC); 4804-704

The General Manager, Engineering submitted a report to provide information to Council regarding the issues raised at the September 10, 2007, Council meeting by Ms. Delaney Paterson, who appeared before Council on behalf of the Clayton Property Owners' Association. The delegation requested that the plan area of the East Clayton North Extension Neighbourhood Concept Plan ("NCP") be expanded to the north to 76 Avenue, along 194 Street, to include the properties owned by the Association members.

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:

1. Receive this report as information; and
2. Instruct staff to forward a copy of this report to the delegation representing the Clayton Property Owners' Association.

RES.R07-2974

Carried

Councillor Bose left the meeting at 8:08 p.m. due to a potential conflict of interest.

**Item No. R245** Operational and Maintenance Agreements for the Surrey, Mud Bay and Colebrook Dyking Districts  
File: 5225-40 (SDD)

The General Manager, Engineering submitted a report concerning the operational and maintenance agreements for the Surrey, Mud Bay and Colebrook Dyking Districts.

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

It was Moved by Councillor Villeneuve  
Seconded by Councillor Hunt  
That Council authorize the execution of an Operational and Maintenance Agreement with each of the Surrey, Mud Bay, and Colebrook Dyking Districts, respectively, in general accordance with the sample agreement attached as Appendix I.

RES.R07-2975

Carried

Councillor Bose returned to the meeting at 8:09 p.m.

**Item No. R246** Dog Responsibility By-law, 1999, No. 13880  
File: 3900-20-13880

The City Solicitor submitted a report to make changes to the dog license fee schedule and to allow for the issuing of dog licenses on a monthly basis instead of the current fixed calendar year term.

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

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

1. Receive this report as information, and
2. Adopt the amendments to the Dog Responsibility By-law, 1999, No. 13880 (the "By-law") as set out in Schedule "A" to this report.

RES.R07-2976

Carried

**Note:** See By-law No. 16488 under Item H.9.

**Item No. R247** Energy Efficiency Studies and Grant Applications  
File: 5200-11

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

- advise Council of the results and findings associated with the grant applications and the subsequent energy studies related to energy efficiency and community development; and
- outline the next steps to incorporate the findings of the energy studies into City Policy and the Sustainability Charter with the aim of encouraging more energy efficient development and construction in the City of Surrey.

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

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

1. Receive this report as information; and
2. Direct staff to consider the findings of the City Centre Community Energy Plan, the City of Surrey Energy Efficiency and Developer Workshop, and the Grandview Heights GeoExchange Technical Feasibility Study and Governance Study in relation to the development of Neighbourhood

Concept Plans, the City Centre Plan Update, and the completion of the Sustainability Charter.

RES.R07-2977

Carried

**Item No. R248** Contract Award - MS 1706-010:  
Aggressive Roadbuilders Ltd.  
File: 1706-010/11

The General Manager, Engineering submitted a report concerning the award of Contract MS 1706-010. Tenders were received as follows:

<i>Contractor</i>	<i>Tender Amount (including GST)</i>
1. Aggressive Roadbuilders Ltd.	\$2,637,449.60
2. Imperial Paving Ltd.	\$3,102,606.33
3. Winvan Paving Ltd.	\$3,214,811.99
4. Columbia Bitulithic Ltd.	\$3,805,993.60

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

It was

Moved by Councillor Gill  
Seconded by Councillor Higginbotham  
That Council:

1. Award Contract M.S. 1706-010 to Aggressive Roadbuilders Ltd. in the amount of \$2,637,449.60, including GST; and
2. Set the expenditure authorization for Contract M.S. 1706-010 at \$2,769,000.00 including GST.

RES.R07-2978

Carried

## H. BY-LAWS

1. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2007, No. 16484"

7906-0280-00 - Malkiat S., Joginder S., Parmjit S. and Satnam S. Mander  
c/o Joginder Mander

RA to RF (BL 12000) - 9683 - 162A Street - to permit approximately six  
(6) single family residential lots.

Approved by Council: November 5, 2007









It was Moved by Councillor Villeneuve  
Seconded by Councillor Higginbotham  
That "Surrey Official Community Plan  
By-law, 1996, No. 12900, Text No. 79 Amendment By law, 2007, No. 16481" be  
denied.  
RES.R07-2984 Carried

6. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2007, No. 16486"  
7907-0199-00 - Tien Sher Q5 Development Group, c/o Patrick Cotter Architects  
(Rosa Salicido)

RF to CD(BL 12000) - 13782 and 13790 - 108 Avenue - to permit the  
development of a four-storey apartment building.

Approved by Council: November 5, 2007

It was Moved by Councillor Gill  
Seconded by Councillor Steele  
That "Surrey Zoning By-law, 1993,  
No. 12000, Amendment By-law, 2007, No. 16486" pass its third reading.  
RES.R07-2985 Carried with Councillor Bose against.

7. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2007, No. 16487"  
7907-0034-00 - Universal Plaza Hotel Ltd., c/o Julio Gomberoff

CTA to CD (BL 12000) - 13893 Fraser Highway - to permit the  
development of a four-storey apartment building.

Approved by Council: November 5, 2007

It was Moved by Councillor Gill  
Seconded by Councillor Steele  
That "Surrey Zoning By-law, 1993, No.  
12000, Amendment By-law, 2007, No. 16487" pass its third reading.  
RES.R07-2986 Carried with Councillor Bose against.

#### FINAL ADOPTIONS

8. "Highway and Traffic By-law, 1997, No. 13007, Amendment By-law, 2007,  
No. 16478"

3900-20-16478 - Regulatory Bylaw Text Amendment

A by-law to amend the provisions of the "Highway and Traffic By-law, 1997, No. 13007" as amended, by adding two new definitions "Idle" and "Mobile Workshop", adding new Section 58.1 "Idling", and amending Schedule A by inserting a new section and Fine Amount for "Prohibited idling". These amendments are necessary to address unnecessary vehicle idling in support of environmental sustainability.

Approved by Council: To be approved.  
Corporate Report Item No. R217

It was Moved by Councillor Higginbotham  
Seconded by Councillor Steele  
That "Highway and Traffic By-law, 1997,  
No. 13007, Amendment By-law, 2007, No. 16478" be finally adopted, signed by  
the Mayor and Clerk, and sealed with the Corporate Seal.

RES.R07-2987

Carried

#### INTRODUCTIONS

9. "Surrey Dog Responsibility By-law, 1999, No. 13880, Amendment By-law, 2007, No. 16488"

3900-20-16488 - Regulatory Bylaw Text Amendment

A by-law to amend the provisions of the "Dog Responsibility By-law, No. 13880" as amended, by deleting in their entirety Sections 8, 9 and 13 and replacing with new Sections 8, 9 and 13. These amendments are necessary to allow for the issuing of dog licenses on a monthly basis instead of the current fixed calendar year term.

Approved by Council: To be approved  
Corporate Report Item No. R246

**Note:** This By-law will be in order for consideration of Three Readings, should Council approve the recommendations of Corporate Report Item No. R246.

It was Moved by Councillor Higginbotham  
Seconded by Councillor Steele  
That "Surrey Dog Responsibility By-law,  
1999, No. 13880, Amendment By-law, 2007, No. 16488" pass its first reading.

RES.R07-2988

Carried

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









<p>It was</p> <p>By-law, 2007, No. 16494" pass its third reading.</p> <p>RES.R07-2996</p>	<p>Moved by Councillor Higginbotham          Seconded by Councillor Gill          That "Surrey Development Cost Charge  <u>Carried</u></p>
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**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. 7907-0327-00  
 427703 B.C. Ltd.  
 c/o IPI Ltd. (Nevil Davies)  
 6362 - 148 Street (also shown as 6398 -148 Street)**

To reduce the minimum south side yard setback requirement from 7.5 metres (25 ft.) to 0 metre (0 ft.); and to reduce the minimum east side yard setback requirement from 7.5 metres (25 ft.) to 0 metres (0 ft.), to permit an addition to an existing industrial building.

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

**Note:** Council is requested to refer Development Variance Permit No. 7907-0327-00 back to Planning & Development to ensure all outstanding issues have been dealt with.

<p>RES.R07-2997</p>	<p>It was</p> <p>Permit No. 7907-0327-00 back to Planning &amp; Development to ensure all outstanding issues have been dealt with.</p> <p><u>Carried</u></p>	<p>Moved by Councillor Villeneuve          Seconded by Councillor Gill          That Council refer Development Variance</p>
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- (b) **Development Variance Permit No. 7906-0481-00  
 Babita Ahir  
 c/o CitiWest Consulting Ltd. (Roger Jawanda)  
 12109 - 100A Avenue**

To reduce the minimum front yard setback requirement from 7.5 metres (25 ft.) to 6.8 metres (22 ft.) for proposed Lot 2 to allow for the reduction of a front yard setback for an existing single family dwelling involved in a proposed two-lot subdivision.

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

It was Moved by Councillor Gill  
Seconded by Councillor Villeneuve  
That Development Variance Permit

No. 7906-0481-00 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.R07-2998

Carried

- (c) **Development Variance Permit No. 7906-0374-00**  
**Walter and Anne Paton**  
**c/o Coastland Engineering & Surveying Ltd. (Mike Helle)**  
3417 - 148 Street

To permit front driveway access from 34A Avenue rather than side yard access from the abutting lane to allow front yard access for future Lot 4 to provide a consistent house design and streetscape along 34A Avenue.

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

It was Moved by Councillor Villeneuve  
Seconded by Councillor Gill  
That Development Variance Permit

No. 7906-0374-00 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.R07-2999

Carried

- (d) **Development Variance Permit No. 7907-0120-00**  
**PSJC Management Ltd.**  
**c/o Herald Tessier**  
13805 - 104 Avenue

To relax requirements as follows:

- (a) To reduce the minimum rear yard setback from 7.5 metres (25 ft.) to 7.3 metres (24 ft.);
- (b) To reduce the minimum west side yard (flanking) setback from 7.5 metres (25 ft.) to 0.6 metres (2.0 ft.); and



- (c) To reduce the requirement for a 1.5 metre (5 ft.) wide landscaping strip along the (west) property line to 0.6 metres (2.0 ft.).

To permit the development of a second storey addition to an existing commercial building in City Centre.

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

**Note:** See Development Permit No. 7907-0120-00 under Clerk's Report, Item I.3(a).

It was Moved by Councillor Villeneuve  
Seconded by Councillor Gill  
That Development Variance Permit  
No. 7907-0120-00 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.R07-3000

Carried

- (e) **Development Variance Permit No. 7907-0051-00**  
**Georgian Properties Ltd.**  
**c/o Teck Construction Ltd. (Gale Dowd)**  
19418 and 19436 Highway 10 (Langley ByPass)

To relax requirements as follows:

- (a) To increase the maximum number of fascia signs from 3 to 6;
- (b) To increase the sign area of the directional signs from 0.4 square metres (4.3 sq. ft.) to 1.1 sq. m. (12 sq. ft.); and
- (c) To increase the maximum number of canopy signs from 1 to 4.

To permit signage for the renovations and an addition to the existing auto dealership.

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

It was Moved by Councillor Villeneuve  
Seconded by Councillor Gill  
That Development Variance Permit  
No. 7907-0051-00 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.R07-3001

Carried

## 2. Formal Approval of Temporary Use Permits

- (a) **Temporary Industrial Use Permit No. 7907-0097-00**  
**Ranjit S. and Sukhjot K. Saraon, Manjit K. Gill, Sukhbir S. Brar,**  
**Sukhraj S. Brar, c/o Ranjit Saraon**  
12310 - 114 Avenue

To allow for a temporary truck parking facility for a period not to exceed  
2 years.

**Note:** See By-law No. 16481 under Item H.5.

**Note:** Council is requested to refer Temporary Industrial Use Permit  
No. 7907-0097-00 back to Planning & Development to ensure all  
outstanding issues have been dealt with.

This Temporary Industrial Use Permit was not in order for consideration  
as the OCP Amendment was denied earlier in the meeting

## 3. Formal Approval of Development Permits

- (a) **Development Permit No. 7907-0120-00**  
**PSJC Management Ltd.**  
**c/o Herald Tessier**  
13805 - 104 Avenue

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

"That Development Permit No. 7907-0120-00 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. 7907-0120-00 under  
Clerk's Report, Item I.1(d).

It was Moved by Councillor Gill  
 Seconded by Councillor Steele  
 That Development Permit  
 No. 7907-0120-00 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.R07-3002

Carried

**4. Delegation Requests**

- (a) **Bruno Zappone, President**  
**Friends of the Surrey Museum and Archives Society**  
 File: 1855-01; 0550-20-10

Requesting to appear before Council to discuss their desire to provide an  
 annual gift to offset the expected admissions revenues of the Surrey  
 Museum and the Historic Stewart Farm.

It was Moved by Councillor Gill  
 Seconded by Councillor Steele  
 That Bruno Zappone, President, Friends of  
 the Surrey Museum and Archives Society be heard as a delegation at  
 Council-in-Committee.

RES.R07-3003

Carried

- (b) **Kim R. Scoville, Director, Pacific Region**  
**Canada Border Services Agency**  
 File: 0430-30; 0550-20-10

Requesting to appear before Council regarding issues of concern with  
 respect to border crossing line ups and border security issues.

It was Moved by Councillor Gill  
 Seconded by Councillor Steele  
 That Kim R. Scoville, Director, Pacific  
 Region, Canada Border Services Agency be heard as a delegation at  
 Regular Council.

RES.R07-3004

Carried

- (c) **Christina DeMarco**  
**Division Manager, Regional Development**  
**Policy & Planning Department**  
**Metro Vancouver**  
 File: 0450-01; 0550-20-10



Requesting to appear before Council to make a presentation regarding the new Regional Growth Strategy.

It was Moved by Councillor Higginbotham  
Seconded by Councillor Gill  
That Christina DeMarco, Division Manager,  
Regional Development, Policy & Planning Department, Metro Vancouver  
be heard as a delegation at Council-in-Committee.

RES.R07-3005

Carried

## 5. Expropriation Notices

- (a) **Expropriation Notice BB594877 and Expropriation Approval**  
File: 1705-014; R-06-57

That Expropriation Notice BB594877 be received and that the expropriation of that portion of Lot B, Section 31, Township 2, New Westminster District, Plan 12209 (Parcel Identifier: 009-666-982) being 94.8 square metres on Reference Plan BCP33429, for property located at 12588 - 96 Avenue with Registered Owner(s) Balwinder Singh Grewal and Amarpreet Kaur Grewal, as described in Expropriation Notice BB594877, be approved by Council as Approving Authority.

It was Moved by Councillor Higginbotham  
Seconded by Councillor Gill  
That Council receive the Expropriation  
Notice No. BB594877 and approve the expropriation as the approving  
authority.

RES.R07-3006

Carried

- (b) **Expropriation Notice BB594879 and Expropriation Approval**  
File: 1705-014; R-07-946

That Expropriation Notice BB594879 be received and that the expropriation of that portion of Lot B, Except: Part in Plan BCP 33429), Section 31, Township 2, New Westminster District, Plan 12209 shown as Statutory Right-of-Way on Statutory Right-of-Way Plan BCP 334430 containing 130.1 square metres (Parcel Identifier: 009-666-982), for property located at 12588 - 96 Avenue with Registered Owner(s) Balwinder Singh Grewal and Amarpreet Kaur Grewal, as described in Expropriation Notice BB594879, be approved by Council as Approving Authority.

It was Moved by Councillor Higginbotham  
 Seconded by Councillor Gill  
 That Council receive the Expropriation  
 Notice No. BB594879 and approve the expropriation as the approving  
 authority.

RES.R07-3007

Carried

**J. CORRESPONDENCE**

**ACTION ITEMS**

1. Correspondence dated November 9, 2007 from **Sherry Baker, Chair, South Fraser Family Court & Youth Justice** Committee, regarding a request for support and commitment to clarify and streamline the flow of information between Provincial ministries and Government departments and primary caregivers responsible for a child's health, safety, education and behaviour, and strongly advising member municipalities recommend to the Attorney General of BC that legislation similar to that which has been enacted in Alberta (Bill 202) be drafted and enacted in BC.  
 File: 0540-20

It was Moved by Councillor Steele  
 Seconded by Councillor Villeneuve  
 That the letter dated November 9, 2007 from  
 Sherry Baker, Chair, South Fraser Family Court & Youth Justice Committee be  
 received.

RES.R07-3008

Carried

**K. NOTICE OF MOTION**

**L. ANY OTHER BUSINESS**

1. **Power Outages**  
 File: 5500-04-01; 0550-20-10

It was Moved by Councillor Higginbotham  
 Seconded by Councillor Villeneuve  
 That Council invite appropriate officials  
 from BC Hydro to appear before Council at a Regular Meeting to present BC  
 Hydro's strategies for addressing power outages that occur as a result of  
 windstorms in Surrey and any enhancements to these strategies that are being  
 considered to eliminate the number of outages and to expedite the repairs to re-  
 establish hydro service more quickly.

RES.R07-3009

Carried

**2. Bylaw Enforcement Issue - Vedic Temple**

Councillor Higginbotham requested that the issue of ticketing traffic waiting to get into a parking lot for obstructing traffic be referred to staff and the FEST committee.

**3. Aldergrove Sewerline**

Councillor Hunt raised the issue of the Aldergrove's sewer connection to Surrey's interceptor and the capacity of the lines. It was requested that the issue of capacity and the consideration of twining the lines be referred to staff for review.

**4. Surrey Memorial Centre**

Councillor Bose requested that staff review a previous resolution approving in principle the waiving of permits for the Surrey Memorial Centre. He was advised that this issue will be addressed through the upcoming budget process.

**5. Hjorth Road Park**

Councillor Hepner requested that staff provide a report to Council concerning the removal of trees and the timing of the removal of trees (conflict with nesting season) in Hjorth Road Park for the construction of a sport field.

**6. Public Transit Workshop (Brazil)**

Councillor Hunt requested that a letter of acknowledgment and thanks be sent from the Mayor's office, noting the appreciation of Council for extending the invitation for staff to attend.



**M. ADJOURNMENT**

It was

Moved by Councillor Hunt  
Seconded by Councillor Steele  
That the Regular Council - Public Hearing

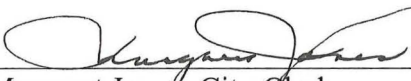
meeting do now adjourn.

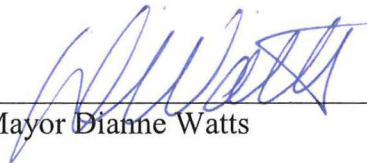
RES.R07-3010

Carried

The Regular Council - Public Hearing meeting adjourned at 8:59 p.m.

Certified correct:

  
\_\_\_\_\_  
Margaret Jones, City Clerk

  
\_\_\_\_\_  
Mayor Dianne Watts