

Regular Council - Public Hearing Minutes

Council Chamber
City Hall
14245 - 56 Avenue
Surrey, B.C.
MONDAY, NOVEMBER 29, 2010
Time: 7:00 p.m.

Present:

Chairperson - Mayor Watts
Councillor Bose
Councillor Gill
Councillor Hepner
Councillor Hunt
Councillor Martin
Councillor Rasode
Councillor Steele
Councillor Villeneuve

Absent:**Councillors Entering
Meeting as Indicated:****Staff Present:**

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

A. ADOPTION OF MINUTES**1. Special (Regular) Council - November 1, 2010**

It was Moved by Councillor Villeneuve
Seconded by Councillor Martin
That the minutes of the Special (Regular)
Council meeting held on November 1, 2010, be adopted.

RES.R10-2071

Carried**2. Council-in-Committee - November 15, 2010**

It was Moved by Councillor Villeneuve
Seconded by Councillor Martin
That the minutes of the
Council-in-Committee meeting held on November 15, 2010, be received.

RES.R10-2072

Carried**3. Regular Council - Land Use - November 15, 2010**

It was Moved by Councillor Villeneuve
Seconded by Councillor Martin
That the minutes of the Regular Council -
Land Use meeting held on November 15, 2010, be adopted.

RES.R10-2073

Carried

4. Regular Council - Public Hearing - November 15, 2010

It was Moved by Councillor Villeneuve
 Seconded by Councillor Martin
 That the minutes of the Regular Council -
 Public Hearing meeting held on November 15, 2010, be adopted.
 RES.R10-2074 Carried

B. DELEGATIONS - PUBLIC HEARING

1. **Surrey Official Community Plan By-law, 1996, No. 12900,
 No. 276 Amendment By-law, 2010, No. 17283
 Surrey Zoning By-law, 1993, No. 12000,
 Amendment By-law, 2010, No. 17284
 Surrey Zoning By-law, 1993, No. 12000,
 Amendment By-law, 2010, No. 17285
 Application: 7910-0020-00**

CIVIC ADDRESS: 2846 and 2864 - 160 Street (also shown as 2836 - 160 Street)

APPLICANT: Jens Fons, Forrest and Agnes Day
 c/o Hunter Laird Engineering Ltd. (Clarence Arychuyk)
 #300, 65 Richmond Street
 New Westminster, BC V3L 5P5

PROPOSAL: **By-law 17283**
 To redesignate the properties from Suburban (SUB) to
 Urban (URB).

By-law 17284

To rezone portions of 2846 - 160 Street and 2864 - 160 Street
 from "General Agriculture Zone (A-1)" and "One-Acre
 Residential Zone (RA)" (as shown on attached Schedule) to
 "Comprehensive Development Zone (CD)".

By-law 17285**Block A**

To rezone portions of 2846 - 160 Street and 2864 - 160 Street
 from "One-Acre Residential Zone (RA)" and "General
 Agriculture Zone (A-1)" (as shown on attached Schedule) to
 "Single Family Residential (9) Zone (RF-9)".

Block B

To rezone portions of 2846 - 160 Street and 2864 - 160 Street
 from "One-Acre Residential Zone (RA)" and "General
 Agriculture Zone (A-1)" (as shown on attached Schedule) to
 "Single Family Residential (12) Zone (RF-12)".

DEVELOPMENT VARIANCE PERMIT

To vary "Surrey Zoning By-law, 1993, No. 12000", as amended,

Part 17A, Section D.2(b)ii, F, and H.6, as follows:

- (a) To permit the required second floor area reduction to be accomplished from the rear of the dwelling (in addition to the normally permitted front or side);
- (b) To reduce the minimum front yard setback for Lot 48 from 6 metres (20 ft.) to 2.0 metres (6.6 ft.) to the front of the principal building and 2.8 metres (9.2 ft.) to the garage;
- (c) To reduce the minimum front yard setback for Lot 61 from 6 metres (20 ft.) to 3 metres (9.8 ft.) to the front of the principal building, 4 metres (13 ft.) to the garage and 1.5 metres (4.9 ft.) to the veranda;
- (d) To reduce the minimum front yard setback for Lot 62 from 6 metres (20 ft.) to 3.5 metres (11.5 ft.) to the front of the principal building, 5.5 metres (18 ft.) to the garage and 1.75 metres (5.7 ft.) to the veranda;
- (e) To reduce the minimum rear yard setback of Lot 73 from 7.5 metres (25 ft.) to 6 metres (20 ft.); and
- (f) To permit double car garages on Lots 40 and 41.

The purpose of the redesignation, rezoning and development variance permit is to permit subdivision into 120 single family lots (115 small single family lots and 5 Comprehensive Development Zone lots) and one park lot for the protection of a riparian area.

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

Nina Sidhu, 16164 – 28th Avenue. Resides directly south of the proposed development and is representing homes on 28th Avenue. The group is not opposed to the development but requested that the lots on 28th facing the Morgan Heights development be developed with a similar footprint as the existing homes in the area which would effectively eliminate two lots. The group also asked the developer to pay close attention to both the aesthetic and curb appeal details.

It was

Moved by Councillor Hepner
Seconded by Councillor Martin
That the correspondence presented by

Nina Sidhu and the homes represented on 28th Avenue be received as information.

RES.R10-2075

Carried

Robin J. Harper, 2904 – 160 Street. Mr. Harper noted that a legally valid offer from the developer has not yet been received and that there is an issue of the wetland requiring clarification. The resident was under the impression that the only way into the park land was through the properties he was representing. Staff clarified that the City has access from 161 A Street and the southern terminus of the cul-de-sac. Another additional means of access would be from the western terminus of 29A Avenue. The riparian area that is being preserved is shown as parkland that represents 10% of the subject property. Mr. Harper believes that his interests and those of his family have been marginalized and stated it would make much more sense if the area was developed at one time. The delegation said that he is in support of the development in principle but would like to be engaged in the process in a meaningful way.

Robert Kemp, 16211 – 29th Avenue. Mr. Kemp resides at the closest property to the NE corner of the development; expressed concern with the density and the transition interface. Relayed the public consultation process could have done more to engage the residents. Noted that the concerns raised by residents seem to have been rationalized away and the planning report has several inconsistencies, particularly the omission of the initial arbourist report which suggested saving the whole area in tact as it is a relatively valuable tree area.

Gordie Kell, 2932 – 160th. Mr. Kell is a developer for the property north of the area and completed his development one year ago. His development was required to dedicate park land as part of the OCP. He stated that the residents in the area are not being fairly treated and previous developers were not extended the same opportunities as this development. Mr. Kell suggested this project should go back to planning for further consideration to address the inequalities.

Clarence Arychuyk, Planning Consultant, Hunter Laird Engineering Ltd - representing the developers. Mr. Arychuyk shared that the application has a CD Zone transition buffer of 2.7 units per acre. The developer has not asked to change the buffer. The NCP references density and not lot sizes, lot sizes are consistent with the NCP. The transition plan is consistent with the NCP. A CD Zone By-Law specifically addresses setbacks to create a character of a suburban neighbourhood. Addressed density by looking at the whole urban pocket and the number of units that could be achieved. The development can be done incrementally and the remaining 5 acres can be developed after to ensure everyone gets a reasonable yield out of their properties. The form and character will be different due to the wetland. Open space will reflect 21% of the neighbourhood. The pedestrian connection will go around the wetland. Some variances were attached to address some of the issues. 15 trees have been retained. More trees are being planted than will be removed and there is a landscape buffer on 162 Street with additional planting and landscaping. The development is being consolidated and kept away from the trees.

There was correspondence received from:

NAME	FOR	AGAINST	CONCERN
Nina Sidhu			X
Robin Harper			X
Robert Kemp			X

NAME	FOR	AGAINST	CONCERN
Gordie Kell			X

2. **Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2010, No. 17286
Application: 7908-0031-00**

CIVIC ADDRESS: 10575, 10593 and 10605 - 139 Street

APPLICANT: S & S Titan Development Group Inc.
c/o Don Andrew
#150, 1450 Creekside Drive
Vancouver, BC V6J 5B3

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 a four-storey apartment building in Surrey City Centre.

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 the proposed By-law.

There was correspondence received from:

NAME	FOR	AGAINST	CONCERN
Jack Cruise	X		

C. COMMITTEE REPORTS

1. **Public Art Advisory Committee - October 14, 2010**

It was Moved by Councillor Hepner
Seconded by Councillor Villeneuve
That the minutes of the Public Art Advisory
Committee meeting held on October 14, 2010, be received.

RES.R10-2076

Carried

2. **Environmental Advisory Committee - October 27, 2010**

RES.R10-2077 (a) It was Moved by Councillor Bose
Seconded by Councillor Hepner
That the minutes of the Environmental
Advisory Committee meeting held on October 27, 2010, be received.
Carried

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

It was noted by Councillor Bose that it is clear that these properties should have initially been included. The recommendation suggests that there be a phase in program so that there are no dire consequences.

Pesticide Control By-law

File: 5280-23

RES.R10-2078 It was Moved by Councillor Bose
Seconded by Councillor Gill
That Council instruct staff to bring forward
an amendment to the Pesticide Control By-law No. 17160 to include
multiple housing units and that a proposed program to phase in the
amendment be implemented, a copy of which to be provided to the
Environmental Advisory Committee.
Carried
With Councillor Hunt opposed

3. **Audit Committee - November 15, 2010**

RES.R10-2079 (a) It was Moved by Councillor Gill
Seconded by Councillor Martin
That the minutes of the Audit Committee
meeting held on November 15, 2010, be received.
Carried

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

**Memo – Contract with KPMG for Financial Auditing Services
2010/2011**

The General Manager, Finance & Technology submitted a Memo providing a recommendation to enter into a contract with KPMG for the provision of auditing services for 2010/2011.

It was Moved by Councillor Gill
 Seconded by Councillor Martin
 That Council approve entering into a
 contract with KPMG for the provision of annual financial auditing services
 for the City as generally described in this memorandum for the years 2010
 and 2011 with an upset fee limit of \$94,125 for 2010 and an upset fee limit of
 \$96,955 for 2011.

RES.R10-2080

Carried

4. Environmental Advisory Committee - November 24, 2010

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

Deb Jack, Surrey Environmental Partners and John Werring, David Suzuki Foundation

It was Moved by Councillor Bose
 Seconded by Councillor Villeneuve
 That Council receive Deb Jack, Surrey
 Environmental Partners, and John Werring, David Suzuki Foundation, at the
 earliest possible date as delegations prior to considering the Ecosystem
 Management Study.

RES.R10-2081

Carried

D. BOARD/COMMISSION REPORTS

1. Board of Variance - October 27, 2010

It was Moved by Councillor Hepner
 Seconded by Councillor Steele
 That the minutes of the Board of Variance
 meeting held on October 27, 2010, be received.

RES.R10-2082

Carried

E. MAYOR'S REPORT

1. Proclamations

Mayor Watts read the following proclamations:

- (a) A DARE TO REMEMBER WEEK
 November 29 to December 5, 2010

WHEREAS December 1st is World AIDS Day; and

WHEREAS globally, there were 2.7 million new HIV infections in 2008 and 71%
 of these were in Africa; and

- WHEREAS every single day, women, men and young people in Africa are pushed to the limit by the AIDS pandemic, and yet still find the strength to bring hope and change to their communities; and
- WHEREAS A Dare to Remember engages Canadians to raise funds and take on Dares that parallel the acts of courage, ingenuity, determination and strength in community exhibited by their African counterparts; and
- WHEREAS residents of Surrey, including grandmothers groups, high schools and universities, are taking a leadership role in the A Dare to Remember campaign and demonstrating their commitment to raising funds and awareness about HIV/AIDS in Africa; and
- WHEREAS Surrey participation in the Dare campaign is essential to supporting grassroots organizations working on the frontlines of the HIV/AIDS pandemic through the Stephen Lewis Foundation; and
- WHEREAS A Dare to Remember challenges more Surrey residents and its City representatives to help raise funds and stand in powerful solidarity with communities in Africa who are working to turn the tide of HIV/AIDS;

NOW, THEREFORE, BE IT RESOLVED that I, Dianne L. Watts, do hereby declare November 29 to December 5, 2010 as "A DARE TO REMEMBER WEEK" in the City of Surrey.

Dianne L. Watts
Mayor

(b) HUMAN RIGHTS DAY
December 11, 2010

- WHEREAS the Universal Declaration of Human Rights was proclaimed by members of the United Nations on December 10, 1948; and
- WHEREAS spells out specific rights to housing, health, fair treatment under the law, freedom from torture and many other rights; and
- WHEREAS the City of Surrey honours the commitment to human rights for every individual here in our home and invites all residents to do the same;

NOW, THEREFORE, BE IT RESOLVED that I, Dianne L. Watts, do hereby declare December 11, 2010 as "HUMAN RIGHTS DAY" in the City of Surrey, in commemoration of the Universal Declaration to Human Rights.

Dianne L. Watts
Mayor

F. GOVERNMENTAL REPORTS**1. Port Cities Committee / Marine Shipping Safety**

At the November 24, 2010 Port Cities Committee meeting, a report relative to Marine Shipping Safety was considered, including presentations by companies that would respond to potential spills. The matter of the escalating traffic in the Fraser River was raised, along with receiving a future presentation from such agencies and their ability to respond in the event of spills.

2. Environmental and Energy Committee

At the November 26, 2010 GVRD Board Meeting, the Environment and Energy Committee presented a report recommending that the Air Care Program be extended to the year 2020. The Environment Committee wanted to put an emphasis on diesel and heavy duty fuel for trucks. Given that the Air Care Program continues to make significant in roads, the Board passed the recommendation unanimously, including requesting that the Province include an enhanced focus on emissions from heavy duty vehicles.

3. GVRD Board Meeting – Comments on TransLink's 2011 Supplemental Plan

At the November 26, 2010 GVRD Board Meeting, the Board members unanimously rejected the use of property taxes to fund TransLink Projects. Council reiterated that 3% is already taken off of property taxes per year for TransLink projects.

4. World Mayor's Summit on Climate Change

At a recently held World Mayor's Summit on Climate Change in Mexico City, Mayors from around the world signed the Mexico City Pact. The purpose of the pact is for cities to share, by registry, all of the actions that are being taken and share benchmarks relative to reducing greenhouse gas emissions.

Staff was requested to report back to Council regarding whether the City of Surrey should become a signatory to the pact.

5. Port Metro Vancouver

Council spoke to recent newspaper inserts prepared by Port Metro Vancouver and the associated costs, and the overall concern of the inadequate payment of property taxes. Council noted that the Province is undergoing an assessment of port lands and associated taxes.

6. UBCM and RCMP Negotiations

Councillor Steele reported that UBCM Executive and the RCMP contract negotiations will continue and meetings will be held with the Provincial and Federal government. The Mayor requested a presentation of the RCMP contract negotiations at the next Public Safety Committee meeting.

7. Local Government Elections Task Force

The Local Government Election Task Force and staff will be working on implementing recommendations relative to the new campaign expense policies in time for the Local Government election on November 19, 2011. The Province has confirmed that if legislative amendments have not been passed by the end of March there will be no changes for 2011.

G. CORPORATE REPORTS

1. The Corporate Reports, under date of November 29, 2010, were considered and dealt with as follows:

Item No. R242 Surrey Business Mission to India
File: India Business Mission - 2011

The General Manager, Investment and Intergovernmental Relations submitted a report to provide Council with information regarding the Surrey Business Mission to India (the "Mission") that is being planned for mid-February 2011 and to obtain Council approval for the Mayor, Councillor Hepner, Councillor Gill and Councillor Rasode to participate in the Mission.

The General Manager, Investment and Intergovernmental Relations was recommending approval of the recommendations outlined in his report.

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

1. Receive Corporate Report R242 as information; and
2. Authorize the Mayor, Councillor Hepner, Councillor Gill and Councillor Rasode to travel to India in February 2011 as part of the Surrey Business Mission to India and that all related expenses be covered in accordance with Council policy.

RES.R10-2083

Carried

Item No. R243 Amendment to the Fraser Sewerage Area (FSA) Boundary to
add a Portion of the Property at 12158 Hillside Road
File: 5340-30; 0450-01

The General Manager, Engineering submitted a report to obtain Council approval to forward an application to the GVS&DD to extend the boundary of the FSA to align with the developable area boundary in the Surrey Official Community Plan (OCP) relative to the property at 12158 Hillside Road as illustrated in Appendix I attached to this report.

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

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

1. Approve an application to the Greater Vancouver Sewerage and Drainage District (GVS&DD) to include in the GVS&DD Fraser Sewerage Area (FSA) a portion of the lot known as Lot 10 of Section 6, Township 2, Plan 4082 part North-West ¼, except Plan 4789, New Westminster District as illustrated in Appendix I attached to this report (the "Subject Area"); and,
2. Direct staff to forward the application to the GVS&DD for consideration.

Before the motion was put to question, the following motion was introduced:

It was
 Moved by Councillor Hunt
 Seconded by Councillor Villeneuve
 That Corporate Report R243 be referred back
 to staff for additional research and a report back to Council with findings relative
 to GVS&DD's request to amend the Fraser Sewerage Area (FSA) Boundary.

RES.R10-2084

Carried

Item No. R244 Approval of the Sale of a Closed Portion of Lane Adjacent to
 the West Property Line of the Properties Known as
 10161 through 10201 - 153 Street (Step 2)
 File: 7808-0275-00

The General Manager, Engineering submitted a report concerning the sale of
 closed lane adjacent to the west property lines of 10161 through 10201 - 153 Street.

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

It was
 Moved by Councillor Martin
 Seconded by Councillor Gill
 That Council approve the sale of a 3,000 ft.²
 (278.8 m²) area of closed lane adjacent to the west property lines of 10161 through
 10201 - 153 Street under the previously approved terms for this closure and sale as
 outlined in Corporate Report No. R111; 2010, which is attached as Appendix I to
 Corporate Report R244.

RES.R10-2085

Carried

Item No. R245 Award of Contract No. 1220-40-57-10
Procurement of LED Traffic Signal Displays
File: 3810-300/01

The General Manager, Engineering submitted a report concerning the award of Contract No. 1220-40-57-10. Quotations were received as follows:

Supplier	Total Unit Price Year 1 (excl. taxes)
Interprovincial Traffic Services (Surrey, BC)	\$213,010.00
Electromega Ltd. (Surrey, BC)	\$247,323.80
S & A Supplies Inc. (Langley, BC)	\$362,022.94
Econolite Canada Inc. #1 (Richmond BC)	\$470,266.05

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

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

1. Award Contract No. 1220-40-57-10 for the supply of replacement LED traffic signal displays to Interprovincial Traffic Services in the amount of \$213,000 (plus HST);
2. Authorize staff to exercise the option with Interprovincial Traffic Services for the supply of replacement LED displays for each of two additional years (2011 and 2012) at the same price per replacement display unit if such an extension is advantageous to the City from a price perspective at the anniversary date of the contract; and
3. Set the expenditure authorization limit for Contract No. 1220-40-57-10 at \$270,000 including HST and contingency for the first year of the Contract.

RES.R10-2086

Carried

Item No. R246 TransLink 2011-2013 Supplemental Financial Plan
File: 0500-01

The General Manager, Engineering submitted a report to summarize and highlight the key elements of the options for TransLink's 2011-2013 Financial Supplemental Plan and to make recommendations in relation to the Plan and related funding.

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

Mayor Watts expressed support for the expansion initiatives but reiterated that funding cannot result in increased property taxes.

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

1. Support for the list of projects contained in the *Moving Forward* Supplemental Financial Plan based on the regional benefits of completing the Evergreen Line and the North Fraser Perimeter Road, the substantial improvements in bus transit service and station upgrades throughout the region including in the South of Fraser area and the restoration of funding for the maintenance and enhancement of the regional road network and bicycle priorities;
2. Oppose the use of property taxes as the sole source to fund the proposed 2011-2013 Supplemental Plan; and 3. Support the Mayors' Council engaging with the Province and TransLink in developing a long term sustainable funding model for TransLink, including the required funding for 2011-2013 Supplemental Plan, based on the Memorandum of Understanding that was recently signed between the Province and the Mayors' Council, a copy of which is attached to Corporate Report R246 as Appendix I.

RES.R10-2087

Carried

Item No. R247 Capital Projects for which Grants have been Received
File: 1855-03; 1855-20 (CAN/BC)

The General Manger, Engineering, General Manager, Planning and Development and the General Manger, Parks, Recreation and Culture submitted a report concerning capital projects for which grants have been received.

The General Manger, Engineering, General Manager, Planning and Development and the General Manger, Parks, Recreation and Culture were recommending approval of the recommendations outlined in their report.

Council relayed the importance of noting the significant contributions made by Surrey with respect to projects noted in Appendix 1.

It was Moved by Councillor Villeneuve
Seconded by Councillor Martin.
That Council:

1. Receive Corporate Report R247 as information; and
2. Request that the Mayor on behalf of Council forward letters of thanks to the other orders of government for the grants that they have approved for City of Surrey capital projects as identified in this report.

RES.R10-2088

Carried

Item No. R248 Road Closure at the North End of Bedford Drive for
Park Purposes
File: 0910-30/146

The General Manager, Engineering and the General Manager, Parks, Recreation and Culture submitted a report concerning road closure for park purposes.

The General Manager, Engineering and the General Manager, Parks, Recreation and Culture were recommending approval of the recommendations outlined in their report.

Council requested staff to report back regarding why Wellington Drive was not included in Corporate Report R248 as a further road closure.

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

1. Authorize the City Clerk to bring forward a by-law to close and remove the dedication as highway, a portion of road located at the north end of Bedford Drive having an area of $\pm 12,916 \text{ ft.}^2$ ($\pm .120 \text{ ha}$) as illustrated on Appendix 1 attached to Corporate Report R248; and
2. Approve the sale of the closed portion of road to the Surrey Parks, Recreation & Culture Department for the purposes of parkland.

RES.R10-2089

Carried

Item No. R249 Update on the City of Surrey Civic Beautification Program
File: 0350-01

Note: See Delegations, Item A.2 of the Council-in-Committee agenda.

The General Manager, Parks, Recreation & Culture, General Manager, Finance & Technology, General Manager, Engineering and the General Manager, Planning & Development submitted a report to provide information on the activities undertaken under the Civic Beautification Program in 2010 and about the beautification initiatives planned for 2011.

The General Manager, Parks, Recreation & Culture, General Manager, Finance & Technology, General Manager, Engineering and the General Manager, Planning & Development were recommending that the report be received for information.

It was Moved by Councillor Villeneuve
Seconded by Councillor Martin
That Corporate Report R249 be received for
information.

RES.R10-2090

Carried

Council thanked Patrick Klassen for the Civic Beautification Program and the good work he has done on the initiative.

Item No. R250 Proposed Amendment to Surrey Zoning By-law, 1993,
No. 12000 - Neighbourhood Commercial Zone (C-5) Zone -
Indoor Recreational Facilities
File 3900-30

Note: See By-law No. 17291 under Item H.5.

The General Manager, Planning and Development submitted a report to obtain Council approval to move forward with a proposed amendment to Zoning By-law No. 12000 to include "indoor recreational facilities" as a permitted use in the Neighbourhood Commercial (C-5) Zone, as documented in Appendix I of this report.

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

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

1. Receive Corporate Report R250 as information;
2. Approve the proposed amendment to Surrey Zoning By-law, 1993, No. 12000, as amended ("Zoning By-law No. 12000"), as documented in Appendix I, which, if adopted, will include "indoor recreational facilities" as a permitted use in the Neighbourhood Commercial (C-5) Zone; and
3. Authorize the City Clerk to introduce the necessary amendment by-law for the required readings and to set a date for the related Public Hearing.

RES.R10-2091

Carried

H. BY-LAWS

1. "Surrey Official Community Plan By-law, 1996, No. 12900, No. 276 Amendment By-law, 2010, No. 17283"
7910-0020-00 - Jens Fons, Forrest and Agnes Day,
c/o Hunter Laird Engineering Ltd. (Clarence Arychuk)
To redesignate the properties located at 2846 and 2864 - 160 Street from Suburban (SUB) to Urban (URB).

Approved by Council: November 15, 2010

This by-law is proceeding in conjunction with By-law Nos. 17284 and 17285.

It was Moved by Councillor Gill
Seconded by Councillor Hepner
That "Surrey Official Community Plan
By-law, 1996, No. 12900, No. 276 Amendment By law, 2010, No. 17283" pass its third
reading.

RES.R10-2092 Carried
With Councillor Bose opposed

"Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2010, No. 17284"
7910-0020-00 - Jens Fons, Forrest and Agnes Day,
c/o Hunter Laird Engineering Ltd. (Clarence Arychuk)
RA and A-1 to CD (BL 12000) - 2846 and 2864 - 160 Street - to permit
subdivision into 120 single family lots (115 small single family lots and
5 Comprehensive Development Zone lots) and one park lot for the
protection of a riparian area.

Approved by Council: November 15, 2010

This by-law is proceeding in conjunction with By-law Nos. 17283 and 17285.

It was Moved by Councillor Hepner
Seconded by Councillor Villeneuve
That "Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2010, No. 17284" pass its third reading.

RES.R10-2093 Carried
With Councillor Bose opposed

"Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2010, No. 17285"
7910-0020-00 - Jens Fons, Forrest and Agnes Day,
c/o Hunter Laird Engineering Ltd. (Clarence Arychuk)
RA and A-1 to RF-9 and RF-12 (BL 12000) - 2846 and 2864 - 160 Street - to
permit subdivision into 120 single family lots (115 small single family lots
and 5 Comprehensive Development Zone lots) and one park lot for the
protection of a riparian area.

Approved by Council: November 15, 2010

This by-law is proceeding in conjunction with By-law Nos. 17283 and 17284.

Note: See Development Variance Permit No. 7910-0020-00 under Clerk's Report,
Item I.1(a).

It was Moved by Councillor Hepner
Seconded by Councillor Villeneuve
That "Surrey Zoning By-law, 1993, No. 12000,
Amendment By-law, 2010, No. 17285" pass its third reading.

RES.R10-2094 Carried
With Councillor Bose opposed

It was Moved by Councillor Hepner
 Seconded by Councillor Gill
 That staff work with the owners and applicants, where feasible, of the two northern properties of 2904 and 2932 – 160 Street to determine future development opportunities; and that staff advise Council relative to the options for the public open space area.

RES.R10-2095 Carried

2. "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2010, No. 17286" 7908-0031-00 - S & S Titan Development Group Inc., c/o Don Andrew RF to CD (BL 12000) - 10575, 10593 and 10605 - 139 Street - to permit the development of a four-storey apartment building in Surrey City Centre.

Approved by Council: November 15, 2010

It was Moved by Councillor Villeneuve
 Seconded by Councillor Martin
 That "Surrey Zoning By-law, 1993, No. 12000, Amendment By-law, 2010, No. 17286" pass its third reading.

RES.R10-2096 Carried

INTRODUCTIONS

3. "Surrey Zoning By-law, 1993, No. 12000, Text Amendment By-law, 2010, No. 17287" 3900-20-17287 - Text Amendment
 To authorize amendments to "Surrey Zoning By-law, 1993, No. 12000" as amended, as outlined within Corporate Report R237. These amendments are necessary to include amenity contributions for the Sunnyside Heights Neighbourhood Concept Plan.

Approved by Council: November 15, 2010
 Corporate Report Item No. R237

It was Moved by Councillor Martin
 Seconded by Councillor Hepner
 That "Surrey Zoning By-law, 1993, No. 12000, Text Amendment By-law, 2010, No. 17287" pass its first reading.

RES.R10-2097 Carried

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

It was Moved by Councillor Martin
 Seconded by Councillor Gill
 That "Surrey Zoning By-law, 1993, No. 12000, Text Amendment By-law, 2010, No. 17287" pass its second reading.

RES.R10-2098 Carried

- It was then
 Moved by Councillor Martin
 Seconded by Councillor Gill
 That the Public Hearing on "Surrey Zoning
 By-law, 1993, No. 12000, Text Amendment By-law, 2010, No. 17287" be held at the
 City Hall on December 13, 2010, at 7:00 p.m.
 RES.R10-2099 Carried
4. "Surrey Zoning By-law, 1993, No. 12000, Text Amendment By-law, 2010, No. 17290"
 3900-20-17290 - Text Amendment
 To authorize amendments to "Surrey Zoning By-law, 1993, No. 12000" as amended,
 to add as a permitted use, a "secondary suite" in single family residential and
 agricultural zones that currently permit a "single family dwelling".
- Approved by Council: November 15, 2010
 Corporate Report Item No. R240
- * The General Manager, Planning and Development advises (see memorandum
 dated November 24, 2010) that the draft By-law contained in Corporate
 Report R240 has been revised to include off-street parking requirements and
 specifications.
- It was
 Moved by Councillor Martin
 Seconded by Councillor Gill
 That "Surrey Zoning By-law, 1993, No. 12000,
 Text Amendment By-law, 2010, No. 17290" pass its first reading.
 RES.R10-2100 Carried
- The said By-law was then read for the second time.
- It was
 Moved by Councillor Martin
 Seconded by Councillor Gill
 That "Surrey Zoning By-law, 1993, No. 12000,
 Text Amendment By-law, 2010, No. 17290" pass its second reading.
 RES.R10-2101 Carried
- It was then
 Moved by Councillor Martin
 Seconded by Councillor Gill
 That the Public Hearing on "Surrey Zoning
 By-law, 1993, No. 12000, Text Amendment By-law, 2010, No. 17290" be held at the
 City Hall on December 13, 2010, at 7:00 p.m.
 RES.R10-2102 Carried
- Councillor Bose expressed concern relative to the timing of the proposed Public
 Hearing. During discussion, the majority of Council members supported the
 process to date and emphasized the importance of putting in place the provisions
 of Bylaw 17290.

- 5. "Surrey Zoning By-law, 1993, No. 12000, Text Amendment By-law, 2010, No. 17291"
3900-20-17291 - Text Amendment
To authorize amendments to "Surrey Zoning By-law, 1993, No. 12000" as amended,
to add "indoor recreational facilities" as a permitted use in the Neighbourhood
Commercial (C-5) Zone.

Approved by Council: To be Approved
Corporate Report Item No. R250

Note: This By-law will be in order for consideration should Council approve the
recommendations of Corporate Report Item No. R250.

RES.R10-2103
It was
Text Amendment By-law, 2010, No. 17291" pass its first reading.
Moved by Councillor Gill
Seconded by Councillor Steele
That "Surrey Zoning By-law, 1993, No. 12000,
Carried

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

RES.R10-2104
It was
Text Amendment By-law, 2010, No. 17291" pass its second reading.
Moved by Councillor Gill
Seconded by Councillor Steele
That "Surrey Zoning By-law, 1993, No. 12000,
Carried

RES.R10-2105
It was then
By-law, 1993, No. 12000, Text Amendment By-law, 2010, No. 17291" be held at the
City Hall on December 13, 2010, at 7:00 p.m.
Moved by Councillor Gill
Seconded by Councillor Steele
That the Public Hearing on "Surrey Zoning
Carried

MISCELLANEOUS

- 6. "Surrey Board of Variance Establishment By-law, 2010, No. 17282"
3900-20-17282 – New Regulatory By-Law
A by-law to repeal "Surrey Board of Variance By-law, 2004, No. 15317," as amended,
and to enact a new regulatory by-law that accurately reflects current legislation
and practices.

Approved by Council: November 15, 2010
Corporate Report Item No. R231

* The City Clerk advises (see memorandum dated November 23, 2010) that members
of the Board of Variance are appointed at the discretion of Council; it is therefore
reasonable to remove the 'term limit' sentence in Item 2. of the bylaw which states
"A member shall not serve more than two consecutive three (3) year terms
provided, however, that after at least one three (3) year term out of office that
member may be re-appointed."

RES.R10-2106 It was Moved by Councillor Hunt
Seconded by Councillor Gill
That Council rescind Resolution R10-2021 of
the November 15, 2010 Regular Council-Public Hearing Minutes passing Third
Reading of "Surrey Board of Variance Establishment By-law, 2010, No. 17282".
Carried

RES.R10-2107 It was Moved by Councillor Hunt
Seconded by Councillor Martin
That Council amend Item 2. under
"Establishment" in "Surrey Board of Variance Establishment By-law, 2010,
No. 17282", by deleting the following sentence:

"A member shall not serve more than two consecutive three (3) year terms
provided, however, that after at least one three (3) year term out of office that
member may be re-appointed."
Carried

RES.R10-2108 It was Moved by Councillor Hunt
Seconded by Councillor Martin
That "Surrey Board of Variance
Establishment By-law, 2010, No. 17282" pass its third reading as amended.
Carried

I. CLERK'S REPORT

1. Approval of Development Variance Permits

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

- (a) **Development Variance Permit No. 7910-0020-00**
Jens Fons, Forrest and Agnes Day
c/o Hunter Laird Engineering Ltd. (Clarence Arychuyk)
2846 and 2864 - 160 Street (also shown as 2836 - 160 Street)

To relax requirements as follows:

- (i) To permit the required second floor area reduction to be accomplished from the rear of the dwelling (in addition to the normally permitted front or side);
- (ii) To reduce the minimum front yard setback for Lot 48 from 6 metres (20 ft.) to 2.0 metres (6.6 ft.) to the front of the principal building and 2.8 metres (9.2 ft.) to the garage;
- (iii) To reduce the minimum front yard setback for Lot 61 from 6 metres (20 ft.) to 3 metres (9.8 ft.) to the front of the principal building, 4 metres (13 ft.) to the garage and 1.5 metres (4.9 ft.) to the veranda;

- (iv) To reduce the minimum front yard setback for Lot 62 from 6 metres (20 ft.) to 3.5 metres (11.5 ft.) to the front of the principal building, 5.5 metres (18 ft.) to the garage and 1.75 metres (5.7 ft.) to the veranda;
- (v) To reduce the minimum rear yard setback of Lot 73 from 7.5 metres (25 ft.) to 6 metres (20 ft.); and
- (vi) To permit double car garages on Lots 40 and 41.

To permit subdivision into 120 single family lots (115 small single family lots and 5 Comprehensive Development Zone lots) and one park lot for the protection of a riparian area.

Note: See By-law No. 17285 under Item H.1.

It was Moved by Councillor Martin
 Seconded by Councillor Villeneuve
 That Development Variance Permit
 No. 7910-0020-00 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.R10-2109

Carried

- (b) **Development Variance Permit No. 7910-0214-00**
City of Surrey
c/o Civic Facilities (Scott Groves)
 17944 Colebrook Road (also shown as 17910 Colebrook Road)

To reduce the minimum side yard requirements on a flanking street setback from 30 metres (98 ft.) to 25 metres (82 ft.) to permit the development of an animal care and adoption centre.

It was Moved by Councillor Martin
 Seconded by Councillor Gill
 That Development Variance Permit
 No. 7910-0214-00 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.R10-2110

Carried

2. **Approval of Liquor Permits**

(a) **Food Primary Liquor License Amendment**

Application No. 7910-0255-00

Belle's Corner Ltd.

c/o Leslee Kerfoot

14007 - 32 Avenue (also known as 3208 - 140 Street)

To amend Food Primary Liquor License as follows:

- (i) The addition of patron participation entertainment limited to dancing.

If, after the Public Notification, Council is in support of the proposed Liquor Application, it is in order for Council to pass the following resolution:

It was Moved by Councillor Villeneuve
Seconded by Councillor Martin
That Council, after taking into account the following criteria outlined in the Planning Report dated November 1, 2010:

- (i) the potential for noise if the application is approved;
(ii) the impact on the community if the application is approved;
(iii) whether the amendment may result in the establishment being operated in a manner that is contrary to its primary purpose; and

after undertaking a Public Notification which concluded on November 29, 2010 to gather the views of area residents and businesses with respect to the proposed liquor license amendment application,

Surrey City Council recommends the issuance of the food primary liquor license with an entertainment endorsement permitting patron participation entertainment limited to dancing only.

RES.R10-2111

Carried

With Councillor Hunt opposed.

There was correspondence received from:

NAME	FOR	AGAINST	CONCERN
B. Ference		X	
F. Bond		X	
C. Fan		X	
J. Fandrey		X	
D. Dhaliwal			X
G. Dhaliwal		X	

Council expressed concern over whether there would be adequate parking and suggested that a good neighbour agreement be entertained with the adjacent shopping centre.

3. Delegation Requests

- (a) **Anne Murray, Vice President
Community & Environmental Affairs
YVR Vancouver Airport Authority**
File: 0250-20; 0550-20-10

Requesting to appear before Council on **December 13, 2010** to report on airport initiatives and activities.

It was
Moved by Councillor Hunt
Seconded by Councillor Gill
That Anne Murray, Vice President,
Community & Environmental Affairs, YVR Vancouver Airport Authority be heard as a delegation at Council-in-Committee and the Surrey Airspace Taskforce be notified that this delegation is coming to Council.
Carried

RES.R10-2112

4. Conferences/Conventions/Meetings

- (a) **Federation of Canadian Municipalities**
File: 0250-03

Council is requested to pass a resolution that all members of Council be authorized to attend the 2011 Federation of Canadian Municipalities (FCM) Annual Conference, and that expenses be paid in accordance with Council policy.

It was
Moved by Councillor Bose
Seconded by Councillor Hunt
That all members of Council be authorized to attend the 2011 Federation of Canadian Municipalities (FCM) Annual Conference, and that expenses be paid in accordance with Council policy.
Carried

RES.R10-2113

- (b) **Union of British Columbia Municipalities**
File: 0250-07

Council is requested to pass a resolution that all members of Council be authorized to attend the 2011 Union of British Columbia Municipalities (UBCM) Annual Conference, and that expenses be paid in accordance with Council policy.

RES.R10-2114

It was Moved by Councillor Bose
Seconded by Councillor Gill
That all members of Council be authorized to attend the 2011 Union of British Columbia Municipalities (UBCM) Annual Conference, and that expenses be paid in accordance with Council policy.

Carried

(c) **Lower Mainland Local Government Association - 2011 Conference**
File: 0390-20

Council is requested to pass a resolution authorizing all members of Council to attend the 2011 Lower Mainland Local Government Association Conference, and that all expenses be paid in accordance with Council policy.

RES.R10-2115

It was Moved by Councillor Bose
Seconded by Councillor Gill
That all members of Council to attend the 2011 Lower Mainland Local Government Association Conference, and that all expenses be paid in accordance with Council policy.

Carried

(d) **Federation of Canadian Municipalities/Union of British Columbia Municipalities/Lower Mainland Local Government Association Executive**
File: 0390-20

Council is requested to pass a resolution that all members of Council appointed to the Federation of Canadian Municipalities (FCM), Union of British Columbia Municipalities (UBCM), and Lower Mainland Local Government Association Executive (LMLGA) 2011 committees or standing committees be authorized to attend meetings, and that associated expenses be paid in accordance with Council policy.

RES.R10-2116

It was Moved by Councillor Bose
Seconded by Councillor Gill
That all members of Council appointed to the Federation of Canadian Municipalities (FCM), Union of British Columbia Municipalities (UBCM), and Lower Mainland Local Government Association Executive (LMLGA) 2011 committees or standing committees be authorized to attend meetings, and that associated expenses be paid in accordance with Council policy.

Carried

(e) **Mayors Big City Caucus**

File: 0390-20

Council is requested to pass a resolution that Mayor Watts be authorized to attend meetings of the Mayors Big City Caucus for 2011, and that associated expenses be paid in accordance with Council policy.

It was

Moved by Councillor Villeneuve

Seconded by Councillor Gill

That Mayor Watts be authorized to attend meetings of the Mayors Big City Caucus for 2011, and that associated expenses be paid in accordance with Council policy.

RES.R10-2117

Carried(f) **2011 Lower Mainland Treaty Advisory Committee Negotiations**

File: 0540-20 LMTAC

Council is requested to pass a resolution that associated expenses be paid in accordance with Council policy for the Council representative to attend meetings of the Lower Mainland Treaty Advisory Committee.

It was

Moved by Councillor Bose

Seconded by Councillor Gill

That associated expenses be paid in accordance with Council policy for the Council representative to attend meetings of the Lower Mainland Treaty Advisory Committee.

RES.R10-2118

Carried**5. Appointments to the 2011 Greater Vancouver Regional Labour Relations Bureau**

File: 0450-01

Council is requested to appoint a member and alternate member to the Greater Vancouver Regional Labour Relations Bureau (LRB).

It was

Moved by Councillor Villeneuve

Seconded by Councillor Hepner

That Councillor Bose be appointed to the Greater Vancouver Regional Labour Relations Bureau (LRB).

RES.R10-2119

Carried**J. CORRESPONDENCE****K. NOTICE OF MOTION****L. OTHER BUSINESS**

Councillor Steele provided an update on the Focus on Senior's Forum and commented that the Surrey Firefighters and RCMP have been doing a tremendous amount of work in the City with the seniors.

It was discussed that the RCMP contract will be a topic of the next Public Safety Committee Meeting.

M. ADJOURNMENT

It was

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

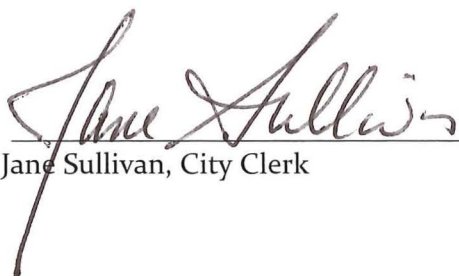
meeting do now adjourn.

RES.R10-2120

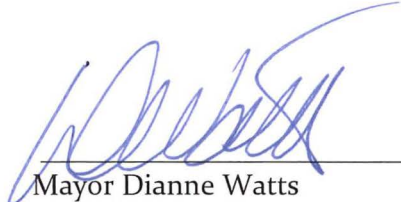
Carried

The Regular Council - Public Hearing meeting adjourned at 8:53 p.m.

Certified correct:



Jane Sullivan, City Clerk



Mayor Dianne Watts