

CITY OF SURREY

BY-LAW NO. 14446

A heritage designation by-law

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WHEREAS:

- A. The Council (the "Council") of the City of Surrey (the "City") may by by-law pursuant to Part 27 of the Local Government Act, R.S.B.C. 1996, Chapter 323, as amended, re-enacted or consolidated from time to time and any successor statute (the "Local Government Act"), protect a heritage property by by-law; and
- B. The City has acknowledged the heritage value and heritage character of the designated features of the real property described by civic address and legal description in Schedule "A" to this By-law (the "Property"), referred to as the James Creighton House and built circa 1900, which has been included on the Surrey Heritage Register, and photographs of which are in Schedule "B" to this By-law; and
- C. The City has defined the nature, extent and form of conservation necessary to protect the heritage value and heritage character of the Property in order that it may be appreciated and enjoyed by present and future generations.

NOW THEREFORE IN OPEN MEETING ASSEMBLED, THE COUNCIL ENACTS AS FOLLOWS:

TITLE

1. This By-law may be cited for all purposes as "City of Surrey Heritage Designation By-law, 2001, No. 14446".

INTERPRETATION

2. In this By-law, any grammatical form of the term “alter”, and the terms “approval”, “heritage character”, “heritage designation by-law”, “heritage property”, “heritage value”, “owner” and “real property” have the meaning given to them in Local Government Act.

DESIGNATION

3. The Property is designated as protected under Section 967 of the Local Government Act.
4. Designation protection of the Property shall restrict the owner from making alterations to the Property without first obtaining approval from the City.

EXEMPTIONS FROM APPROVAL FOR ALTERATIONS

5. The following types of alterations may be made to the Property without the owner having to obtain approval from the City:
 - (a) alterations to the interior that do not alter the exterior appearance; and
 - (b) normal repair and maintenance of the designated features identified in Schedule “A”.
6. For the purposes of Section 5, “normal repair and maintenance” means the repair to, or removal and reattachment of existing elements, features, finishing materials or any other components of the Property such that the heritage value and heritage character of the Property is not altered, including but not limited to the configuration, design and style.

7. Should normal repair and maintenance result in damage to any existing elements, features, finishing materials or any other components of the Property as identified in Schedule "A", the owner shall notify the City and repair the damage to the satisfaction of the City.

8. Notwithstanding the exemption of Section 5, a building permit may be required in accordance with Surrey Building By-law, 1987, No. 9011, as amended or consolidated from time to time and any successor by-law.

READ A FIRST AND SECOND TIME on the 25th day of June, 2001.

PUBLIC HEARING HELD thereon on the 23rd day of July, 2001.

READ A THIRD TIME on the 23rd day of July, 2001.

RECONSIDERED AND FINALLY ADOPTED, signed by the Mayor and Clerk, and sealed with the Corporate Seal on the 15th day of October, 2001.

_____ MAYOR

_____ CLERK

SCHEDULE "A"

PART ONE: REAL PROPERTY WITH HERITAGE VALUE OR HERITAGE CHARACTER

<u>CIVIC ADDRESS</u>	<u>LEGAL DESCRIPTION</u>	<u>DESIGNATED FEATURES</u>
10668 – 125B Street	Parcel Identifier: 012-265-420 Lot 1, Section 20, Range 2 West, New Westminster District, Plan 1587	Structure and exterior of residential dwelling otherwise known as the “James Creighton House”.

SCHEDULE "B"



Front of Creighton House. The front porch wraps around the south side, as well as part of the north side. A bay window extends from the first floor through to the second floor. The upper gable features fishscale and square butt shingles.



A narrow extension protrudes from the north side, and simple double hung windows with vertical muntins are set on the east side (rear).



South side of Creighton House, with a partial view of the wrap-around porch.