

NO: R106

COUNCIL DATE: May 17, 2010

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## REGULAR COUNCIL

TO: **Mayor & Council**

DATE: **May 13, 2010**

FROM: **General Manager, Engineering**

FILE: **7809-0171-00**

SUBJECT: **Vehicular Access to the Douglas Neighbourhood – Rezoning By-law No. 17152**

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## RECOMMENDATION

The Engineering Department recommends that Council:

1. Receive this report as information; and
2. Authorize the City Clerk to bring forward for third reading Rezoning By-law No. 17152 related to Development Application No. 7809-0171-00.

## BACKGROUND

In 2009 the City received development application no. 7809-0171-00 to rezone the lots known as 17480 and 17510 - 4 Avenue to allow for the development of 88 townhouse units on the consolidated site. The site is illustrated on the attached Appendix I. The Public Hearing for the related rezoning by-law, By-law No. 17152 was held on April 12, 2010. At the public hearing, a Douglas area resident appeared before Council to raise concerns about vehicular access difficulties being experienced by the Douglas Neighbourhood due to back-ups from the border crossings during periods of high border crossing demand. The delegation raised concerns that increasing development in the Douglas neighbourhood would increase traffic and therefore exacerbate their existing access issues. At that same meeting, Council referred the By-law and application back to staff and to the Transportation Committee and Intergovernmental Advisory Committee to review the concerns raised by the delegation.

The three main access points to the Douglas Neighbourhood are 172 Street off 8 Avenue, 4 Avenue off Highway 15 and 2 Avenue off Highway 15 (refer to the map attached as Appendix I). Each of these is a signalized intersection and each generally functions well and provides satisfactory access to the area; however, when high volumes of border crossing traffic occur at the Douglas (Peace Arch/Highway 99) and Pacific (Highway 15) border crossings, such as on some long weekends, the traffic queues form through the intersections that provide access to the Douglas Neighbourhood. A recent example was the Easter long weekend when the high demand at the Pacific border crossing was exacerbated by construction at the US border entry building, resulting in only three booths being open on the American side of the Douglas crossing.

## **DISCUSSION**

The projected volume of traffic that will enter and leave the Douglas community at build-out is well within the capacity of the planned neighbourhood road network and the adjacent Provincial highways. The additional development in the neighbourhood as planned will have no bearing on the access issues identified at the Public Hearing as they are not the result of local traffic demand, being caused by back-ups from the border crossings.

A number of options are being explored to reduce queues and to better manage traffic at the border crossings so as to limit the disruption/inconvenience that residents in the area experience. Engineering staff are liaising with U.S. transportation agencies and the U.S. Customs and Border Patrol (CBP) through the International Mobility and Trade Corridor (IMTC) meetings. The CBP has committed to providing increased capacity at peak times throughout the year, and have noted that all ten southbound booths at the Pacific crossing will be operational as of June 2010. This will significantly reduce the probability of significant border back-ups.

The City has also set up a working group comprised of various stakeholders to better manage traffic operations on Highway 15 and 8<sup>th</sup> Avenue during periods of high traffic demand. The first meeting of this group is occurring later this month and will include Ministry of Transportation and Infrastructure (MoTI) representatives, who have jurisdiction over Highway 15 and 8 Avenue; the RCMP; Transport Canada; U.S. Customs and Border Patrol (CBP); and the City of Surrey. The following potential enhancements will be discussed:

- Improved pavement marking and signage to discourage motorists from blocking intersections;
- Monitoring queues and intersections with closed-circuit television cameras;
- Staffing of border control booths at the border crossing;
- Using RCMP members, by-law officers and/or others to control and direct traffic when queues are lengthy; and
- Enforcement of traffic regulations by RCMP members and/or By-law Officers.

### **Committee Review:**

The Transportation Committee considered the matter of access to the Douglas Neighbourhood at its meeting on April 26, 2010. After hearing a presentation from staff, the Committee supported the approach documented in this report to addressing the access concerns and supported staff's recommendation that Rezoning By-law No. 17152 (related to development application No. 7809-0171-00) be brought forward for third reading by Council.

Staff will be meeting with the Intergovernmental Advisory Committee to review ideas and recommendations to address the border crossing issues that will be generated by the working group.

## **CONCLUSION**

City staff is working with other stakeholders in addressing access concerns voiced by Douglas residents related to periods when there is high traffic demand to cross the border to the USA.

Outside of these periods, access to the Douglas neighbourhood and the street system within the neighbourhood is/will be fully satisfactory to accommodate the traffic generated by existing and expected future development.

Based on the above discussion, the Engineering Department recommends that Council authorize the City Clerk to bring forward for third reading Rezoning By-law No. 17152 related to development application No. 7809-0171-00.

Vincent Lalonde, P.Eng.  
General Manager, Engineering

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# APPENDIX I



Produced by GIS Section: May 6, 2010, AW

Date of Aerial Photography: April 2009



## DOUGLAS NEIGHBOURHOOD ACCESS POINTS

ENGINEERING  
DEPARTMENT

The data provided is compiled from various sources and IS NOT warranted as to its accuracy or sufficiency by the City of Surrey.  
This information is provided for information and convenience purposes only.  
Lot sizes, Legal descriptions and encumbrances must be confirmed at the Land Title Office.

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