

NO: R062

COUNCIL DATE: April 8, 2013

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## REGULAR COUNCIL

TO: **Mayor & Council**

DATE: **April 2, 2013**

FROM: **City Solicitor  
Fire Chief**

FILE: **6670-13601**

SUBJECT: **Amendment to the Remedial Action Requirement Related to the Structure  
Located on the Property at 6670 King George Boulevard**

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## RECOMMENDATION

The Legal Services Division and Surrey Fire Service recommend that Council resolve:

1. To confirm that the former motel structure (the "Structure") located at 6670 King George Boulevard (the "Property") is a hazardous condition and a nuisance;
2. Pursuant to Sections 72, 73, 74, and 78 of the Community Charter, S.B.C. 2003, c. 26, (the "Community Charter"), to amend the remedial action requirement which was imposed by Council on March 11, 2013, as follows:

*"That the owner of the Property demolish and remove from the Property the former motel structure (the "Structure") that is located on the Property on or before June 20, 2013, which demolition and removal shall be in compliance with all City of Surrey by-laws and other applicable statutes, regulations and guidelines; and*

*(the "Work")*

*Further, that the owner of the Property undertake to complete the following commencing on April 8, 2013:*

- a. *retain a registered security company that meets the approval of Surrey Fire Service that will provide site security for the Structure at every moment of every day until the Work is completed;*

- b. *maintain a log book which provides hourly reports on the complete building perimeter of the Structure;*
- c. *allow review of the security log book by Surrey Fire Service on a daily basis until the Work is completed;*

*(the "Conditions")*;

3. To authorize the Manager, By-law & Licensing Services, together with workers or contractors employed by the City of Surrey, with notice to the owner, to immediately enter on the Property and to complete the Work as required by the remedial action requirement at the expense of the owner of the Property and the City of Surrey will recover all expenses, together with interest and costs, in the same manner as municipal taxes, if:
  - a. the owner of the Property fails to complete the Work by the date specified;
  - b. the City of Surrey in its discretion determines that there is a breach of any of the Conditions; or
  - c. the City of Surrey in its discretion determines that there is any breach to the security of the Structure after April 8, 2013; and
4. That notice of the remedial action requirement set out above be sent in the form set out in Appendix "A" to all persons who own or occupy the Property, as well as all holders of registered charges in relation to the Property.

## **INTENT**

The purpose of this report is to provide an update regarding discussions between staff and the owner of the Property and to bring forward for consideration an amendment to the remedial action requirement against the owner of the Property, which will act to motivate corrective action to eliminate the hazardous condition and nuisance on the Property.

## **BACKGROUND**

The full background for staff's recommendation for the remedial action requirement imposed on March 11, 2013 (the "RAR") is set out in Corporate Report No. R051, a copy of which is attached as Appendix "C" to this report.

In summary, Motel Bollywood Ltd. is the owner of the Property. Until September 14, 2012, Motel Bollywood Ltd. operated a motel on the Property under Business License No. 047718. On September 14, 2012, the Business License was

cancelled due to various by-law infractions and fire safety infractions. The motel operations were subsequently wound down.

On January 19, 2013, a fire occurred at the Structure, which was determined to have been set by an unknown person or persons. On that day, Surrey Fire Service ("SFS") issued to Motel Bollywood Ltd. an order to immediately demolish or repair the Structure, and to keep the Structure secure from unauthorized entry by boarding up the Structure and providing onsite security.

Between January 19, 2013 and March 8, 2013, staff discovered breaches of security to the Structure on 13 separate occasions, including the removal of plywood boards covering up entryways into the Structure, and occurrences of intruders removing metal from the Property. Further, graffiti is a continual nuisance on the Structure and the fire damage to the Structure remains unrepaired.

If left unsecured, the Structure poses a serious public safety hazard should it catch on fire. First, there is no early fire detection system, such as an electronic fire alarm system or occupants who would be there to detect a fire in its initial stages and call SFS. The absence of an early detection system is particularly dangerous given the Structure's large size as a two-storey wood frame building, and its proximity to a neighbouring multi-family residential complex. Further, given the many break-ins to the Structure by trespassers since the fire on January 19, 2013, SFS cannot be sure that if there is a fire, that there would be no occupants in the building at the time of the fire. This places great risk on firefighters and other first responders who may then enter a building to conduct a search for occupants. SFS believes that the Structure is a serious safety hazard that must be demolished to protect the neighborhood, firefighters, other first responders, and those who may still enter the Structure.

On March 11, 2013, Council passed a RAR, requiring the owner of the Property to demolish and remove the Structure from the Property within 7 days of being sent the notice of Council having adopted the RAR. Upon receiving this notice the owner sought reconsideration by Council of the RAR.

The owner by letter dated March 14, 2013 addressed to Mayor and Council has requested an extension to 90 days of the time given to complete the Work, to allow the owner time to salvage materials from the Structure including roof tiles, windows, doors, furniture and appliances. A copy of this letter is attached as Appendix "D" to this report. On March 19, 2013, staff and the owner came to an agreement that the owner be given until June 20, 2013 to complete the demolition and removal of the Structure subject to several conditions as articulated in the Recommendations Section of this report. These Conditions are intended to ensure that the Structure remains secure pending completion of the Work, and to allow staff to complete the Work at the expense of the owner upon breach of any of the Conditions.

Under the amended RAR, the owner will have until June 20, 2013 to complete the Work. The owner has agreed that, in the meantime, the owner will retain a security company that meets staff's approval to provide 24-hour security on a continuous basis and maintain a log book to provide security reports on the building perimeter of the Structure. SFS will conduct daily inspections until the Work is completed. Should staff determine that there is a violation of any Condition, the amended RAR will empower staff to immediately complete the Work and to recover expenses that are incurred against the owner in the form of municipal taxes.

The owner has agreed to the Conditions and has waived his right to make further representations to Council regarding Council's reconsideration of the RAR.

## DISCUSSION

Under Section 78 of the *Community Charter* the owner or others having an interest in the Property may seek reconsideration of Council's decision to impose the RAR if the owner or other party provides a written request after receiving notice of the RAR being sent to the owner. Council has the power under section 78 of the *Community Charter* to confirm, amend, or cancel the RAR.

The owner of the Property has requested Council to reconsider the RAR, but has waived the right to make representations before Council.

Staff supports the owner's request for additional time to complete the Work in such a manner that would allow for the salvage of materials from the Structure, but only if adequate measures are in place to ensure that the Structure is adequately secured. Staff is of the view that such measures include the Conditions, which require the owner to provide 24-hour onsite security every day and keep a log book that will be monitored by SFS on a daily basis. Should there be a violation of any of the Conditions, such as a further security breach, under the amended RAR staff will be able to immediately complete the Work and recover the costs against the owner. The owner has agreed to these Conditions.

Further, in the event that the owner fails to carry out the required remedial actions within the time period provided, the amended RAR authorizes City staff or agents of the City to enter onto the Property to carry out the required remedial work at the expense of the owner, using Section 17 of the *Community Charter* as its authority. Any expenses incurred by the City may be collected as a debt or unpaid taxes pursuant to Sections 17 and 258 of the *Community Charter*.

Under Section 77 of the *Community Charter*, notice of the amended RAR must be given to the owners of the Property, any occupiers of the Property, and the holders of any registered charges in relation to the Property.

## CONCLUSION

Based on the above discussion, it is recommended that Council resolve:

- To confirm that the former motel structure (the "Structure") located at 6670 King George Boulevard (the "Property") is a hazardous condition and a nuisance;
- Pursuant to Sections 72, 73, 74, and 78 of the Community Charter, S.B.C. 2003, c. 26, (the "Community Charter"), to amend the remedial action requirement which was imposed by Council on March 11, 2013, as follows:

*"That the owner of the Property demolish and remove from the Property the former motel structure (the "Structure") that is located on the Property on or before June 20, 2013, which demolition and removal shall be in compliance with all City of Surrey by-laws and other applicable statutes, regulations and guidelines; and*

*(the "Work")*

*Further, that the owner of the Property undertake to complete the following commencing on April 8, 2013:*

- a. retain a registered security company that meets the approval of Surrey Fire Service that will provide site security for the Structure at every moment of every day until the Work is completed;*
- b. maintain a log book which provides hourly reports on the complete building perimeter of the Structure;*
- c. allow review of the security log book by Surrey Fire Service on a daily basis until the Work is completed;*

*(the "Conditions");*

- To authorize the Manager, By-law & Licensing Services, together with workers or contractors employed by the City of Surrey, with notice to the owner, to immediately enter on the Property and to complete the Work as required by the remedial action requirement at the expense of the owner of the Property and the City of Surrey will recover all expenses, together with interest and costs, in the same manner as municipal taxes, if:
  - a. the owner of the Property fails to complete the Work by the date specified;

- b. the City of Surrey in its discretion determines that there is a breach of any of the Conditions; or
- c. the City of Surrey in its discretion determines that there is any breach to the security of the Structure after April 8, 2013; and
- That notice of the remedial action requirement set out above be sent in the form set out in Appendix "A" to all persons who own or occupy the Property, as well as all holders of registered charges in relation to the Property.



CRAIG MacFARLANE  
City Solicitor



LEN GARIS  
Fire Chief

u:\legalsrv\litigation\appeals to city council\bollywood\march 27-bollywood motel corporate report - rar amendment.docx  
LJD 4/2/13 9:56 AM

- Appendix "A" – Notice to owner
- Appendix "B" – Description of the Property
- Appendix "C" – Corporate Report No. R051
- Appendix "D" – Letter from owner dated March 14, 2013

## APPENDIX "A"

### NOTICE

TO: MOTEL BOLLYWOOD LTD., INC. NO. 347357  
6340 - 125A Street  
Surrey, British Columbia  
V3X 3N1

RE: **Remedial Action Requirement** on that parcel of land in the City of Surrey,  
Province of British Columbia, which is more particularly known and described as:

PID: 007-331-690  
Lot "A" Except: Part Within Heavy Outline Taken By Highway Statutory  
Right of Way Plan 63551, Section 16 Township 2 New Westminster District  
Plan 13702

(the "Property")

YOU ARE NOTIFIED that on April 8, 2013, the City Council of the City of Surrey imposed the following remedial action requirement in relation to the Property which requires you to comply with this notice:

That the owner of the Property demolish and remove from the Property the former motel structure (the "Structure") that is located on the Property on or before June 20, 2013, which demolition and removal shall be in compliance with all City of Surrey by-laws and other applicable statutes, regulations and guidelines; and

(the "Work")

Further, that the owner of the Property undertake to complete the following commencing on April 8, 2013:

- a. retain a registered security company that meets the approval of Surrey Fire Service that will provide site security for the Structure at every moment of every day until the Work is completed;
- b. maintain a log book which provides hourly reports on the complete building perimeter of the Structure;
- c. allow review of the security log book by Surrey Fire Service on a daily basis until the Work is completed;

(the "Conditions");

AND THE CITY COUNCIL has authorized the Manager, By-law & Licensing Services, together with workers or contractors employed by the City of Surrey, with notice to the owner, to immediately enter on the Property and to complete the Work as required by the remedial action requirement, if:

- a. the owner of the Property fails to complete the Work on or before June 20, 2013;
- b. the City of Surrey in its discretion determines that there is a breach of any of the Conditions; or
- c. the City of Surrey in its discretion determines that there is any breach to the security of the Structure after April 8, 2013; and

the Work will be done at your expense and the City of Surrey will recover the expense of the Work, together with interest and costs, in the same manner as municipal taxes as provided in Sections 17 and 258 of the *Community Charter*, S.B.C. 2003, c.26.

THIS NOTICE is given by the City of Surrey this \_\_\_\_\_ day of April 2013.

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CITY CLERK



## APPENDIX "B"

### DESCRIPTION OF THE PROPERTY

#### Legal Description of the Property:

PID: 007-331-690

Lot "A" Except: Part Within Heavy Outline Taken By Highway Statutory Right of Way Plan 63551, Section 16 Township 2 New Westminster District Plan 13702

#### Civic Address of the Property:

6670 King George Boulevard, Surrey, BC

#### Registered Owner of the Property:

Motel Bollywood Ltd., Inc. No. 347357

#### Registered Charge Holders:

Undersurface Rights No. 100746C  
The Director of Soldier Settlement of Canada  
c/o Veteran Affairs Canada  
14<sup>th</sup> Floor – 66 Slater Street  
Ottawa, Ontario  
K1A 0P4

Attention: Mary Chaput, Deputy Minister of Veteran Affairs

City of Surrey  
Covenant Nos. BL134506 and BL134508  
14245 – 56<sup>th</sup> Avenue  
Surrey, BC  
V3X 3A2

Attention: City Clerk

# APPENDIX "C"



## CORPORATE REPORT

NO: R051

COUNCIL DATE: March 11, 2013

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### REGULAR COUNCIL

TO: Mayor & Council

DATE: March 8, 2013

FROM: City Solicitor  
Fire Chief

FILE: 6670-13601

SUBJECT: Remedial Action Requirement Related to Structure Located  
on the Property at 6670 King George Boulevard

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### RECOMMENDATION

The Legal Services Division and Surrey Fire Service recommend that Council resolve:

- That the former motel structure (the "Structure") located at 6670 King George Boulevard (the "Property") is a hazardous condition and a nuisance;
- Pursuant to Sections 72, 73 and 74 of the *Community Charter*, S.B.C. 2003, c. 26 (the "*Community Charter*"), to impose a remedial action requirement on the owner of the Property in the following terms:

*"That the owner of the property at 6670 King George Boulevard (the "Property") demolish and remove from the Property the former motel structure that is located on the Property within 7 days of being sent the notice of Council having adopted a remedial action requirement with respect to the Property, which demolition and removal shall be in compliance with all City of Surrey by-laws and other applicable statutes, regulations and guidelines.";*

- That if the owner of the Property fails to comply with the remedial action requirement by the date specified, the Manager, By-law & Licensing Services, together with workers or contractors employed by the City of Surrey, are authorized to enter on the Property and to complete the remedial action requirement at the expense of the owner of the Property and the City of Surrey will recover all expenses, together with interest and costs, in the same manner as municipal taxes;

- That notice of the remedial action requirement set out above be sent in the form set out in Appendix "A" to all persons who own or occupy the Property, as well as all holders of registered charges in relation to the Property; and
- That any person served with notice of the remedial action requirement set out above may provide the City with written notice of a request for Council to reconsider the remedial action requirement within 7 days of delivery of the notice of the remedial action requirement.

## INTENT

The purpose of this report is to provide information regarding the condition of the Structure on the Property, which is considered to constitute a hazardous condition and a nuisance, and to bring forward for Council consideration a resolution for a remedial action requirement (the "RAR") against the owner of the Property, which will act to motivate corrective action to eliminate the hazardous condition and nuisance on the Property.

## BACKGROUND

The following provides a chronology of events related to the Structure and the Property:

August 22, 1988: The Property was purchased by Hare Properties Ltd. Incorporation No. 347357.

November 13, 2009: Hare Properties Ltd. changed its name to Motel Bollywood Ltd.

December 21, 2009: Ownership of the Property was transferred from Hare Properties Ltd. to Motel Bollywood Ltd., Incorporation No. 347357.

June 21, 2007 to Present: Mr. Gurbakksh Khatkar ("Mr. Khatkar") has been and is the sole director and officer of Motel Bollywood Ltd., previously known as Hare Properties Ltd.

2006 to 2012: The By-law Enforcement & Licensing Section (the "By-law Section") attended the Property on many occasions and found numerous by-law violations including failures to properly record information in the guest register and unsightliness.

Surrey Fire Service's numerous attendances at the Property found fire safety infractions, including missing or non-functioning smoke alarms and emergency exit signs, missing covers for electrical circuits, missing railings on an upper floor balcony, unprotected external electrical wiring on an outside wall, electrical connections without covers and holes in drywall.

The RCMP had also received repeated "calls for service" in relation to the Property, which are calls made to the RCMP about disturbances of the peace and possible crimes being committed.

September 14, 2012: As a result of the by-law violations, fire safety infractions and crime and disorder incidents, the City notified Motel Bollywood Ltd. that the business license issued to it was cancelled immediately and it was to cease and desist all operations within 30 days.

January 19, 2013: Surrey Fire Service attended the Property at approximately 5:00 a.m. and found a fire in a ground floor unit of the Structure. The Structure was vacant. Bottles of what appeared to be flammable liquids were found in the unit. Numerous units showed signs of forced entry. Doors and windows to some units were unlocked or open.

After Surrey Fire Service extinguished the fire, the RCMP requested that an investigator from Surrey Fire Service attend to conduct a fire investigation as there was evidence of suspicious activity and possible criminal activity that started the fire, *i.e.*, that the fire was deliberately set. The Surrey Fire Service determined on this day that the fire was deliberately set by unknown persons. Surrey Fire Service also on this day issued an order to remedy the site, and specifically to keep the Structure secure with onsite security. In other words, the Structure was to be boarded up to prevent unauthorized entry as required by the BC Fire Code. An Order to Remedy was also issued for the Structure to be repaired or demolished immediately. The Order to Remedy was delivered personally on this day to Wayne Gunsten, the manager of Motel Bollywood. Subsequently, the manager of Motel Bollywood Ltd. boarded up the doors and windows of the Structure to secure against unauthorized entry.

February 1, 2013: The By-law Section attended the Property and observed that there was graffiti on a large real estate sign near the Property on City property. The By-law Section contacted the real estate agent, who advised the sign would be replaced.

February 6, 2013: The By-law Section attended the Property and observed that the real estate sign had been replaced, but it also had graffiti on it. The By-law Section observed that there was now a significant amount of graffiti on the boards covering the windows of the Structure. The By-law Section sent a letter to Motel Bollywood Ltd. advising that the graffiti on the Structure made it unsightly.

February 12, 2013: The By-law Section attended the Property and observed that some of the graffiti had been removed from the boards at the front of the Structure. The door to the office appeared to have been breached and showed signs of forcible entry. In other words, the board covering the door was pulled off and papers scattered throughout the office. The By-law Section informed the RCMP and Mr. Khatkar that the Structure was not secure. Mr. Khatkar acknowledged receipt of the letter sent February 6, 2013.

February 13, 2013: The By-law Section attended the Property and observed that the office door was boarded but not effectively to prevent entry. In other words, the bottom of the board was pulled away such that a person could enter. On the second floor of the Structure a door to a unit was open and not boarded. Sections of guard railing have also been removed and boarding has been removed allowing access to the stairs to the second floor of the Structure.

February 17, 2013: The By-law Section received a report from the RCMP indicating that a door was smashed in and that people were seen coming and going from the Structure.

February 18, 2013: Surrey Fire Service discovered a breach to the security to one of the openings of the building. In other words, one of the plywood boards had been taken down from one of the doors of the Structure. As a result of the security breach, Surrey Fire Service issued a further Order to Remedy Conditions, ordering that the owner of Motel Bollywood Ltd. must maintain the Structure's security against illegal entry. Surrey Fire Service discussed with Mr. Gunsten a number of possible measures to be taken, including providing a security guard or fencing off the Property. Subsequently, some orange fencing was installed in the front driveway to the Property. Surrey Fire Service has also been informed that a security guard has been retained to be on site 7 p.m. to 7 a.m., although Surrey Fire Service cannot confirm that a security guard has been employed at the Property.

February 19, 2013: The By-law Section attended the Property and observed that some graffiti was removed, but some still remained on the front and side of the Structure. Access to a ground floor unit was possible through a hole where an air conditioning grill was removed. Access to the second floor was possible as the staircase was not boarded. A letter was hand delivered to Mr. Khatkar advising Motel Bollywood Ltd. to secure the Property within 5 days to prevent unauthorized entry, occupation, vandalism, other intentional damage or fire hazard. The By-law Section also verbally informed Mr. Khatkar that the graffiti should be removed and the Structure needed to be secured against unauthorized access, including the stairs to the second floor.

February 20, 2013: Surrey Fire Service attended the Property to conduct a random inspection and observed that the plywood had been removed from one of the doorways of the Structure and left leaning against the doorway. Surrey Fire Service also encountered a person who was crawling in an open space inside the drywall ceiling between the first and second floors, and appeared to be removing items such as wire from this space. Surrey Fire Service contacted Mr. Gunsten to discuss Surrey Fire Service's observations and reminded him of the obligations under the Order to Remedy and to resecure the Property.

February 25, 2013: The By-law Section attended the Property and observed graffiti on the Structure. The stairs were not secured against access and the railings were still missing from the second floor. The ground floor unit, where an air

conditioning grill was missing, had now been boarded up. However, another air conditioning grill on the ground floor was partially removed and one on the second floor was removed allowing access to that unit.

February 27, 2013: The By-law Section attended the Property with the RCMP and a prospective purchaser of the Property. An unknown individual was observed inside the Structure. The interior of a second floor unit was inspected and insulation was found to have fallen to the floor. It was confirmed with WorkSafe BC that this type of insulation is often contaminated with asbestos. However, only testing can confirm whether the Structure has asbestos.

February 28, 2013: The By-law Section attended the Property and met with Mr. Gunsten. Mr. Gunsten was boarding up the stairs to the second floor. He also advised the By-law Section that the owner has overnight security on the Property and that Mr. Gunsten is on the Property during the day.

March 2, 2013: Surrey Fire Service attended the Property and reported that there was a breach to the security of the Structure. Surrey Fire Service retained the assistance of FirstOnsite, a contractor which Surrey Fire Service from time to time retains to secure buildings, to secure the Structure.

March 3, 2013: Surrey Fire Service attended the Property and observed a new security breach at the Structure, *i.e.*, there was a new opening on the north side of the Structure.

March 4, 2013: Surrey Fire Service inspected the Property and determined that the Structure was secured.

March 5, 2013: The By-law Section and Surrey Fire Service attended the Property. They did not observe anybody else on the Property. Surrey Fire Service found a board was removed from one of the openings to a room in the Structure.

March 6, 2013: Surrey Fire Service inspected the Property and determined that the Structure was secured.

March 7, 2013: Surrey Fire Service attended the Property and discovered a different breach to another room to the Structure. Surrey Fire Service contacted FirstOnsite to have the Structure re-secured.

Present: Any unoccupied and unsecured building becomes an easy target for deliberately set fires, vandals and burglars. The Structure's building infrastructure had been compromised by the January 19, 2013 fire and subsequent breaches of the building security by vandals. Further, based on Surrey Fire Service's inspection of the Structure, Surrey Fire Service has determined that the Structure has no fire alarm system and no fire suppression system (*i.e.* sprinklers). Further, the Structure's smoke alarms are hard-wired, and because power to the Structure was disconnected on January 19, 2013, the smoke alarms are likely to be inoperative.

Should the Structure catch fire, it would pose an extreme fire safety hazard. First, there is no early fire detection system, such as an electronic fire alarm system or occupants who would be there to detect a fire in its initial stages and call Surrey Fire Service. The absence of an early detection system is particularly dangerous given the Structure's large size as a wood frame building, and its proximity to a neighbouring multi-residential complex. The Structure is immediately adjacent to a row of large trees which are adjacent to the multi-residential complex. There is a serious risk that a fire at the Structure would quickly spread to this multi-residential complex. The risk is greatly enhanced given that there is no early detection system or fire suppression system.

Further, given the many break-ins to the Structure by trespassers since the fire on January 19, 2013, Surrey Fire Service cannot be sure that if there is a fire, that there would be no occupants in the Structure at the time of the fire. This places great risk on firefighters and other first responders who may then enter a building to conduct a search for occupants. Because the owner is unable to secure the Structure from unauthorized entry, Surrey Fire Service has had to conduct daily inspections of the Structure. But even with daily inspections and utilizing a reputable contractor to secure the Structure, the Structure is still being broken into on a regular basis. Surrey Fire Service believes that the Structure is a serious safety hazard that must be demolished as soon as possible in order to protect the neighbourhood, firefighters, other first responders, and those who may still enter the Structure.

Attached as Appendix "C" to this report is an affidavit sworn by Deputy Fire Chief, Karen Fry, detailing the safety risks of the Structure.

Photographs of the Property taken March 4, 2013 are attached as Appendix "D" to this report.

## DISCUSSION

Council may impose a RAR in relation to a Structure if it is a hazardous condition and/or a nuisance. Council may only impose a RAR in relation to a hazardous condition if Council considers that the Structure is in or creates an unsafe condition.

The Property constitutes a hazardous condition and a nuisance. Based on the failure of the owner to voluntarily rectify the hazardous condition and nuisance, pursuant to Sections 72, 73 and 74 of the *Community Charter* Council may proceed to adopt the resolutions as contained in the Recommendations section of this report as means to rectify the hazardous condition and nuisance.

Under Section 76 of the *Community Charter*, the time by which the required action must be completed must not be earlier than 30 days after the notice of the RAR is sent to the person subject to it. However, under Section 79 of the *Community*

*Charter*, if Council considers that there is a significant risk to health or safety if action is not taken earlier, Council may set a time limit shorter than 30 days. Given the risks to health and safety posed by the Structure, it is recommended that the RAR, if adopted, obligate the owner to comply with the conditions contained in the RAR within 7 days of being sent the notice of the Council resolution adopting the RAR.

In the event that the owner fails to carry out the required remedial actions within 7 days of being given notice, the resolutions authorize the City or its agents to enter onto the Property to carry out the required remedial work at the expense of the owner, using Section 17 of the *Community Charter* as its authority. Any expenses incurred by the City may be collected as a debt or unpaid taxes pursuant to Sections 17 and 258 of the *Community Charter*.

Under Section 77 of the *Community Charter*, notice of the RAR must be given to the owners of the Property, any occupiers of the Property, and the holders of any registered charges in relation to the Property.

Under legislation, the owner or others having an interest in the Property may seek reconsideration of Council's decision to impose the RAR if the owner or other party provides a written request within 14 days of the notice of the RAR being sent to the owner or other party or a shorter time limit if Council considers that there is a significant risk to health or safety if action is not taken earlier. Due to the significant safety risks posed by the Structure, it is recommended that Council shorten the time limit to 7 days. Council must then provide an opportunity to the owner or other party having an interest in the Property to make representations before Council. Council after hearing the owner or other party may confirm, amend, or cancel the RAR.

## CONCLUSION

Based on the above discussion, the Legal Services Division and Surrey Fire Service recommend that Council resolve:

- That the former motel structure (the "Structure") located at 6670 King George Boulevard (the "Property") is a hazardous condition and a nuisance;
- Pursuant to Sections 72, 73 and 74 of the *Community Charter*, S.B.C. 2003, c. 26 (the "*Community Charter*"), to impose a remedial action requirement on the owner of the Property in the following terms:

*"That the owner of the property at 6670 King George Boulevard (the "Property") demolish and remove from the Property the former motel structure that is located on the Property within 7 days of being sent the notice of Council having adopted a remedial action requirement with respect to the Property, which demolition and removal shall be in compliance with*



*all City of Surrey by-laws and other applicable statutes, regulations and guidelines."*;

- That if the owner of the Property fails to comply with the remedial action requirement by the date specified, the Manager, By-law & Licensing Services, together with workers or contractors employed by the City of Surrey, are authorized to enter on the Property and to complete the remedial action requirement at the expense of the owner of the Property and the City of Surrey will recover all expenses, together with interest and costs, in the same manner as municipal taxes;
- That notice of the remedial action requirement set out above be sent in the form set out in Appendix "A" to all persons who own or occupy the Property, as well as all holders of registered charges in relation to the Property; and
- That any person served with notice of the remedial action requirement set out above may provide the City with written notice of a request for Council to reconsider the remedial action requirement within 7 days of delivery of the notice of the remedial action requirement.



CRAIG MacFARLANE  
City Solicitor



LEN GARIS  
Fire Chief

PL/BL

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LJD 3/8/13 3:48 PM

Appendix "A" – Notice to Owner  
Appendix "B" – Description of the Property  
Appendix "C" – Affidavit #1 of Deputy Fire Chief, Karen Lynne Fry  
Appendix "D" – Photographs of the Property

c.c.     Manager, By-law & Licensing Services  
          Manager, Building Division

**APPENDIX "A"**

**NOTICE**

**TO:** MOTEL BOLLYWOOD LTD., INC. NO. 347357  
6340 - 125A Street  
Surrey, British Columbia  
V3X 3N1

**RE: Remedial Action Requirement** on that parcel of land in the City of Surrey,  
Province of British Columbia, which is more particularly known and described as:

PID: 007-331-690  
Lot "A" Except: Part Within Heavy Outline Taken By Highway Statutory  
Right of Way Plan 63551, Section 16 Township 2 New Westminster District  
Plan 13702

(the "Property")

YOU ARE NOTIFIED that on March 11, 2013, the City Council of the City of Surrey imposed the following remedial action requirement in relation to the Property which requires you to comply with this notice:

That the owner of the property at 6670 King George Boulevard (the "Property") demolish and remove from the Property the former motel structure that is located on the Property within 7 days of being sent the notice of Council having adopted a remedial action requirement with respect to the Property, which demolition and removal shall be in compliance with all City of Surrey by-laws and other applicable statutes, regulations and guidelines.

(the "Work")

AND IF YOU FAIL to complete the Work within 7 days, the City Council has authorized the Manager, By-law & Licensing Services, together with workers or contractors employed by the City of Surrey, to enter on the Property and to complete the Work as required by the remedial action requirement. The Work will be done at your expense and the City of Surrey will recover the expense of the Work, together with interest and costs, in the same

manner as municipal taxes as provided in Sections 17 and 258 of the *Community Charter*, S.B.C. 2003, c.26.

A RECONSIDERATION of this remedial action requirement may be requested by you in writing within 2 days this notice being sent, but your request must comply with Section 78 and 79 of the *Community Charter*, S.B.C. 2003, c. 26.

THIS NOTICE is given by the City of Surrey this \_\_\_\_\_ day of March 2013.

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CITY CLERK

**APPENDIX "B"**

**DESCRIPTION OF THE PROPERTY**

**Legal Description of the Property:**

PID: 007-331-690

Lot "A" Except: Part Within Heavy Outline Taken By Highway Statutory Right of Way Plan 63551, Section 16 Township 2 New Westminster District Plan 13702

**Civic Address of the Property:**

6670 King George Boulevard, Surrey, BC

**Registered Owner of the Property:**

Motel Bollywood Ltd., Inc. No. 347357

**Registered Charge Holders:**

Undersurface Rights No. 100746C  
The Director of Soldier Settlement of Canada  
c/o Veteran Affairs Canada  
14<sup>th</sup> Floor – 66 Slater Street  
Ottawa, Ontario  
K1A 0P4

Attention: Mary Chaput, Deputy Minister of Veteran Affairs

City of Surrey  
Covenant Nos. BL134506 and BL134508  
14245 – 56<sup>th</sup> Avenue  
Surrey, BC  
V3X 3A2

Attention: City Clerk

## APPENDIX "C"

Affidavit # 1 of Karen Fry  
Sworn: March 8, 2013

IN THE MATTER OF THE REMEDIAL ACTION REQUIREMENTS FOR MOTEL BOLLYWOOD,  
LOCATED AT 6670 KING GEORGE BOULEVARD

### AFFIDAVIT

I, Karen Lynne Fry, Fire Officer, of 8767 - 132<sup>nd</sup> Street, in the City of Surrey, in the Province of British Columbia, MAKE OATH AND SAY AS FOLLOWS:

1. I am employed as a Deputy Fire Chief at the City of Surrey (the "City" or "Surrey") and have held this position for approximately the past seven years. As part of my duties, I attend fires and emergency incidents as Operations Duty Chief. I have obtained a Fire Officer I Equivalency and am a Fire Investigator. I obtained my qualifications at the Justice Institute of BC. I have overseen the Fire Prevention Branch of Surrey Fire Service ("Surrey Fire Service") for around the last year and a half. As such I have personal knowledge of the facts and matters hereinafter deposed to save and except where same are stated on information and belief and where so stated I verily believe the same to be true.
2. I make this affidavit in support of a remedial action requirement to demolish the building located at 6670 King George Boulevard, in Surrey, British Columbia (the "Motel Bollywood").
3. I attended Motel Bollywood on or around May 17, 2012 and noted numerous violations of the BC Fire Code, including damage to fire separations in several rooms, smoke alarms that were not functioning in several rooms, large objects obstructing fire exits (including a large wooden board), and non-functioning emergency lighting. Attached as Exhibit "A" is a true copy of the notes of inspection and Orders to Remedy for Motel Bollywood. I have been informed by Fire Captain Paul Mahil of Surrey Fire Service, who had conducted multiple inspections of Motel Bollywood from 2010 through to 2012, that he determined

that Motel Bollywood had numerous violations of the BC Fire Code that were similar to those that I observed myself. Surrey Fire Service has no evidence that the Fire Code violations have been remedied by the end of 2012.

4. The business license for the operation of Motel Bollywood was cancelled by the City on or around September 14, 2012, and all operations of the motel were to cease within 30 days thereafter. On or around January 19, 2013, there was a fire at Motel Bollywood at approximately 5 a.m. After Surrey Fire Service extinguished the fire, the RCMP requested that an investigator from Surrey Fire Service attend to conduct a fire investigation as there was evidence of suspicious activity and possible criminal activity that started the fire, *i.e.*, that the fire was deliberately set. I attended with Fire Captain Mahil to oversee the fire investigation and to ensure that Motel Bollywood was kept secure. Attached as Exhibit "B" is a true copy of the incident report for January 19, 2012. Fire Captain Mahil determined on this day that the fire was deliberately set by unknown persons. Surrey Fire Service also on this day issued an order to remedy the site, and specifically to keep Motel Bollywood secure with onsite security. In other words, Motel Bollywood was to be boarded up to prevent unauthorized entry as required by the BC Fire Code. I also issued an Order to Remedy for Motel Bollywood to be repaired or demolished immediately. The Order to Remedy was delivered personally on this day to Wayne Gunsten, the manager of Motel Bollywood. Attached as Exhibit "C" is a true copy of the Order to Remedy.
5. Subsequently, the manager of Motel Bollywood boarded up the doors and windows of Motel Bollywood to secure against unauthorized entry. I have been informed by Michael Starchuk, Surrey Fire Service's Chief Fire Prevention Officer ("CFPO Starchuk") that on or around February 18, 2013, Surrey Fire Service discovered a breach to the security to one of the openings of the building. In other words, one of the plywood boards had been taken

down from one of the doors of Motel Bollywood. As a result of the security breach, Surrey Fire Service issued a further Order to Remedy Conditions, ordering that the owner of Motel Bollywood must maintain the building's security against illegal entry. Attached as Exhibit "D" is a true copy of the Order to Remedy Conditions. CFPO Starchuk discussed with Mr. Gunsten a number of possible measures to be taken, including providing a security guard or fencing off the property. Subsequently, some orange fencing was installed in the front driveway to Motel Bollywood. We have also been informed that a security guard has been retained to be on site 7 p.m. to 7 a.m., although I cannot confirm that a security guard has been employed at Motel Bollywood.

6. Sometime in February 2013, CFPO Starchuk informed me that the hand railing on the upper floor had been removed by thieves on Motel Bollywood. An incident of metal theft such as this is not uncommon with respect to a vacant building.
7. On or around February 20, 2013, I attended Motel Bollywood to conduct a random inspection and observed that the plywood had been removed from one of the doorways and left leaning against the doorway. I informed CFPO Starchuk of my observations. On the same day, Fire Captain Mahil reported that he also stopped by Motel Bollywood and encountered a person who was crawling in an open space inside the drywall ceiling between the first and second floors, and appeared to be removing items such as wire from this space. CFPO Starchuk contacted Mr. Gunstein to discuss Surrey Fire Service's observations and reminded him of the obligations under the Order to Remedy and to resecure Motel Bollywood.
8. I have also been informed by the City's By-law Enforcement & Licensing Section (the "By-law Section") of the following additional security breaches of Motel Bollywood:

- a. On or around February 12, 2013, the By-law Section attended Motel Bollywood and observed the door to the office appeared to have been breached and showed signs of forcible entry. In other words, the board covering the door was pulled off and papers were scattered throughout the office. The By-law Section informed the RCMP and the Owner of Motel Bollywood that Motel Bollywood was not secure.
- b. On or around February 13, 2013, the By-law Section attended Motel Bollywood and observed that the office door was boarded but not effective to prevent entry. In other words, the bottom of the board was pulled away such that a person could enter. On the second floor of Motel Bollywood a door to a unit was open and not boarded. Sections of guard railing have also been removed and boarding had been removed allowing access to the stairs to the second floor of Motel Bollywood.
- c. On or around February 17, 2013, the By-law Section received a report from the RCMP indicating that a door at Motel Bollywood was smashed in and that people were seen coming and going from Motel Bollywood.
- d. On or around February 19, 2013, the By-law Section attended Motel Bollywood and observed that access to a ground floor unit was possible through a hole where an air conditioning grill was removed. Access to the second floor was possible because the staircase was not boarded.
- e. On or around February 25, 2013, the By-law Section attended Motel Bollywood and observed that the stairs were not secured against access and the railings were still missing from the second floor. The ground floor unit where an air conditioning grill was missing had now been boarded up. However, another air conditioning grill on the ground floor was partially removed and one on the second floor was removed allowing access to that unit.



- f. On or around February 27, 2013, the By-law Section attended Motel Bollywood with the RCMP and a prospective purchaser of the Property. An unknown individual was observed inside Motel Bollywood.
9. On or around March 2, 2013, I received a telephone call from Deputy Fire Chief Larry Thomas, who was assigned to oversee on-call incidents at the time. He indicated that one of Surrey Fire Service's crews had attended Motel Bollywood and reported that there was a breach to the security of the building. Deputy Chief Thomas provided to me photographs taken that day of the security breaches, a true copy of which are attached as Exhibit "E". I provided Deputy Chief Thomas with contact information for FirstOnsite, a contractor which Surrey Fire Service retains from time to time to secure buildings. Deputy Chief Thomas emailed FirstOnsite to retain their assistance. A true copy of this email is attached hereto as Exhibit "F".
10. On or around March 3, 2013, I was informed by Deputy Chief Thomas that there was a new security breach at Motel Bollywood, *i.e.*, there was a new opening on the north side of the building. Attached hereto as Exhibit "G" is a true copy of the email which provided me with this information. Attached hereto as Exhibit "H" is a true copy of the photograph of the security breach on this day.
11. On or around March 4, 2013, Surrey Fire Service inspected Motel Bollywood and determined that Motel Bollywood was secured. Attached hereto as Exhibit "I" a true copy of the Order to Comply indicating that Motel Bollywood was secured.
12. On or around March 5, 2013, Surrey Fire Service inspected Motel Bollywood and discovered a breach to security, *i.e.*, a board was removed from one of the openings to a room of the Motel Bollywood. Attached hereto as Exhibit "J" is a true copy of the Order to Comply to remedy this security breach.

13. On or around March 6, 2013, Surrey Fire Service inspected Motel Bollywood and determined that Motel Bollywood was secured. Attached hereto as Exhibit "K" a true copy of the Order to Comply indicating that Motel Bollywood was secure on this day.
14. On March 7, 2013, Fire Captain Trevor Bonn of Surrey Fire Service attended Motel Bollywood and discovered a different breach to another room to the building. Fire Captain Bonn took photos of the security breach, true copies are attached hereto as Exhibit "L". Attached hereto as Exhibit "M" is a true copy of the Order to Comply to remedy this breach. CFPO Starchuk contacted FirstOnsite to have Motel Bollywood resecured.
15. From January 19, 2013 (i.e., the date of the fire) to the present, Motel Bollywood has not been repaired. Therefore, it is supposed to remain vacant and secure, or to be demolished if not repaired. The Owner has ignored the Order to Remedy insofar as either repairing Motel Bollywood or keeping it secure. As a vacant building, Motel Bollywood has been known to attract wire thieves.
16. Any unoccupied and unsecured building becomes an easy target for deliberately set fires, vandals and burglars. Motel Bollywood's building infrastructure had been compromised by the January 19, 2013 fire and subsequent breaches of the building security by vandals. Further, based on my inspection of Motel Bollywood, I have determined that Motel Bollywood has no fire alarm system and no fire suppression system (i.e. sprinklers). Further, Motel Bollywood's smoke alarms are hard-wired, and because power to Motel Bollywood was disconnected on January 19, 2013, the smoke alarms are likely to be inoperative.

17. Should the building catch fire, it would pose an extreme fire safety hazard. First, there is no early fire detection system, such as an electronic fire alarm system or occupants who would be there to detect a fire in its initial stages and call Surrey Fire Service. The absence of an early detection system is particularly dangerous given Motel Bollywood's large size as a two-storey wood frame building, and its proximity to a neighbouring multi-residential complex. Attached hereto as Exhibit "N" is a true copy of an aerial photo of Motel Bollywood taken from the City of Surrey Mapping Online System ("COSMOS"). This photo shows that Motel Bollywood is immediately adjacent to a row of large trees which are adjacent to the multi-residential complex. There is a serious risk that a fire at Motel Bollywood would quickly spread to this multi-residential complex. The risk is greatly enhanced given that there is no early detection system or fire suppression system.
18. Further, given the many break-ins to Motel Bollywood by trespassers since the fire on January 19, 2013, Surrey Fire Service cannot be sure that if there is a fire, that there would be no occupants in the building at the time of the fire. This places great risk on firefighters and other first responders who may then enter a building to conduct a search for occupants. Because the Owner is unable to secure Motel Bollywood from unauthorized entry, Surrey Fire Services has had to conduct daily inspections of Motel Bollywood. But even with daily inspections and utilizing a reputable contractor to secure Motel Bollywood, Motel Bollywood is still being broken into on a regular basis. I believe

that Motel Bollywood is a serious safety hazard that must be demolished as soon as possible in order to protect firefighters, other first responders, the neighbourhood, and those who may still enter Motel Bollywood.

SWORN BEFORE ME at the City )  
of Surrey, the Province of )  
British Columbia this 8<sup>th</sup> day of )  
March, 2013. )  
Charleen Symons )  
A Commissioner for taking Affi- )  
davits for British Columbia )

Karen Lynne Fry  
Karen Lynne Fry

**CHARLEEN SYMONS**  
14245 - 56 Avenue  
Surrey, B.C. V3X 3A2  
A Commissioner for Oaths  
within British Columbia



# Surrey Fire Service

03/07/2013 15:33:06

**Building Name:** MOTEL BOLLYWOOD **BCBC Class:** C - Residential Occupancies  
**Address:** - 6670 KING GEORGE BLVD **Occupancy Use:** Motels  
**Building Phone:** ( ) 597-5764 **Fax:**

Inspected Date 07/06/1999

Inspection Item

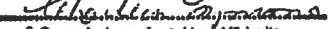
206 Exit Signs & Lights      **Status** Satisfactory      **Notes** C - Exit Signs Unit  
 Violations: 1  
 Date: 990706  
 Code: 7 Section: 000000  
 Desc: 1) ENSURE ALL EXIT SIGNS ARE ILLUMINATED W  
 HILE  
 BUILDING IS OCCUPIED (BY SUITE 25,27,33,34)

707 Outside Waste Container      **Status** Satisfactory      **Notes** B - Non-Conforming Location  
 Violations: 2  
 Date: 990706  
 Code: 3 Section: 000000  
 Desc: 2) REPLACE COMBUSTIBLE LID ON REFUSE CON  
 TAINER  
 WITH A NON-COMBUSTIBLE LID.

Wang Comment (DO NOT USE) **Status** Satisfactory      **Notes** Wang Notes  
 Violations: 3  
 Date: 990706  
 Code: COM Section: 000000  
 Desc: REI 99 07 21.

This is Exhibit "A" referred to in the  
 Affidavit of Karen Lynae Fry  
 sworn before me at Surrey  
 in the Province of British Columbia

Inspected Date 07/22/1999 this 21<sup>st</sup> day of March 2013

Inspection Item  
  
 A Commissioner for taking Affidavits  
 for British Columbia

707 Outside Waste Container      **Status** Satisfactory      **Notes** B - Non-Conforming Location  
 Violations: 4  
 Date: 990722  
 Code: 3 Section: 000000  
 Desc: 1) REPLACE COMBUSTIBLE LID ON REFUSE CON  
 TAINER  
 WITH A NON-COMBUSTIBLE LID.

Wang Comment (DO NOT USE) **Status** Satisfactory      **Notes** Wang Notes  
 Violations: 5  
 Date: 990722  
 Code: COM Section: 000000  
 Desc: REI 99 07 30

Inspected Date 08/13/1999

Inspection Item

Wang Comment (DO NOT USE) **Status** Satisfactory      **Notes** Wang Notes  
 Violations: 6  
 Date: 990813

Building Name: **MOTEL BOLLYWOOD**  
Address: - 6670 KING GEORGE BLVD  
Building Phone: ( ) 597-5764 Fax:

BCBC Class: C - Residential Occupancies  
Occupancy Use: Motels

Code: COM Section: 000000  
Desc: OK

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Inspected Date 10/25/1999

Inspection Item

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Wang Comment (DO NOT USE) Status Satisfactory

Notes Wang Notes  
Violations: 1  
Date: 991025  
Code: COM Section: 000000  
Desc: INVOICE # 393 FOR JULY 22 & AUG 13/99 REI

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Inspected Date 03/25/2000

Inspection Item

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Wang Comment (DO NOT USE) Status Satisfactory

Notes Wang Notes  
Violations: 2  
Date: 000325  
Code: COM Section: 000000  
Desc: RECORD OWNER INDICATED WIFE HAS SMOKE  
ALARM TEST.  
Wang Notes  
Violations: 3  
Date: 000325  
Code: COM Section: 000000  
Desc: OK

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Inspected Date 10/04/2000

Inspection Item

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Wang Comment (DO NOT USE) Status Satisfactory

Notes Wang Notes  
Violations: 1  
Date: 001004  
Code: COM Section: 000000  
Desc: OK

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Inspected Date 11/29/2000

Inspection Item

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Wang Comment (DO NOT USE) Status Satisfactory

Notes Wang Notes  
Violations: 1  
Date: 001129  
Code: COM Section: 000000  
Desc: BP#99-4072

Building Name: **MOTEL BOLLYWOOD**  
Address: - 6670 KING GEORGE BLVD  
Building Phone: ( ) 597-5764 Fax:

BCBC Class: C - Residential Occupancies  
Occupancy Use: Motels

Inspected Date 05/31/2001

Inspection Item

Wang Comment (DO NOT USE)	Status	Satisfactory	Notes
			Wang Notes Violations: 1 Date: 010531 Code: COM Section: 000000 Desc: NOTICE FROM FIRE CODE PLUS ENGINEERING I NC. HYDRAN MEINTENANCE SERVICE REPORT MAY 29/01

Inspected Date 05/14/2003

Inspection Item

Wang Comment (DO NOT USE)	Status	Satisfactory	Notes
			Wang Notes Violations: 1 Date: 030514 Code: COM Section: 000000 Desc: HYDRANT MAINTENANCE SERVICE REPORT REC EIVED FROM FIRE CODE PLUS ENGINEERING INC.

Inspected Date 01/07/2004

Inspection Item

206 Exit Signs & Lights	Status	Satisfactory	Notes
			C - Exit Signs Unlit Violations: 2 Date: 040107 Code: 7 Section: 000000 Desc: 1. EXIT SIGN SHALL BE OPERATIONAL FROM FIF E CODE
302 Combustibles in Boiler Rm	Status	Satisfactory	Notes
			A - Combustibles In Service Room Violations: 4 Date: 040107 Code: 2 Section: 000000 Desc: 3. REMOVE MATTRESS BELOW EXIT STAIRS & R EMOVE SNOW FROM EXTERIOR PASSAGE WAY
403 Extension Cord Use	Status	Satisfactory	Notes
			A - Extension Cord Use Violations: 3 Date: 040107 Code: 8 Section: 000000 Desc: 2. REMOVE ALL STORAGE FROM ELECTRICAL R OOM
Wang Comment (DO NOT USE)	Status	Satisfactory	Notes
			Wang Notes Violations: 5 Date: 040107 Code: COM Section: 000000 Desc: REI 04 02 07

Inspected Date 02/10/2004

Building Name: **MOTEL BOLLYWOOD**  
Address: - 6670 KING GEORGE BLVD  
Building Phone: ( ) 597-5764 Fax:

BCBC Class: C - Residential Occupancies  
Occupancy Use: Motels

Inspection Item

Wang Comment (DO NOT USE) Status Satisfactory Notes Wang Notes  
Violations: 6  
Date: 040210  
Code: COM Section: 000000  
Desc: OK

Inspected Date 11/16/2006

Inspection Item

206 Exit Signs & Lights Status Unsatisfactory Notes Have your exit signs serviced

502 Servicing Extinguishers Status Unsatisfactory Notes Fire Extingulsher Servicing (B.C.F.C.)  
Violation: Portable extinguisher(s) have not been serviced. In accordance with the B.C. Fire Code, fire extinguishers must be serviced every 12 months (annually).  
Requirement: Portable extinguisher(s) are required to be inspected and serviced annually by a qualified technician.

540 Smoke Alarms Status Unsatisfactory Notes SERVICE ALL SMOKE ALARMS IN ALL SUITES. SMOKE ALARMS SHALL BE INSTALLED, INSPECTED, TESTED AND MAINTAINED IN CONFORMANCE WITH THE MANUFACTURERS INSTRUCTIONS  
  
AND  
  
ANY ROOM OCCUPIED SHALL HAVE A WORKING SERVICE ALARM BY 8:00 PM 06/11/16

Inspected Date 01/25/2007

Inspection Item

206 Exit Signs & Lights Status Satisfactory Notes Have your exit signs serviced

502 Servicing Extinguishers Status Satisfactory Notes Fire Extinguisher Servicing (B.C.F.C.)  
Violation: Portable extinguisher(s) have not been serviced. In accordance with the B.C. Fire Code, fire extinguishers must be serviced every 12 months (annually).  
Requirement: Portable extinguisher(s) are required to be inspected and serviced annually by a qualified technician.

540 Smoke Alarms Status Satisfactory Notes

Inspected Date 07/16/2008



**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764      **Fax:**

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

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**Inspection Item**

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101 Fire Separations	<b>Status</b> Satisfactory	<b>Notes</b>
102 Fire Closures	<b>Status</b> Satisfactory	<b>Notes</b>
201 Exit Doors	<b>Status</b> Satisfactory	<b>Notes</b>
202 Exit Doors (Latching)	<b>Status</b> Satisfactory	<b>Notes</b>
204 Exit Passages (Blocked)	<b>Status</b> Satisfactory	<b>Notes</b>
206 Exit Signs & Lights	<b>Status</b> Unsatisfactory	<b>Notes</b> Exits (B.C.F.C.) Violation: Exit sign light is out. Requirement: Ensure exit signs are illuminated at all times. Repair or replace exit sign.  Repair defectives in exit sign(s)
401 Electrical Panel	<b>Status</b> Satisfactory	<b>Notes</b>
404 Electrical Room (Storage)	<b>Status</b> Satisfactory	<b>Notes</b>
501 Portable Extinguishers	<b>Status</b> Unsatisfactory	<b>Notes</b> Portable Fire Extinguisher(s) (B.C.F.C.) Violation: Inadequate portable fire extinguisher(s).

**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764 **Fax:**

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

Requirement: Provide portable fire extinguisher(s) rated for this occupancy. Extinguishers shall be located on each floor and must be located in a readily accessible and visible location.

502 Servicing Extinguishers	<b>Status</b> Unsatisfactory	<b>Notes</b> Fire Extinguisher Servicing (B.C.F.C.) Violation: Portable extinguisher(s) have not been serviced. In accordance with the B.C. Fire Code, fire extinguishers must be serviced every 12 months (annually). Requirement: Portable extinguisher(s) are required to be inspected and serviced annually by a qualified technician.
540 Smoke Alarms	<b>Status</b> Unsatisfactory	<b>Notes</b> Smoke Alarm Maintenance It is the responsibility of the owner/manager to test all "Smoke Alarm(s)" on a regular basis.
600 Private Hydrant	<b>Status</b> Unsatisfactory	<b>Notes</b> Private Fire Hydrant (B.C.F.C.) Violation: Private fire hydrant(s) have not had required annual tests, maintenance and servicing. Requirement: Have private fire hydrant(s) inspected, tested and maintained by a qualified technician and a copy of the Report to be filed with the Surrey Fire Services Fire Protection Division.
602 Fire Lane Blocked	<b>Status</b> Satisfactory	<b>Notes</b>
701 Housekeeping	<b>Status</b> Unsatisfactory	<b>Notes</b> Housekeeping (B.C.F.C.) Violation: Fire spread conditions exceed acceptable limits. Requirement: BCFC Remove all Combustible Materials.
705 Laundry Room	<b>Status</b> Unsatisfactory	<b>Notes</b> Dryer vent cleaning (public and staff)
707 Outside Waste Container	<b>Status</b> Satisfactory	<b>Notes</b>
950 * Fire Department Access	<b>Status</b> Satisfactory	<b>Notes</b>

Building Name: **MOTEL BOLLYWOOD**  
Address: - 6670 KING GEORGE BLVD  
Building Phone: ( ) 597-5764

BCBC Class: C - Residential Occupancies  
Occupancy Use: Motels

Inspected Date 02/24/2009

Inspection Item

	Status	Satisfactory	Notes
101 Fire Separations	Status	Satisfactory	Notes
102 Fire Closures	Status	Satisfactory	Notes
201 Exit Doors	Status	Satisfactory	Notes
202 Exit Doors (Latching)	Status	Satisfactory	Notes
204 Exit Passages (Blocked)	Status	Satisfactory	Notes
206 Exit Signs & Lights	Status	Satisfactory	Notes
401 Electrical Panel	Status	Satisfactory	Notes
404 Electrical Room (Storage)	Status	Satisfactory	Notes
501 Portable Extinguishers	Status	Satisfactory	Notes
502 Servicing Extinguishers	Status	Satisfactory	Notes
540 Smoke Alarms	Status	Unsatisfactory	Notes Smoke alarm must be firmly secured. Install compatible base plates in suites #101/107/019/128/129  Replace defective smoke alarm in suites 103 & 125  Provide access to suite 133  Install 120V smoke alarms in units 116 & 118. In the interim, 12V smoke alarms must be installed & tested before units can be rented out. Owner has two weeks to install 120V system & work must be performed by a qualified electrician & through proper permitting  Provide daily checklist for smoke alarms (27 units)
600 Private Hydrant	Status	Satisfactory	Notes
602 Fire Lane Blocked	Status	Satisfactory	Notes
701 Housekeeping	Status	Unsatisfactory	Notes Remove combustibles from around water heater maintain a minimum of 18" clearance
705 Laundry Room	Status	Unsatisfactory	Notes Provide written report to show dryer vents have been cleaned and serviced in the last year
707 Outside Waste Container	Status	Satisfactory	Notes
950 * Fire Department Access	Status	Satisfactory	Notes

Inspected Date 02/19/2009

Inspection Item

130 Meeting	Status	Unsatisfactory	Notes Owner/agent to check every sleeping unit and ensure smoke alarm is connected and functioning correctly. If smoke alarm does not pass test, occupant must be removed from unit
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Building Name: **MOTEL BOLLYWOOD**  
Address: - 6670 KING GEORGE BLVD  
Building Phone: ( ) 597-5764 Fax:

BCBC Class: C - Residential Occupancies  
Occupancy Use: Motels

and relocated to unit with an operating smoke alarm. Owner/agent must provide written documentation of each suite tested and status of that suite

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Inspected Date 01/28/2010

Inspection Item

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101 Fire Separations	Status Satisfactory	Notes
102 Fire Closures	Status Satisfactory	Notes
201 Exit Doors	Status Satisfactory	Notes
202 Exit Doors (Latching)	Status Satisfactory	Notes
206 Exit Signs & Lights	Status Satisfactory	Notes
401 Electrical Panel	Status Satisfactory	Notes
404 Electrical Room (Storage)	Status Satisfactory	Notes
501 Portable Extinguishers	Status Satisfactory	Notes

**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

**Fax:**

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502 Servicing Extinguishers	Status Satisfactory	Notes
540 Smoke Alarms	Status Satisfactory	Notes
600 Private Hydrant	Status Unsatisfactory	Notes Provide annual service to site fire hydrant
602 Fire Lane Blocked	Status Satisfactory	Notes
701 Housekeeping	Status Satisfactory	Notes
705 Laundry Room	Status Unsatisfactory	Notes Repair damage to fire separation in laundry room (ceiling)
707 Outside Waste Container	Status Satisfactory	Notes
950 * Fire Department Access	Status Satisfactory	Notes

**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764 **Fax:**

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

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**Inspected Date** 05/27/2009

**Inspection Item**

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542 Fire Safety Plans	<b>Status</b> Unsatisfactory	<b>Notes</b> Smoke alarms must be checked weekly or prior to client check-in and documented as per BC Fire Code. Owner unable to provide written documentation
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**Inspected Date** 11/04/2010

**Inspection Item**

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101 Fire Separations	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair fire separation in office area, and laundry room Repair fire separation in unit 103 Remove garden hose from ceiling area
102 Fire Closures	<b>Status</b> Satisfactory	<b>Notes</b>
201 Exit Doors	<b>Status</b> Satisfactory	<b>Notes</b>
202 Exit Doors (Latching)	<b>Status</b> Satisfactory	<b>Notes</b>
204 Exit Passages (Blocked)	<b>Status</b> Unsatisfactory	<b>Notes</b> Remove all items from exit corridor
206 Exit Signs & Lights	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair exit sign on 2 level east side Provide missing exit sign by 118
401 Electrical Panel	<b>Status</b> Unsatisfactory	<b>Notes</b> Provide missing cover for electrical plug in office
403 Extension Cord Use	<b>Status</b> Unsatisfactory	<b>Notes</b> Remove electrical cords for pop machine on the outside
404 Electrical Room (Storage)	<b>Status</b> Unsatisfactory	<b>Notes</b> Remove all storage from electrical room and mechanical room
501 Portable Extinguishers	<b>Status</b> Satisfactory	<b>Notes</b>
502 Servicing Extinguishers	<b>Status</b> Satisfactory	<b>Notes</b>
540 Smoke Alarms	<b>Status</b> Unsatisfactory	<b>Notes</b> Smoke alarms must be checked weekly or prior to client checking in and documented as per BC fire code Provide working smoke alarm in all units 111 / 103 / 105 / 106 / 107 / 108 / 109 / 131 / 130 / 129 / 121 / 122 / 123 / 124 / 126 / 127 / 128
600 Private Hydrant		<b>Notes</b> Provide annual service to site fire hydrant

**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

**Fax:**

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	<b>Status</b>	<b>Unsatisfactory</b>	<b>Notes</b>
602 Fire Lane Blocked	<b>Status</b>	<b>Satisfactory</b>	<b>Notes</b>
701 Housekeeping	<b>Status</b>	<b>Satisfactory</b>	<b>Notes</b>
705 Laundry Room	<b>Status</b>	<b>Unsatisfactory</b>	<b>Notes</b> Repair fire separation in office area, and laundry room laundry vent shall be cleaned today Nov 11, 2010
707 Outside Waste Container	<b>Status</b>	<b>Satisfactory</b>	<b>Notes</b>
915 Compressed Gas Bottles	<b>Status</b>	<b>Unsatisfactory</b>	<b>Notes</b> Remove gas can from laundry room

950 \* Fire Department Access **Status** **Satisfactory** **Notes**

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**Inspected Date** 02/10/2010

**Inspection Item**

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101 Fire Separations **Status** **Satisfactory** **Notes**

600 Private Hydrant **Status** **Satisfactory** **Notes**

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**Inspected Date** 02/02/2010

**Inspection Item**

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101 Fire Separations **Status** **Unsatisfactory** **Notes** Fire separation in laundry room repaired

600 Private Hydrant **Status** **Unsatisfactory** **Notes** Scheduling of hydrant service in the works

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**Inspected Date** 11/10/2010

Building Name: **MOTEL BOLLYWOOD**  
Address: - 6670 KING GEORGE BLVD  
Building Phone: ( ) 597-5764

BCBC Class: C - Residential Occupancies  
Occupancy Use: Motels

Fax:

Inspection Item

101 Fire Separations	Status	Satisfactory	Notes
102 Fire Closures	Status	Satisfactory	Notes
201 Exit Doors	Status	Satisfactory	Notes
202 Exit Doors (Latching)	Status	Satisfactory	Notes
204 Exit Passages (Blocked)	Status	Unsatisfactory	Notes Remove all items fro exit corridor
206 Exit Signs & Lights	Status	Satisfactory	Notes
401 Electrical Panel	Status	Satisfactory	Notes
403 Extension Cord Use	Status	Satisfactory	Notes
404 Electrical Room (Storage)	Status	Satisfactory	Notes
501 Portable Extinguishers	Status	Satisfactory	Notes
502 Servicing Extinguishers	Status	Satisfactory	Notes
540 Smoke Alarms	Status	Unsatisfactory	Notes Provide working smoke alarms in unit 106 / 107 / 109 / 132 Today Nov 10, 2010
600 Private Hydrant	Status	Satisfactory	Notes
602 Fire Lane Blocked	Status	Satisfactory	Notes
701 Housekeeping	Status	Satisfactory	Notes
705 Laundry Room	Status	Satisfactory	Notes
707 Outside Waste Container	Status	Satisfactory	Notes
915 Compressed Gas Bottles	Status	Satisfactory	Notes
950 * Fire Department Access	Status	Satisfactory	Notes

Inspected Date 01/20/2011

Inspection Item

101 Fire Separations	Status	Not Applicable	Notes
102 Fire Closures	Status	Not Applicable	Notes
201 Exit Doors	Status	Not Applicable	Notes
202 Exit Doors (Latching)	Status	Not Applicable	Notes
204 Exit Passages (Blocked)	Status	Unsatisfactory	Notes Remove all items fro exit corridor  Remove snow from exit stairs  Repair railing by unit 126 and repair pole by unit 126
206 Exit Signs & Lights	Status	Unsatisfactory	Notes Provide missing exit sign by unit 118
401 Electrical Panel	Status	Not Applicable	Notes
403 Extension Cord Use	Status	Unsatisfactory	Notes Repair electrical plugs in suites 128 / 132 / 112
404 Electrical Room (Storage)	Status	Not Applicable	Notes
501 Portable Extinguishers	Status	Not Applicable	Notes
502 Servicing Extinguishers	Status	Not Applicable	Notes
540 Smoke Alarms	Status	Unsatisfactory	Notes Repair smoke alarms in suite 101 / 106 / 107 / 110 / 123 / 127 / 129 / 126 All suites shall not be rented until smoke alarms are working  Provide smoke alarm logs from all suites
600 Private Hydrant	Status	Not Applicable	Notes



**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

**Fax:**

602 Fire Lane Blocked	<b>Status</b> Not Applicable	<b>Notes</b>
701 Housekeeping	<b>Status</b> Not Applicable	<b>Notes</b>
705 Laundry Room	<b>Status</b> Not Applicable	<b>Notes</b>
707 Outside Waste Container	<b>Status</b> Not Applicable	<b>Notes</b>
915 Compressed Gas Bottles	<b>Status</b> Not Applicable	<b>Notes</b>
950 * Fire Department Access	<b>Status</b> Not Applicable	<b>Notes</b>

**Inspected Date** 02/17/2011

**Inspection Item**

101 Fire Separations	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair fire separation in laundry room and in unit 106 / 109 / 110 / 133 / 132 / 124
102 Fire Closures	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair door from unit 121
201 Exit Doors	<b>Status</b> Satisfactory	<b>Notes</b>
202 Exit Doors (Latching)	<b>Status</b> Satisfactory	<b>Notes</b>
204 Exit Passages (Blocked)	<b>Status</b> Satisfactory	<b>Notes</b>
206 Exit Signs & Lights	<b>Status</b> Unsatisfactory	<b>Notes</b> Provide arrow exit sign by unit 133 / 121
401 Electrical Panel	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair electrical plug in units 105/ 106 cable / 107 cable / 109 cable / 133 cable / 132 cable / 129 light switch / 126 cable
403 Extension Cord Use	<b>Status</b> Satisfactory	<b>Notes</b>
404 Electrical Room (Storage)	<b>Status</b> Satisfactory	<b>Notes</b>
501 Portable Extinguishers	<b>Status</b> Satisfactory	<b>Notes</b>
502 Servicing Extinguishers	<b>Status</b> Satisfactory	<b>Notes</b>
540 Smoke Alarms	<b>Status</b> Unsatisfactory	<b>Notes</b> Provide records for all smoke alarm checks (daily) Remove plastic bag from smoke alarm in unit 124 Provide working smoke alarms in unit 103 / 132
600 Private Hydrant	<b>Status</b> Satisfactory	<b>Notes</b>
602 Fire Lane Blocked	<b>Status</b> Satisfactory	<b>Notes</b>
701 Housekeeping	<b>Status</b> Satisfactory	<b>Notes</b>
705 Laundry Room	<b>Status</b> Satisfactory	<b>Notes</b>
706 Yard Area	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair railing on 2 level
707 Outside Waste Container	<b>Status</b> Satisfactory	<b>Notes</b>
915 Compressed Gas Bottles	<b>Status</b> Satisfactory	<b>Notes</b>
950 * Fire Department Access	<b>Status</b> Satisfactory	<b>Notes</b>

**Inspected Date** 03/10/2011

**Inspection Item**

101 Fire Separations	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair fire separation in unit 124 / 121/ 128 / 129 / 133 / 109 / 106 / 105
102 Fire Closures	<b>Status</b> Satisfactory	<b>Notes</b>

**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

201 Exit Doors	<b>Status</b> Not Applicable	<b>Notes</b>
202 Exit Doors (Latching)	<b>Status</b> Not Applicable	<b>Notes</b>
204 Exit Passages (Blocked)	<b>Status</b> Not Applicable	<b>Notes</b>
206 Exit Signs & Lights	<b>Status</b> Satisfactory	<b>Notes</b>
401 Electrical Panel	<b>Status</b> Unsatisfactory	<b>Notes</b> Provide cover for electrical panel unit 132 / 104
403 Extension Cord Use	<b>Status</b> Unsatisfactory	<b>Notes</b> Remove power bars from units
404 Electrical Room (Storage)	<b>Status</b> Unsatisfactory	<b>Notes</b> Remove all Items from electrical rooms and furnace room
501 Portable Extinguishers	<b>Status</b> Not Applicable	<b>Notes</b>
502 Servicing Extinguishers	<b>Status</b> Not Applicable	<b>Notes</b>
540 Smoke Alarms	<b>Status</b> Unsatisfactory	<b>Notes</b> Provide new working smoke alarm In unit 102
600 Private Hydrant	<b>Status</b> Not Applicable	<b>Notes</b>
602 Fire Lane Blocked	<b>Status</b> Not Applicable	<b>Notes</b>
701 Housekeeping	<b>Status</b> Not Applicable	<b>Notes</b>
705 Laundry Room	<b>Status</b> Unsatisfactory	<b>Notes</b> Laundry vent shall be cleaned
706 Yard Area	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair hand rail on 2nd level
707 Outside Waste Container	<b>Status</b> Not Applicable	<b>Notes</b>
915 Compressed Gas Bottles	<b>Status</b> Not Applicable	<b>Notes</b>
950 * Fire Department Access	<b>Status</b> Not Applicable	<b>Notes</b>

**Inspected Date** 06/21/2011

**Inspection Item**

101 Fire Separatons	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair fire separation In laundry room  Frpair fire separation in unit 105 / 106 / 109 / 133 / 132 / 128 / 128 / 124 / 121 / managers unit  Repair fire separation In 130 and provide covers for electric box
102 Fire Closures	<b>Status</b> Not Applicable	<b>Notes</b>
201 Exit Doors	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair front door for unit 105/ 110 / 130 /
202 Exit Doors (Latching)	<b>Status</b> Not Applicable	<b>Notes</b>
204 Exit Passages (Blocked)	<b>Status</b> Unsatisfactory	<b>Notes</b> Remove all storage away from exit stair  Remove all items from exit corridor
206 Exit Signs & Lights	<b>Status</b> Not Applicable	<b>Notes</b>
401 Electrical Panel	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair electrical cover In unit 104 / 110 / 133/ 132 / 129 / 128 / 125 / 112 / mechanical room  Repair fire separation in 130 and provide covers for electric box
403 Extension Cord Use	<b>Status</b> Not Applicable	<b>Notes</b>
404 Electrical Room (Storage)	<b>Status</b> Not Applicable	<b>Notes</b>
501 Portable Extinguishers	<b>Status</b> Not Applicable	<b>Notes</b>
502 Servicing Extinguishers	<b>Status</b> Not Applicable	<b>Notes</b>
540 Smoke Alarms	<b>Status</b> Unsatisfactory	<b>Notes</b> Provide maintenance checklist for fire alarm daily
600 Private Hydrant	<b>Status</b> Not Applicable	<b>Notes</b>
602 Fire Lane Blocked	<b>Status</b> Not Applicable	<b>Notes</b>

**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

**Fax:**

701 Housekeeping	Status Not Applicable	Notes
705 Laundry Room	Status Not Applicable	Notes
706 Yard Area	Status Not Applicable	Notes
707 Outside Waste Container	Status Not Applicable	Notes
915 Compressed Gas Bottles	Status Not Applicable	Notes
950 * Fire Department Access	Status Unsatisfactory	Notes Provide permit for electrical works Repair pole for roof by unit 126

Inspected Date 09/28/2011

Inspection Item

101 Fire Separations	Status Not Applicable	Notes
102 Fire Closures	Status Unsatisfactory	Notes Repair lock on unit 125
201 Exit Doors	Status Satisfactory	Notes
202 Exit Doors (Latching)	Status Not Applicable	Notes
204 Exit Passages (Blocked)	Status Unsatisfactory	Notes Remove all storage from upper stairs Remove all items from hallway areas. Garbage cans
206 Exit Signs & Lights	Status Not Applicable	Notes
401 Electrical Panel	Status Unsatisfactory	Notes Repair all electrical / telephone outlets in units 106/109/133/132/128/121
403 Extension Cord Use	Status Not Applicable	Notes
404 Electrical Room (Storage)	Status Not Applicable	Notes
501 Portable Extinguishers	Status Not Applicable	Notes
502 Servicing Extinguishers	Status Not Applicable	Notes
540 Smoke Alarms	Status Unsatisfactory	Notes Provide maintenance checklist for smoke alarm checklist Today suits shall be checked Smoke alarms shall be checked and provide checklist
600 Private Hydrant	Status Not Applicable	Notes
602 Fire Lane Blocked	Status Not Applicable	Notes
701 Housekeeping	Status Not Applicable	Notes
705 Laundry Room	Status Not Applicable	Notes
706 Yard Area	Status Not Applicable	Notes
707 Outside Waste Container	Status Not Applicable	Notes
915 Compressed Gas Bottles	Status Not Applicable	Notes
950 * Fire Department Access	Status Unsatisfactory	Notes Provide permit for new electrical work

Inspected Date 12/28/2011

Inspection Item

101 Fire Separations	Status Not Applicable	Notes
102 Fire Closures	Status Satisfactory	Notes
201 Exit Doors	Status Not Applicable	Notes
202 Exit Doors (Latching)	Status Not Applicable	Notes

**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764 **Fax:**

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

	Status		Notes
204 Exit Passages (Blocked)	Satisfactory		
206 Exit Signs & Lights	Not Applicable		
401 Electrical Panel	Unsatisfactory		Electrical panel Repair all electrical / telephone outlets in units 106/109/133/132/128/121
403 Extension Cord Use	Not Applicable		
404 Electrical Room (Storage)	Not Applicable		
501 Portable Extinguishers	Not Applicable		
502 Servicing Extinguishers	Not Applicable		
540 Smoke Alarms	Unsatisfactory		Smoke alarms provide maintenance records / checklist for all units
600 Private Hydrant	Not Applicable		
602 Fire Lane Blocked	Not Applicable		
701 Housekeeping	Not Applicable		
705 Laundry Room	Not Applicable		
706 Yard Area	Not Applicable		
707 Outside Waste Container	Not Applicable		
915 Compressed Gas Bottles	Not Applicable		
950 * Fire Department Access	Unsatisfactory		Provide permit for all electrical work

Inspected Date 03/01/2012

Inspection Item

101 Fire Separations	Status	Unsatisfactory	Notes	Repair fire separation in unit 106 / 107 / 109 / 110 / 133/ 131 / 124 / 122 / 121 / 112 and managers suite
102 Fire Closures	Status	Not Applicable	Notes	
201 Exit Doors	Status	Not Applicable	Notes	
202 Exit Doors (Latching)	Status	Not Applicable	Notes	
204 Exit Passages (Blocked)	Status	Not Applicable	Notes	
206 Exit Signs & Lights	Status	Unsatisfactory	Notes	Repair exit sign by unit 133
207 Emergency Lighting	Status	Unsatisfactory	Notes	Emergency lighting shall be serviced
401 Electrical Panel	Status	Unsatisfactory	Notes	Repair electrical light in suite 103  Repair electrical cover in suite 105 / 106 / 110 / 132 / 129 / 125 / 122/ 121 / 116 / 112 / boiler room
403 Extension Cord Use	Status	Not Applicable	Notes	
404 Electrical Room (Storage)	Status	Not Applicable	Notes	
501 Portable Extinguishers	Status	Not Applicable	Notes	
502 Servicing Extinguishers	Status	Unsatisfactory	Notes	Fire extinguishers shall be serviced
540 Smoke Alarms	Status	Unsatisfactory	Notes	All suits shall be checklisted Smoke alarm shall be checked twice a day  Repair smoke alarm in suites 104 / 106 / 108 / 131 / 125 / 112

**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764 **Fax:**

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

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			Provide new hardwired smoke alarm in unit 118 on the ceiling area
542 Fire Safety Plans	<b>Status</b> Satisfactory	<b>Notes</b>	
546 Signage	<b>Status</b> Unsatisfactory	<b>Notes</b>	Provide missing unit number on door or unit 105
600 Private Hydrant	<b>Status</b> Unsatisfactory	<b>Notes</b>	Provide service report for fire hydrant
602 Fire Lane Blocked	<b>Status</b> Not Applicable	<b>Notes</b>	
701 Housekeeping	<b>Status</b> Not Applicable	<b>Notes</b>	
703 Storage	<b>Status</b> Unsatisfactory	<b>Notes</b>	Remove all storage from under exit stairs Remove all garbage from stairs
705 Laundry Room	<b>Status</b> Not Applicable	<b>Notes</b>	
706 Yard Area	<b>Status</b> Not Applicable	<b>Notes</b>	
707 Outside Waste Container	<b>Status</b> Not Applicable	<b>Notes</b>	
915 Compressed Gas Bottles	<b>Status</b> Not Applicable	<b>Notes</b>	
950 * Fire Department Access	<b>Status</b> Not Applicable	<b>Notes</b>	

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**Inspected Date** 03/14/2012

**Inspection Item**

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101 Fire Separations	<b>Status</b> Satisfactory	<b>Notes</b>	
102 Fire Closures	<b>Status</b> Not Applicable	<b>Notes</b>	
201 Exit Doors	<b>Status</b> Not Applicable	<b>Notes</b>	
202 Exit Doors (Latching)	<b>Status</b> Not Applicable	<b>Notes</b>	
204 Exit Passages (Blocked)	<b>Status</b> Not Applicable	<b>Notes</b>	
206 Exit Signs & Lights	<b>Status</b> Satisfactory	<b>Notes</b>	
207 Emergency Lighting	<b>Status</b> Satisfactory	<b>Notes</b>	
401 Electrical Panel	<b>Status</b> Unsatisfactory	<b>Notes</b>	Provide cover for electrical cover in unit 111
403 Extension Cord Use	<b>Status</b> Not Applicable	<b>Notes</b>	
404 Electrical Room (Storage)	<b>Status</b> Not Applicable	<b>Notes</b>	
501 Portable Extinguishers	<b>Status</b> Not Applicable	<b>Notes</b>	
502 Servicing Extinguishers	<b>Status</b> Satisfactory	<b>Notes</b>	
540 Smoke Alarms	<b>Status</b> Unsatisfactory	<b>Notes</b>	All suites shall be checklisted all smoke alarm shall be checked " twice a day "
542 Fire Safety Plans	<b>Status</b> Satisfactory	<b>Notes</b>	

**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

**Fax:**

	Status	Notes
546 Signage	Satisfactory	
600 Private Hydrant	Satisfactory	
602 Fire Lane Blocked	Not Applicable	
701 Housekeeping	Not Applicable	
703 Storage	Satisfactory	
705 Laundry Room	Not Applicable	
706 Yard Area	Not Applicable	
707 Outside Waste Container	Not Applicable	
915 Compressed Gas Bottles	Not Applicable	
950 * Fire Department Access	Not Applicable	

**Inspected Date** 05/03/2012

**Inspection Item**

101 Fire Separations	Status	Unsatisfactory	Notes	Repair fire separation for unit 101 / 106 / 109 / 110 / 133 / 129 / 121 / 116
102 Fire Closures	Status	Not Applicable	Notes	
201 Exit Doors	Status	Not Applicable	Notes	
202 Exit Doors (Latching)	Status	Not Applicable	Notes	
204 Exit Passages (Blocked)	Status	Not Applicable	Notes	
206 Exit Signs & Lights	Status	Not Applicable	Notes	
207 Emergency Lighting	Status	Not Applicable	Notes	
401 Electrical Panel	Status	Unsatisfactory	Notes	Repair electrical box in unit 128 / 127 / 108
403 Extension Cord Use	Status	Not Applicable	Notes	
404 Electrical Room (Storage)	Status	Not Applicable	Notes	
501 Portable Extinguishers	Status	Not Applicable	Notes	
502 Servicing Extinguishers	Status	Not Applicable	Notes	
540 Smoke Alarms	Status	Unsatisfactory	Notes	All units / suites smoke alarms shall be checked twice a day and provide log book  Repair smoke alarm in suite 111 & 126
542 Fire Safety Plans	Status	Not Applicable	Notes	
546 Signage	Status	Not Applicable	Notes	
600 Private Hydrant	Status	Not Applicable	Notes	
602 Fire Lane Blocked	Status	Not Applicable	Notes	
701 Housekeeping	Status	Not Applicable	Notes	
703 Storage	Status	Unsatisfactory	Notes	Remove all storage from room under exit stairs
705 Laundry Room	Status	Not Applicable	Notes	

**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

**Fax:**

706 Yard Area	<b>Status</b> Not Applicable	<b>Notes</b>
707 Outside Waste Container	<b>Status</b> Not Applicable	<b>Notes</b>
915 Compressed Gas Bottles	<b>Status</b> Not Applicable	<b>Notes</b>
950 * Fire Department Access	<b>Status</b> Not Applicable	<b>Notes</b>

Inspected Date 05/17/2012

Inspection Item

101 Fire Separations	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair fire separation units 107, 130, 129, 124, 122, 118, 112
102 Fire Closures	<b>Status</b> Not Applicable	<b>Notes</b>
201 Exit Doors	<b>Status</b> Not Applicable	<b>Notes</b>
202 Exit Doors (Latching)	<b>Status</b> Not Applicable	<b>Notes</b>
204 Exit Passages (Blocked)	<b>Status</b> Not Applicable	<b>Notes</b>
206 Exit Signs & Lights	<b>Status</b> Not Applicable	<b>Notes</b>
207 Emergency Lighting	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair electrical lighting in unit 108, 132, 131, 129, 125, 112
401 Electrical Panel	<b>Status</b> Not Applicable	<b>Notes</b>
403 Extension Cord Use	<b>Status</b> Not Applicable	<b>Notes</b>
404 Electrical Room (Storage)	<b>Status</b> Not Applicable	<b>Notes</b>
501 Portable Extinguishers	<b>Status</b> Not Applicable	<b>Notes</b>
502 Servicing Extinguishers	<b>Status</b> Not Applicable	<b>Notes</b>
540 Smoke Alarms	<b>Status</b> Unsatisfactory	<b>Notes</b> Provide update correct smoke alarm logs. Replace smoke alarm in unit 127.
542 Fire Safety Plans	<b>Status</b> Not Applicable	<b>Notes</b>
546 Signage	<b>Status</b> Not Applicable	<b>Notes</b>
600 Private Hydrant	<b>Status</b> Not Applicable	<b>Notes</b>
602 Fire Lane Blocked	<b>Status</b> Not Applicable	<b>Notes</b>
701 Housekeeping	<b>Status</b> Not Applicable	<b>Notes</b>
703 Storage	<b>Status</b> Unsatisfactory	<b>Notes</b> Remove all items from storage room under exit stairs.
705 Laundry Room	<b>Status</b> Not Applicable	<b>Notes</b>

**Building Name:** **MOTEL BOLLYWOOD**  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

**Fax:**

706 Yard Area	<b>Status</b> Not Applicable	<b>Notes</b>
707 Outside Waste Container	<b>Status</b> Not Applicable	<b>Notes</b>
900 Building	<b>Status</b> Not Applicable	<b>Notes</b>

915 Compressed Gas Bottles	<b>Status</b> Not Applicable	<b>Notes</b>
950 * Fire Department Access	<b>Status</b> Not Applicable	<b>Notes</b>

**Inspected Date** 07/19/2012

**Inspection Item**

101 Fire Separations	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair fire separation in units 102, 105, 106, 110, 133, 132, 129, 123.
102 Fire Closures	<b>Status</b> Not Applicable	<b>Notes</b>
201 Exit Doors	<b>Status</b> Not Applicable	<b>Notes</b>
202 Exit Doors (Latching)	<b>Status</b> Not Applicable	<b>Notes</b>
204 Exit Passages (Blocked)	<b>Status</b> Not Applicable	<b>Notes</b>
206 Exit Signs & Lights	<b>Status</b> Not Applicable	<b>Notes</b>
207 Emergency Lighting	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair light in unit 106.
401 Electrical Panel	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair electrical covers in unit 101, 122.
403 Extension Cord Use	<b>Status</b> Not Applicable	<b>Notes</b>
404 Electrical Room (Storage)	<b>Status</b> Not Applicable	<b>Notes</b>
501 Portable Extinguishers	<b>Status</b> Not Applicable	<b>Notes</b>
502 Servicing Extinguishers	<b>Status</b> Not Applicable	<b>Notes</b>
540 Smoke Alarms	<b>Status</b> Unsatisfactory	<b>Notes</b> All units/suite smoke alarms shall be checked twice a day and provide log book.  Repair smoke alarm in unit 112, 103, 107, 129.
542 Fire Safety Plans	<b>Status</b> Not Applicable	<b>Notes</b>
546 Signage	<b>Status</b> Not Applicable	<b>Notes</b>
600 Private Hydrant	<b>Status</b> Unsatisfactory	<b>Notes</b> Remove all items from fire hydrant area.
602 Fire Lane Blocked	<b>Status</b> Not Applicable	<b>Notes</b>
701 Housekeeping	<b>Status</b> Not Applicable	<b>Notes</b>
703 Storage	<b>Status</b> Unsatisfactory	<b>Notes</b> Remove all items from storage room under exit stairs.  Remove all items from exit corridor.
705 Laundry Room	<b>Status</b> Not Applicable	<b>Notes</b>



**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

**Fax:**

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706 Yard Area	<b>Status</b> Not Applicable	<b>Notes</b>
707 Outside Waste Container	<b>Status</b> Not Applicable	<b>Notes</b>
900 Building	<b>Status</b> Unsatisfactory	<b>Notes</b> Repair pole on 2nd level by unit 116.
915 Compressed Gas Bottles	<b>Status</b> Not Applicable	<b>Notes</b>
950 * Fire Department Access	<b>Status</b> Not Applicable	<b>Notes</b>

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Inspected Date

Inspection Item

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101 Fire Separations	<b>Status</b> Satisfactory	<b>Notes</b>
102 Fire Closures	<b>Status</b> Satisfactory	<b>Notes</b>
201 Exlt Doors	<b>Status</b> Satisfactory	<b>Notes</b>
202 Exit Doors (Latching)	<b>Status</b> Satisfactory	<b>Notes</b>
204 Exlt Passages (Blocked)	<b>Status</b> Satisfactory	<b>Notes</b>
206 Exit Signs & Lights	<b>Status</b> Satisfactory	<b>Notes</b>
207 Emergency Lighting	<b>Status</b> Satisfactory	<b>Notes</b>
401 Electrical Panel	<b>Status</b> Satisfactory	<b>Notes</b>
403 Extension Cord Use	<b>Status</b> Satisfactory	<b>Notes</b>
404 Electrical Room (Storage)	<b>Status</b> Satisfactory	<b>Notes</b>
501 Portable Extinguishers	<b>Status</b> Satisfactory	<b>Notes</b>
502 Servicing Extinguishers	<b>Status</b> Satisfactory	<b>Notes</b>
540 Smoke Alarms	<b>Status</b> Satisfactory	<b>Notes</b>
542 Fire Safety Plans	<b>Status</b> Satisfactory	<b>Notes</b>
546 Signage	<b>Status</b> Satisfactory	<b>Notes</b>
600 Private Hydrant	<b>Status</b> Satisfactory	<b>Notes</b>
602 Fire Lane Blocked	<b>Status</b> Satisfactory	<b>Notes</b>
701 Housekeeping	<b>Status</b> Satisfactory	<b>Notes</b>
703 Storage	<b>Status</b> Satisfactory	<b>Notes</b>
705 Laundry Room	<b>Status</b> Satisfactory	<b>Notes</b>

Building Name: **MOTEL BOLLYWOOD**  
Address: - 6670 KING GEORGE BLVD  
Building Phone: ( ) 597-5764 Fax:

BCBC Class: C - Residential Occupancies  
Occupancy Use: Motels

706 Yard Area	Status	Satisfactory	Notes
707 Outside Waste Container	Status	Satisfactory	Notes
900 Building	Status	Satisfactory	Notes
915 Compressed Gas Bottles	Status	Satisfactory	Notes
940 Rescheduled Appointment	Status	Satisfactory	Notes

950 \* Fire Department Access Status Satisfactory Notes

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Inspected Date 01/19/2013

Inspection Item

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949 Order To Remedy Conditions	Status	Unsatisfactory	Notes	building is to remain secure with on site security until approved. Secure measures by Surrey Fire Dept. Building must be repaired or destroyed immediately
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Inspected Date 02/15/2013

Inspection Item

---

019 Boarding of building	Status	Satisfactory	Notes
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949 Order To Remedy Conditions Status Satisfactory Notes

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Inspected Date 02/18/2013

Inspection Item

---

949 Order To Remedy Conditions	Status	Satisfactory	Notes	Hand delivered OTR to Wayne Gunstlen at 14:30 with new OTR which allows a security person to access the building during the hours of 7:00 pm to 7:00 am. Building was secure at time of delivery.
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Inspected Date 03/04/2013

Inspection Item

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019 Boarding of building	Status	Satisfactory	Notes	site was secure. Pictures Taken, Conducted inspection with
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**Building Name:** MOTEL BOLLYWOOD  
**Address:** - 6670 KING GEORGE BLVD  
**Building Phone:** ( ) 597-5764 **Fax:**

**BCBC Class:** C - Residential Occupancies  
**Occupancy Use:** Motels

218

949 Order To Remedy Conditions **Status** Satisfactory **Notes**

---

**Inspected Date** 03/02/2013  
**Inspection Item**

019 Boarding of building **Status** Unsatisfactory **Notes** no paperwork filled out.  
Verbally told to board up.

949 Order To Remedy Conditions **Status** Satisfactory **Notes**

---

**Inspected Date** 03/03/2013  
**Inspection Item**

019 Boarding of building **Status** Unsatisfactory **Notes** no paperwork filled out.  
verbally told to board

949 Order To Remedy Conditions **Status** Satisfactory **Notes**

---

**Inspected Date** 03/05/2013  
**Inspection Item**

019 Boarding of building **Status** Satisfactory **Notes** all secure

949 Order To Remedy Conditions **Status** Satisfactory **Notes**

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**Inspected Date** 03/06/2013  
**Inspection Item**

019 Boarding of building **Status** Satisfactory **Notes** all secure.

949 Order To Remedy Conditions **Status** Satisfactory **Notes**

---

**Inspected Date** 03/07/2013  
**Inspection Item**

019 Boarding of building **Status** Unsatisfactory **Notes**

949 Order To Remedy Conditions **Status** Unsatisfactory **Notes**

---

**Inspected Date**  
**Inspection Item**

019 Boarding of building **Status** Satisfactory **Notes**

949 Order To Remedy Conditions **Status** Satisfactory **Notes**

Surrey FPO Incident Report

March 1, 2013

Incident Begin Time: 01/19/2013 06:57:02      Report Submission Date:  
 Incident Number: 13-03428  
 Incident Address: 6670 KING GEORGE BLVD, SURREY  
 Unit:  
 Cross Street: TURNING LANE  
 Incident Type: STRUCTURE FIRE - COMMERCIAL  
 Property Class:  
 Building Name:  
 Caller: drive by call caller 778-317-7514

Officer Reporting: Paul Mahil      Shift: C Shift  
 Station Area: Surrey Hall 10

Police on Scene:      Police File Number:

Owner Name:  
 Owner Address:  
 Owner Phone Number:  
 Occupant Name: Bollywood Motel  
 Occupant Phone Number:  
 Forced Entry Location:      Ventilation Location:  
   Open Door: 2      Weather Conditions: cold, light fog  
   Open Stairwell: 0      Wind Speed: 0  
   Open Window: 2      Wind Direction:  
                                  Fuel Load: 0  
                                  Breached Fire Wall: 0

Extent of Fire Damage: 6 Confined to structure/origin      Juvenile: 0  
 Smoke Damage: 5 Confined to building of origin      Drug Lab: 0  
 Extent of Water Damage: 3 Confined to room of origin      Grow Op: 0  
 Positive Pressure Vent: 1

Cad Notes

Time: 01/19/2013 12:49:14      Transferred from CAD  
 Time: 01/19/2013 12:11:00      52 issued an order to remedy  
 Time: 01/19/2013 08:12:04      p/w req to shut off water  
 Time: 01/19/2013 07:46:44      52 calling inspector out  
 Time: 01/19/2013 07:38:33      rcmp had Wayne Gunston on file 604-313-2443 - msg left  
 Time: 01/19/2013 07:33:15      only PR number rings infinitely  
 Time: 01/19/2013 07:30:49      req pr  
 Time: 01/19/2013 07:27:27      command releasing 2nd in units  
 Time: 01/19/2013 07:09:51      cmd reqd pw for sand  
 Time: 01/19/2013 07:07:17      Dispatch viewed Alert details.  
 Time: 01/19/2013 07:07:11      MUM R2 to hall 1  
 Time: 01/19/2013 07:05:44      R10 - King George Command ..defensive attack  
 Time: 01/19/2013 07:04:24      motel appears to be vacant  
 Time: 01/19/2013 07:02:54      dva

This is Exhibit "B" referred to in the  
 Affidavit of Karen Lynne Fay  
 sworn before me at Surrey  
 in the Province of British Columbia  
 this 8<sup>th</sup> day of March, 2013  
Chetler Symons  
 Notary Public  
 British Columbia

Surrey FPO Incident Report

March 1, 2013

Time:01/19/2013 07:02:50 Dispatch viewed Alert details.  
Time:01/19/2013 07:02:44 SQ18: Dispatch message received.  
Time:01/19/2013 07:02:42 SE06: Dispatch message received.  
Time:01/19/2013 07:02:34 The severity was raised to '2nd Alarm'.  
Time:01/19/2013 07:02:34 Default Response Type found for Incident Type 'STRUCTURE FIRE - COMMERCIAL': 'STRUCTURE FIRE - COMMERCIAL'.  
Searching for Response for Alert Level 'Normal'.  
Searching for Zone specific response . . . zone specific response not found.  
Looking for default response  
Default response found for Alert Level 'Normal' and Severity '1st Alarm'  
Requirements for Response:  
1st Alarm: 1 Engine  
1st Alarm: 2 Engine  
1st Alarm: 3 Engine  
1st Alarm: 4 Command  
Searching for Response for Alert Level 'Normal'.  
Searching for Zone specific response . . . zone specific response not found.  
Looking for default response  
Default response found for Alert Level 'Normal' and Severity '2nd Alarm'  
Requirements for Response:  
2nd Alarm: 1 Aerial  
2nd Alarm: 2 Engine  
2nd Alarm: 3 Chief

1 -  
1 - Searching for unit to fill capability 'Aerial'  
Checking Unit: SQ09 \*\* for station: Surrey Hall 09 with rating of 100  
Not dispatchable In State:OnScene  
Checking Unit: STW1 \*\* for station: Surrey Hall 01 with rating of 100  
Not dispatchable In State:Responding  
Checking Unit: SQ18 \*\* for station: Surrey Hall 18 with rating of 100  
^^^^SELECTED^^^^

2 -  
Added for NFPA 1710 Compliance

2 -  
3 -  
3 - Searching for unit to fill capability 'Chief'  
Checking Unit: S53 \*\* for station: Surrey FS Admin with rating of 100  
^^^^SELECTED^^^^

4 -  
Added for NFPA 1710 Compliance

100 - Searching for unit to fill capability 'Engine'  
Checking Unit: SE10 \*\* for station: Surrey Hall 10 with rating of 100  
Not dispatchable In State:OnScene  
Checking Unit: SR10 \*\* for station: Surrey Hall 10 with rating of 95  
Not dispatchable In State:Responding  
Checking Unit: SQ09 \*\* for station: Surrey Hall 09 with rating of 100  
Not dispatchable In State:OnScene  
Checking Unit: SE11 \*\* for station: Surrey Hall 11 with rating of 100  
Not dispatchable In State:Responding  
Checking Unit: STW1 \*\* for station: Surrey Hall 01 with rating of 100  
Not dispatchable In State:Responding  
Checking Unit: SR01 \*\* for station: Surrey Hall 01 with rating of 95  
Not dispatchable In State:Responding  
Checking Unit: SE06 \*\* for station: Surrey Hall 06 with rating of 100  
^^^^SELECTED^^^^

Time:01/19/2013 07:02:26 upgraded to 2nd alarm  
Time:01/19/2013 07:02:23 crews confirmed fully involved structure ..

Surrey FPO Incident Report

March 1, 2013

---

Time:01/19/2013 07:01:52 Dispatch viewed Alert details.  
Time:01/19/2013 07:00:44 rcmp advised  
Time:01/19/2013 07:00:29 motel bollywood  
Time:01/19/2013 07:00:23 flames on south side  
Time:01/19/2013 06:59:50 BCAS adv for standby  
Time:01/19/2013 06:59:49 Linked to incident 'STR FIRE - COMRCL: 6700 KING GEORGE BLVD, SURREY'.  
Time:01/19/2013 06:59:49 Change from blank address to Change from 6700 KING GEORGE BLVD, SURREY  
Time:01/19/2013 06:59:44 Linked to Incident 'STR FIRE - COMRCL: 6700 KING GEORGE BLVD, SURREY'.  
Time:01/19/2013 06:59:44 Change from 13608 87 AVE, SURREY #244 to Change from 6700 KING GEORGE BLVD, SURREY  
Time:01/19/2013 06:59:41 Linked to Incident 'STR FIRE - COMRCL: 6700 KING GEORGE BLVD, SURREY'.  
Time:01/19/2013 06:59:41 Change from blank address to Change from 6700 KING GEORGE BLVD, SURREY  
Time:01/19/2013 06:59:38 Dispatch viewed Alert details.  
Time:01/19/2013 06:59:34 Change of mapped location  
Time:01/19/2013 06:59:32 Change of mapped location  
Time:01/19/2013 06:59:16 DVA  
Time:01/19/2013 06:59:12 Dispatch viewed Alert details.  
Time:01/19/2013 06:58:54 2 calls  
Time:01/19/2013 06:58:47 hotel  
Time:01/19/2013 06:58:01 off 137 at  
Time:01/19/2013 06:57:53 flames shwoing  
Time:01/19/2013 06:57:50 townhouse fire  
Time:01/19/2013 06:57:26 STW1: Dispatch message received.  
Time:01/19/2013 06:57:23 SR10: Dispatch message received.  
Time:01/19/2013 06:57:21 SE11: Dispatch message received.  
Time:01/19/2013 06:57:21 SR01: Dispatch message received.  
Time:01/19/2013 06:57:21 SBC1: Dispatch message received.  
Time:01/19/2013 06:57:20 incident dispatcher Assigned: 00003  
Time:01/19/2013 06:57:20 Dispatch acknowledged Incident.  
Time:01/19/2013 06:57:15 Initial incident type selected 'STR FIRE - COMRCL STRUCTURE FIRE - COMMERCIAL'  
Time:01/19/2013 06:57:04 Department assigned 'SURREY FIRE DEPARTMENT'  
Time:01/19/2013 06:57:02 Call initiated from command line text:  
6700 KING GEORGE BLVD SURREY  
Time:01/19/2013 06:56:41 Change of mapped location

---

Internal Remarks

Title BC Peters

Arrived to former Bollywood Motel, motel was vacant. Fire in rear-most groundfloor unit, Second alarm by first in unit.  
Heavy smoke and heat damage. Multiple signs of forcible entry in ground floor units, signs of firesets and flammable liquids in two litre pop bottles in rooms. Advised RCMP, HYDRO, FORTIS, EHS Duty Chief on scene. Very icy conditions.

Title r-1 bunsko

r-1 relay punped to r-10

Title SE11 Boehler

arrived second, secured water supply - fire originated at the rear, first floor and burned th rough to upper suite. No extension into roof space. Numerous suite showed signs of bein g forcibly opened.

Surrey FPO Incident Report

March 1, 2013

Assisted rescue 10 with hose lines - exterior attack

**Title TWR-1 Wells**

TWR-1 tasked as Attack-2. Assisted with PPP and searching second floor units.

**Title R-10 LeMond**

Arrived first on scene..set up King George command,.....the lower suite at the end of the building (bravo side) was fully involved,the door was open and the large window was completely missing....f/f Sukenick stretched out an 1 1/2 line as I looked around the back of the building,there was smoke and flames showing out of the back window on the first floor (window was also missing). Smoke and flames appeared to be in the second floor suite a swell but later found only minimal fire damage but heavy smoke damage.After trying to open several adjacent doors there were atleast three that were unlocked.....I initially poured water into the suite then f/f Sukenick took over.....E-11 arrived on scene and supplied water to R-10....B/C Peters arrived on scene and took over command and I became operations....crews ventilated with pp fans and checked for extension.....shift change and left scene with B/C Zecchel

**Title Q18 Pegios**

Q18 arrived as part of 2nd alarm assignment.

Assisted with lighting and were cleared by command.

**Title E-11 Ness**

Attended for shift relief, then directed by B/C to overhaul and determine where any hot spots are, F/F's Chong and Oliver pulled apart the interior wall of the second floor unit to extinguish that area, to access they laid a ladder across the floor next to the wall to disperse their weight as the structural integrity of the floor was not sound but I deemed safe for them to work on, We also removed some furnishings from unit to the exterior balcony, I E TV and dresser unit.

they then went to the suite below and remove what little drywall and insulation was left and sprayed down a few remaining hotspots, confirmed with A/C Lindgren on rescue 10 after one last check that we would be safe to clear the scene and leave to RCMP. R-10 was going to re check in about 30 mins.

crew assisted R-10 with putting their truck back into service

Also special cautionary note that the hydrant on site is shut down due to city works shutting off water to complex

**Title R-10 Lindgren**

A/C Lindgren and F/F Siggs arrived on scene shortly after 8:00 a.m. to relieve R-10's night shift crew.

Assisted E-11 crew with overhaul and clean up. E-11 cleared and R-10 went to retrieve equipment from mill fire in hall 9's area. R-10 returned to scene to assist Inspector Mahill with his investigation. R-10 provided Insp. Mahill with an SCBA.

R-10 cleared.

Lindgren292

**Title E-6 Slamang**

Set up RIT as per command with E-6 Crew. Cleared the scene when incident down graded to first alarm.

Surrey FPO Incident Report

March 1, 2013

BC Peters  
r-1 bunsko  
SE11 Boechler  
TWR-1 Wells  
R-10 LeMond  
Q18 Peglos  
E-11 Ness  
R-10 Lindgren  
E-6 Slamang

Apparatus Attending

Apparatus	Dispatch Time	Onscene Time	Return Service Time
Surrey Engine 11	01/19/2013 06:57:20	01/19/2013 07:03:14	01/19/2013 09:23:44
Surrey Rescue 10	01/19/2013 06:57:20	01/19/2013 07:03:33	01/19/2013 12:43:57
Surrey Tower 1	01/19/2013 06:57:20	01/19/2013 07:06:19	01/19/2013 07:48:01
Surrey Rescue 1	01/19/2013 06:57:20	01/19/2013 07:06:18	01/19/2013 08:05:42
Surrey Battalion 1	01/19/2013 06:57:20	01/19/2013 07:06:31	01/19/2013 09:02:49
Surrey Chief 5-8	01/19/2013 06:59:08	01/19/2013 07:04:37	01/19/2013 08:06:05
Surrey Chief 5-3	01/19/2013 07:02:37		
Surrey Quint 18	01/19/2013 07:02:37	01/19/2013 07:15:56	01/19/2013 07:34:03
Surrey Engine 6	01/19/2013 07:02:37	01/19/2013 07:14:44	01/19/2013 07:36:26
Surrey Inspector 6-4	01/19/2013 07:51:32	01/19/2013 08:35:34	01/19/2013 08:56:40
Surrey Inspector 6-4	01/19/2013 09:34:13	01/19/2013 11:23:01	01/19/2013 12:39:58
Surrey Chief 5-2	01/19/2013 10:18:27	01/19/2013 11:41:11	01/19/2013 12:10:42





## Surrey Fire Service

03/01/2013 11:10:31

Incident Begin Time 01/19/2013 06:57:02

Incident Address 6670 KING GEORGE BLVD

Type of Incident STRUCTURE FIRE - COMMERCIAL

### Property Complex

Property Complex 3300 Hotel, motel, lodge, hostel, boarding house, dormitory

Property Classification: 8360 Unoccupied property - property left unoccupied over 30

General Construction 2000 Protected combustible construction - wood protected by plaster/gyproc

Building Height 0020 2 Stories above grade

General Floor Area 0000 Cannot be determined

Year of Construction 0000 Cannot be determined

Number of Occupants 1

### Fire Department Detection Systems

Manual Fire Protection 7000 No manual fire protection

Outside Fire Protection 1000 Public hydrant protection & fire department

Sprinkler Protection 7000 No sprinkler protection

Automatic Fire Detection 1000 No fire alarm system

Smoke Alarm Operation 9500 Alarm not activated - unknown

Fire Service 3000 Composite - career & volunteer/paid-on-call fire depar

Initial Detection 7000 Visual sighting or other means of personal detection (e.g. smell)

Transmission of Alarm 1000 911

Action Taken 3000 Extinguished by fire department

### Incident

Method of Fire Control 4700 Combinations of 38/42mm (1 1/2"/1 3/4"), 65mm (2 1/2")

Fire Origin Level 3000 Ground floor, grade level or grade to 3m (10ft)

Fire Origin Area 1400 Lounge, living room (includes music room, common room,

Extent of Fire 5000 Confined to building of origin

Extent of Damage 5000 Confined to building of origin

Igniting Object 7220 "Open" Flame - Lighter - not used in conjunction with

Fuel or Energy 3000 Gasoline

Form of Heat 4000 Direct flame

Act or Omission 1240 Suspicious - Suspect not identified

Material First Ignited 4900 Wood, paper products - unclassified (describe)

Investigation Notes

Suspicious fire started in unit 110 first floor, flammable liquid found by Nya in unit 110 and two other units left sample for RCMP

### Names



## Surrey Fire Service

03/01/2013 11:10:31

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Contact Type Owner

Surname Bollywood

Given Name Motel LTD

Business Name

Address

City [None selected]

Postal Code

Telephone

Building Value 2000000

Building Loss 750000

Contents Loss 10000

Contents Value 10000

Insurance Company Name [None selected]

Insurance Number

Adjustor Name [None selected]



# SURREY FIRE SERVICE ORDER TO REMEDY CONDITIONS

(The City of Surrey under the Fire Services Act, being Chapter 144, RSBC 1998 and the Regulations Thereof)  
Fire Prevention: 543-8760 Fax: 594-1237  
8767 132 Street, Surrey, B.C. V3W 4P1

DATE OF ISSUE Jan 19/2013

ADDRESS: 6670 King George Blvd UNIT: \_\_\_\_\_

BUSINESS NAME: Motel Bollywood

OWNER or OCCUPIER NAME: Wayne Gunsten <sup>604</sup>

An inspection of the property has revealed the safety deficiencies listed below and require corrective action:

### PURSUANT TO SURREY FIRE SERVICE BY-LAW NO. 10771

#### 29. Order to Remedy Conditions

- (a)  the owner or occupier destroy or repair premises,
- (b)  the owner or occupier alter the use or occupancy of the premises,
- (c)  premises be secured and maintained secure by the owner or occupier,
- (d)  the owner or occupier remove or take precautions against a fire hazard,

This is Exhibit C referred to in the Affidavit of Kaye Lynne Fry sworn before me at Surrey in the Province of C this 19th day of Jan 2013.   
 [Signature]   
 A Commissioner for taking Affidavits

Details: Building is to remain secure with on site security until approved secure measures by Surrey Fire Dept. Building must be repaired or destroyed.

COMPLIANCE DATE Immediately / Jan 19/2013 ISSUING OFFICER [Signature] 5.2

RECEIVED BY Wayne Gunsten SIGNATURE [Signature]  
MANAGER

*The city may carry out the provisions of this order without notice upon the expiry of the compliance date and the owner shall be liable to the City for all costs and expenses incurred.*

*Where the Fire Chief or a member attends an incident caused or contributed to by a condition that was the subject of this order and the owner or occupier had not carried out every requirement of the order at the time of the incident, the property owners shall be liable to the City for all costs and expenses incurred in attending and combating the incident.*



# SURREY FIRE SERVICE ORDER TO REMEDY CONDITIONS

(The City of Surrey under the Fire Services Act, being  
Chapter 144, RSBC 1996 and the Regulations Therein.)  
Fire Prevention: 543-6760 Fax: 594-1237  
8767 132 Street, Surrey, B.C. V3W 4P1

DATE OF ISSUE February 18, 2013

ADDRESS 6670 King George Boulevard

UNIT: N/A

BUSINESS NAME: **Bollywood Motel**

OWNER or OCCUPIER NAME: **Wayne GUNSTIEN, Manager**

An inspection of the property has revealed the safety deficiencies listed below and require corrective action:

### PURSUANT TO SURREY FIRE SERVICE BY-LAW NO. 10771

#### 29. Order to Remedy Conditions

- (a)  the owner or occupier destroy or repair premises,
- (b)  the owner or occupier alter the use or occupancy of the premises,
- (c)  premises be secured and maintained secure by the owner or occupier,
- (d)  the owner or occupier remove or take precautions against a fire hazard,

This is Exhibit "D" referred to in the  
 Affidavit of Karen Lyne Fire  
 sworn before me at Surrey  
 in the Province of British Columbia  
 this 2 day of March, 2013  
William J. Starchuk  
 A Commissioner for taking Affidavits

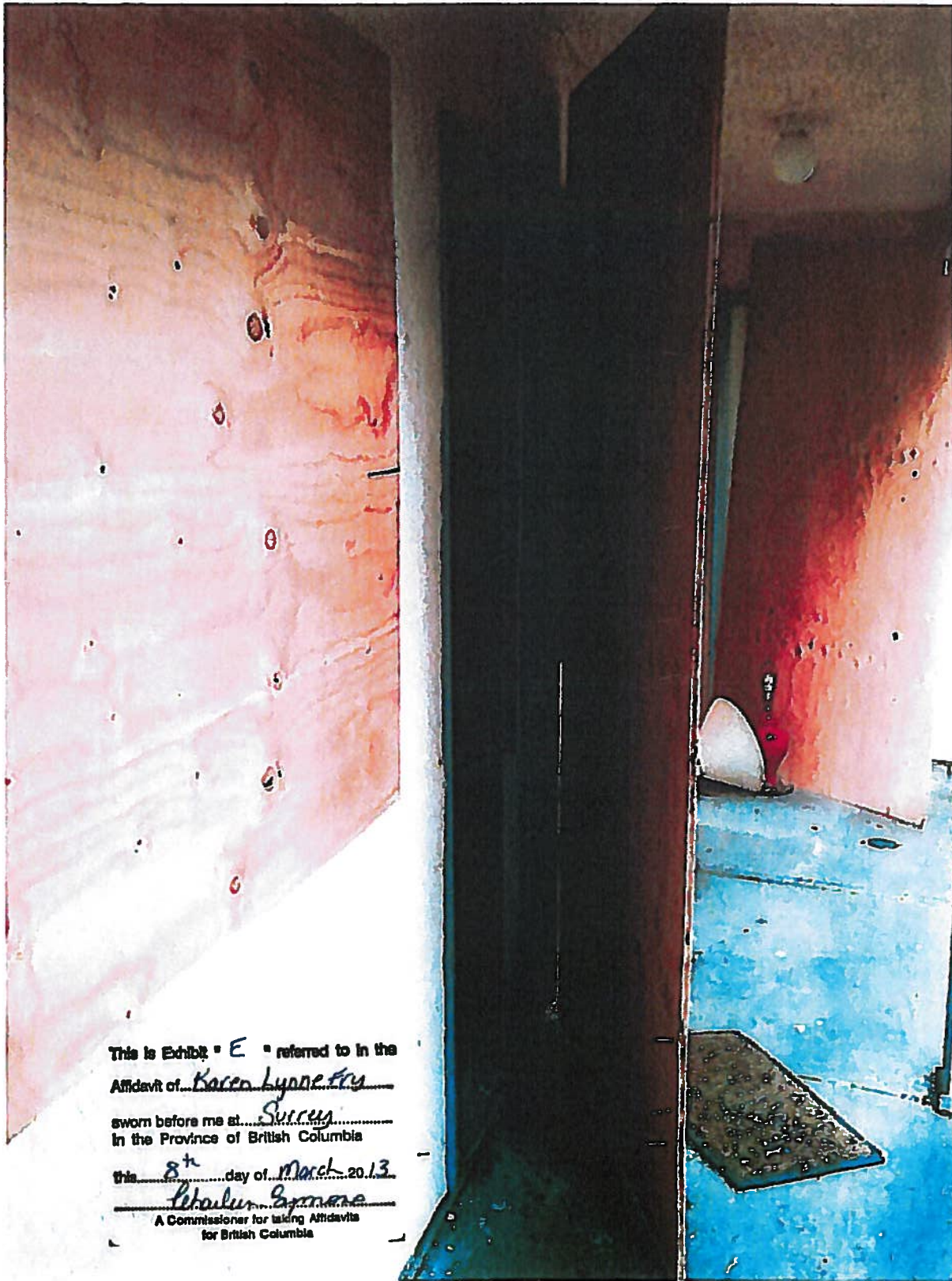
**Details:**  
 Owner shall maintain the building's security against illegal entry as per By-Law #10771.  
 Owner shall be responsible for all costs occurred if the Surrey Fire Service renders service  
 as per By-Law #10771 section 26 sentence (e). Security guard may access building during  
 the hours of 7:00 pm to 7:00 am. The building is required to be secured against illegal entry  
 when a security guard is not on site.

COMPLIANCE DATE February 18, 2013

ISSUING OFFICER Chief M Starchuk

*The city may carry out the provisions of this order without notice upon the expiry of the compliance date and the owner shall be liable to the City for all costs and expenses incurred.*

*Where the Fire Chief or a member attends an incident caused or contributed to by a condition that was the subject of this order and the owner or occupier had not carried out every requirement of the order at the time of the incident, the property owners shall be liable to the City for all costs and expenses incurred in attending and combating the incident.*



This is Exhibit "E" referred to in the  
Affidavit of Karen Lynne Fry  
sworn before me at Surrey  
in the Province of British Columbia  
this 8<sup>th</sup> day of March 2013  
Charles Symone  
A Commissioner for taking Affidavits  
for British Columbia





**Fry, Karen (Fire)**

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**From:** Thomas, Larry  
**Sent:** Saturday, March 02, 2013 11:56  
**To:** Scott Perry (sperry@firstonsite.ca) (sperry@firstonsite.ca)  
**Cc:** Fry, Karen (Fire)  
**Subject:** Bollywood motel 6670 King George Blvd. Surrey  
**Attachments:** Bollywood 2013-03-02 09.44.44.jpg; Bollywood 2013-03-02 09.51.02.jpg

Hi Scott,

I left you a voice message regarding the Bollywood motel requiring re-boarding. I also have a request in through the after hours service.

The building had 2 access points open. One on the north side under the stairs (small 4'X4') and one the south side near the front (large 4'X8').

I have attached the pictures for your reference or for you to forward on to the crew who will be attending today.

Thanks,

Larry Thomas  
Deputy Fire Chief  
Surrey Fire Services  
778-846-0853

This is Exhibit "F" referred to in the  
Affidavit of *Karen Lyone Fry*  
sworn before me at *Surrey*  
in the Province of British Columbia  
this *8<sup>th</sup>* day of *March*, 2013  
*L. K. Lyone*  
A Commissioner for taking Affidavits  
for British Columbia

**Fry, Karen (Fire)**

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**From:** Thomas, Larry  
**Sent:** Sunday, March 03, 2013 13:53  
**To:** 'sperry@firsonsite.ca'  
**Cc:** Fry, Karen (Fire)  
**Subject:** Fw: Bollywood  
**Attachments:** 2013-03-03 13.02.44.jpg

Hi Scott,

Can you please send a crew back to the Bollywood Motel 6670 KGB?

There is an opening in the north side mud building.

thank's

Larry Thomas  
Deputy Chief  
Surrey Fire Service  
778.846.0853

Larry Thomas  
Deputy Chief  
From BlackBerry

This is Exhibit "G" referred to in the  
Affidavit of *Karen Lynne Fry*  
sworn before me at *Surrey*  
in the Province of British Columbia  
this *8th* day of *March* 20*13*.  
*Kathleen Sperry*  
A Commissioner for taking Affidavits  
for British Columbia

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**From:** Mcharg, Gary  
**Sent:** Sunday, March 03, 2013 01:43 PM  
**To:** Thomas, Larry  
**Subject:** FW: Bollywood

Chief, E 10 was at the Bollywood this morning and found a new opening on the north side. Here is a picture. B/C McHarg

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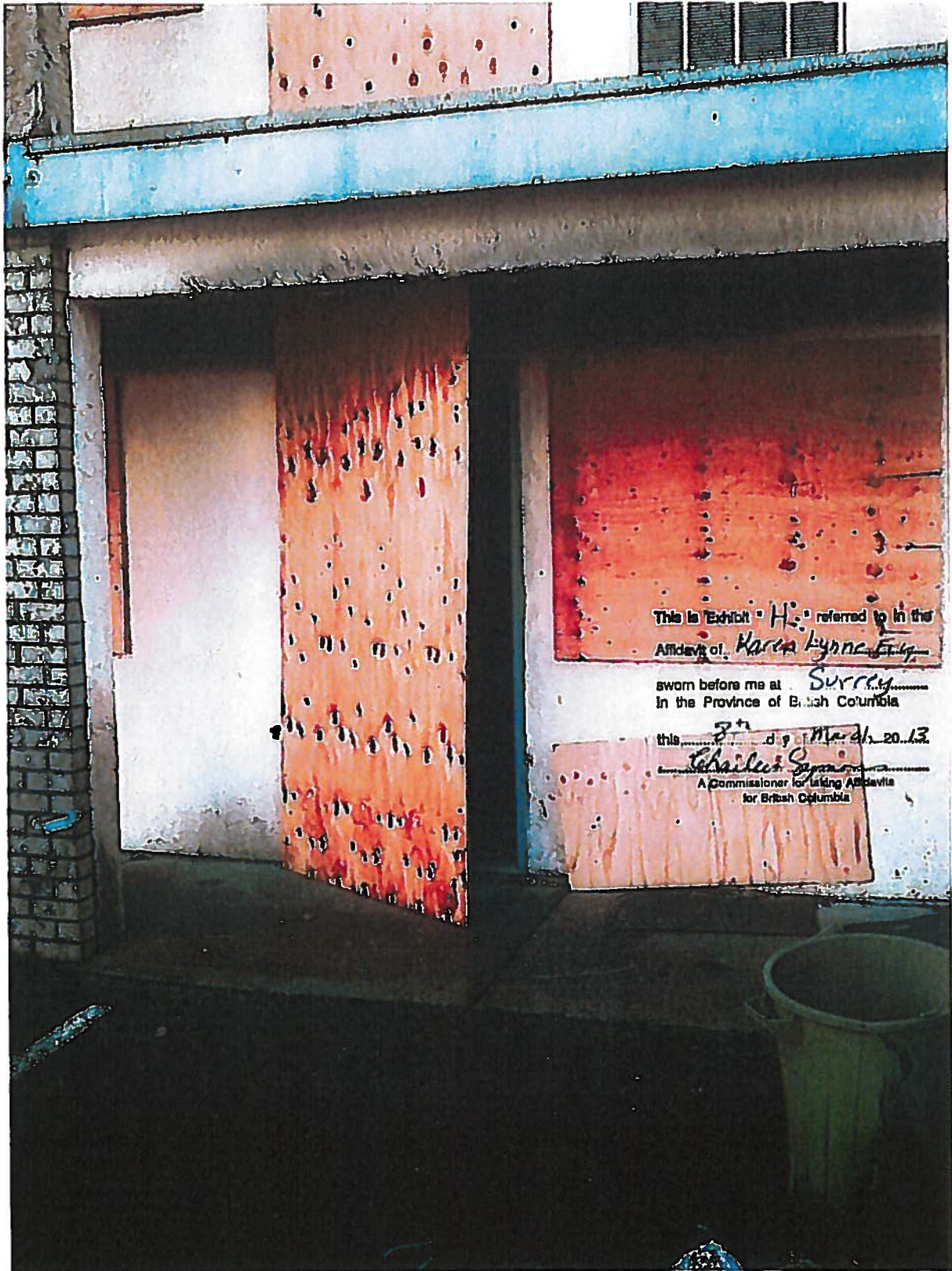
**From:** Al Mitchell [mailto:[almitche@shaw.ca](mailto:almitche@shaw.ca)]  
**Sent:** Sunday, March 03, 2013 13:19  
**To:** Mcharg, Gary  
**Subject:** Bollywood



North side mid building

Send from my Samsung Captivate(tm) via Rogers network

- 56 -

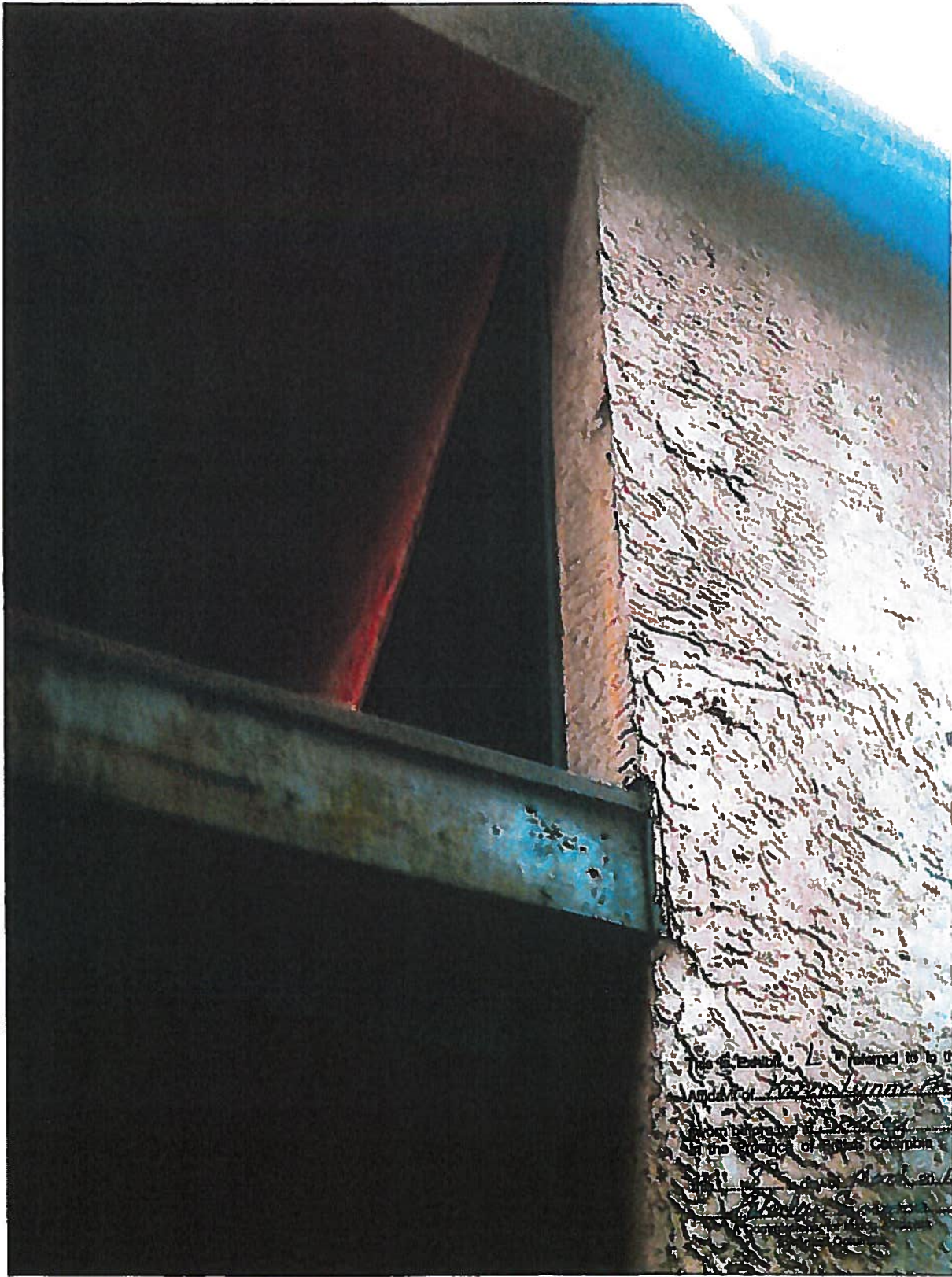




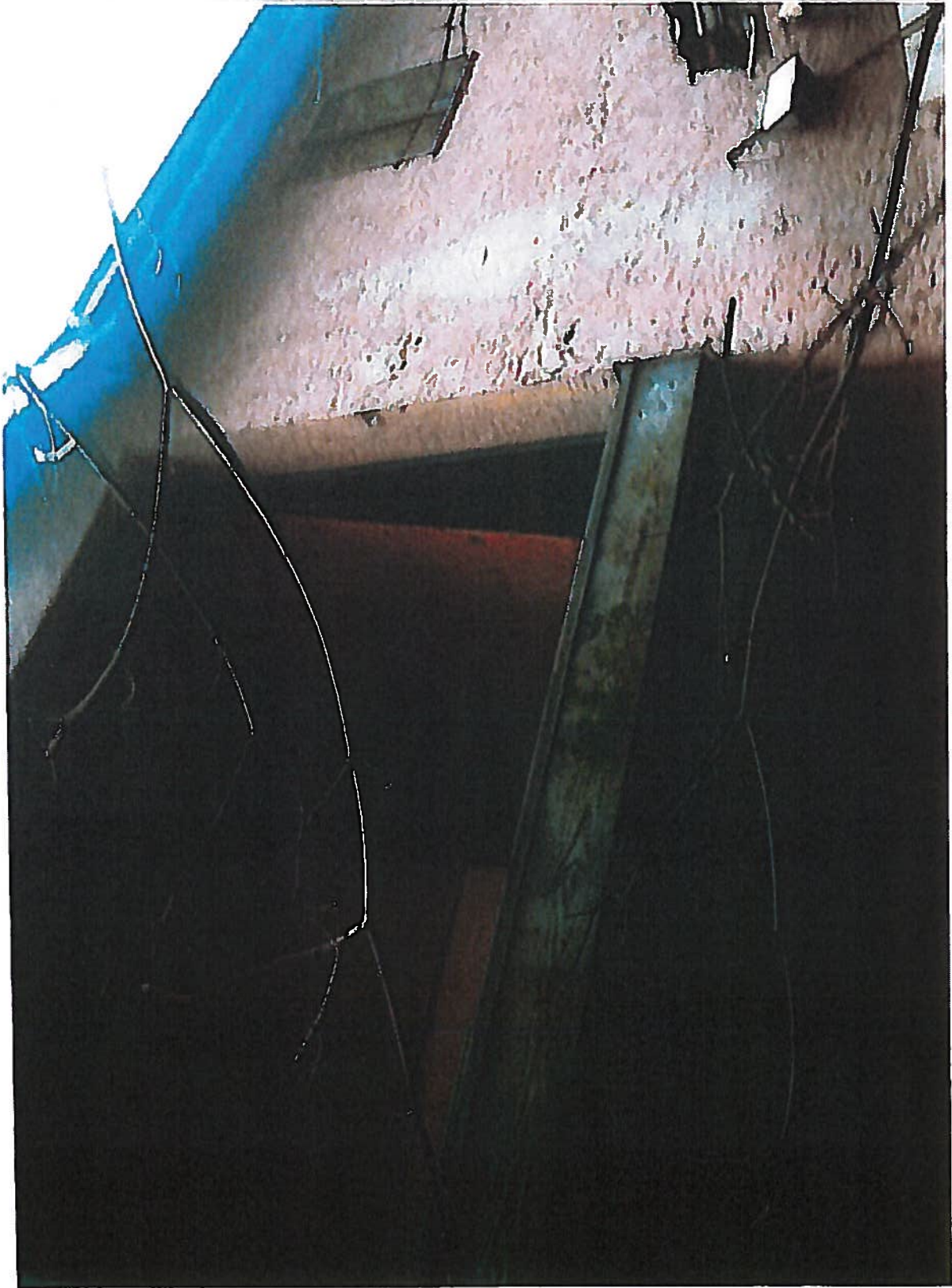




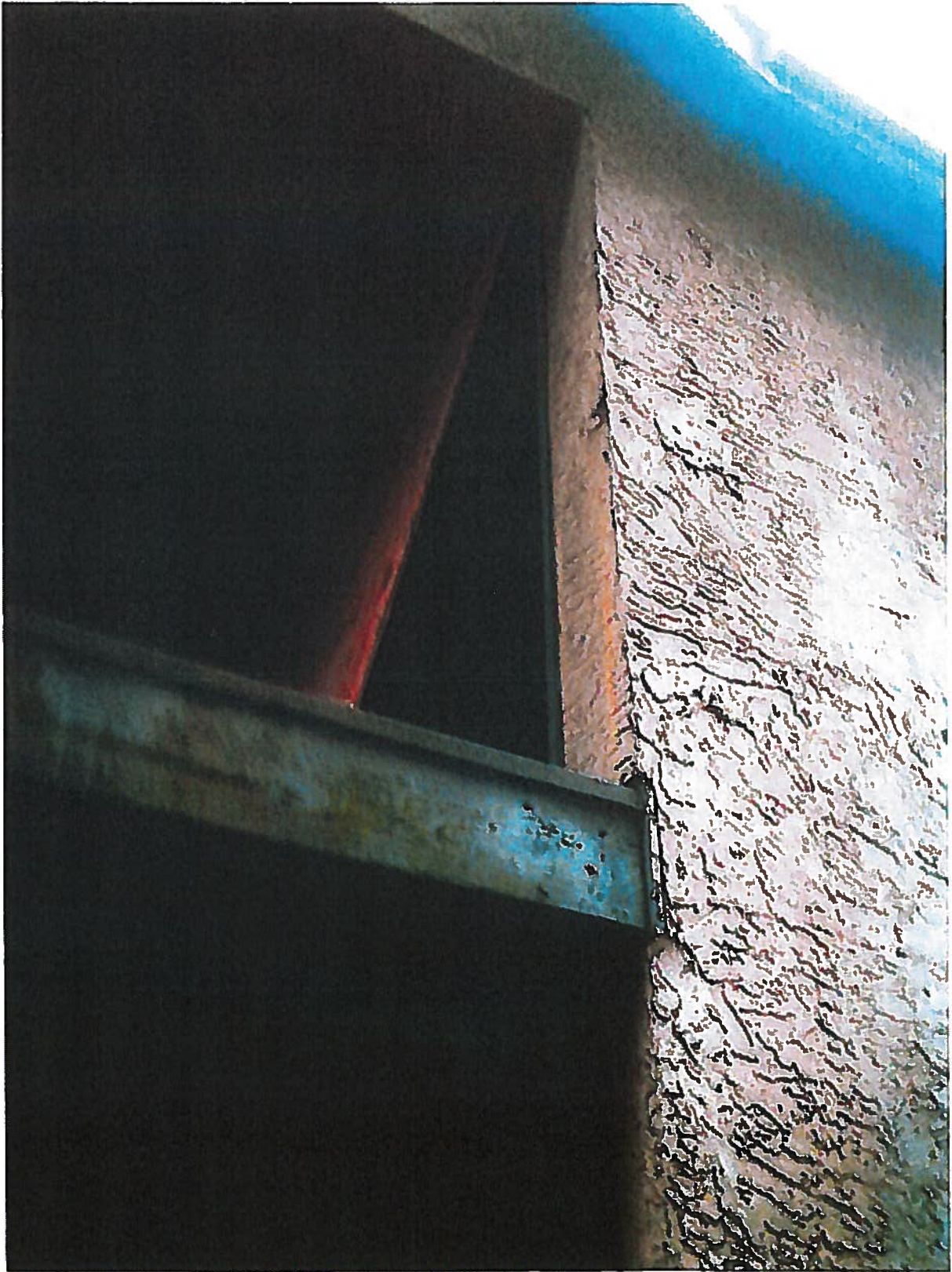




This Exhibit is referred to by the  
Affidavit of Harold Lynn Lee  
in the case of State of Oregon  
in the County of Clatsop  
at the Court of Justice  
at Seaside, Oregon  
on the 1st day of June 1968  
at Seaside, Oregon





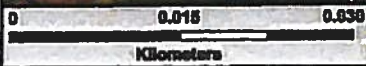








- Legend**
- Lots (Outline)
  - Road Names 250\_1000
  - Aerial Photo April 2012
  - Red: Band\_1
  - Green: Band\_2
  - Blue: Band\_3
  - Lots**
  - BC Gas
  - BC Hydro
  - BC Rail Standard Lot
  - BN Rail Standard Lot
  - CN Rail
  - City Land Standard Lot
  - City Land Strata
  - FRPA Foreshore Tenure
  - Federal Standard Lot
  - GWPD Standard Lot
  - Harbour Board Standard Lot
  - Park - City Dedicated
  - Park - City Purchased
  - Park - Provincial
  - Park - Regional
  - Private Standard
  - Private Strata
  - Provincial Standard
  - Road
  - School Standard Lot
  - Transit Standard Lot



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. Use and distribution of this map is subject to all copyright and disclaimer notices at cosmos.surrey.ca.

Enter Map Description

Scale: 1:500  
Map created on: March-08-13

This is Exhibit "N" referred to in the Affidavit of Karen Lyone Fry sworn before me at Surrey in the Province of British Columbia this 3<sup>rd</sup> day of March 2013.  
Karen Lyone Fry  
A Commissioner for taking Affidavits for British Columbia

**APPENDIX "D"**

**Photograph of the former main entrance to the Structure**



**Photograph taken March 4, 2013**



**Photograph of fire damage on the north side of the Structure**



**Photograph taken March 4, 2013**

**Photograph of fire damage on the north side of the Structure**



**Photograph taken March 4, 2013**

**Photograph of fire damage on the north side of the Structure**



**Photograph taken March 4, 2013**



**Photograph of fire damage on the north side of the Structure**



**Photograph taken March 4, 2013**

**Photograph of fire damage on the north side of the Structure**



**Photograph taken March 4, 2013**



**Photograph of fire damage on the north side of the Structure**



**Photograph taken March 4, 2013**

**Photograph of fire damage on the north side of the Structure**



**Photograph taken March 4, 2013**

**Photograph of a window on the Structure showing fire damage**





Photograph taken March 4, 2013

APPENDIX "D"

To: Mayer and city council of surrey

From: motel Bollywood limited

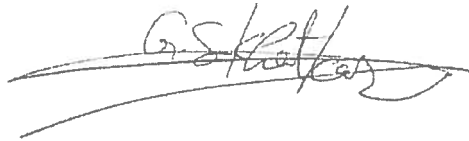
Madam,

we have received your notice on march 11 2013 issued by city of surrey, regarding property of 6670 king George Blvd. and demolish and remove from the property the motel structure within seven(7) days.

I have Future plan to demolish this motel building and build a brand name franchise hotel, soon I am going to apply for demolltion permit, at present time in seven days is not possible to remove the structure of the motel, please grant us 90 days to demolish the motel structure.

Presently building value ls roof ,tiles, windows, doors, furniture's and appliances please allow us to sell those items before demolish building. At present building is under 24 hours security under cypress security limited with legal licence Securty Company and building is fully secured by board, we committed to fully compile by laws. Once again we ask madam honourable Mayer and honourable city council, city of surrey please kindly granted us 90 days' time to demolish the motel structure Instead of seven days which ls not enough time. So, please grant us enough time we are really thankful to you.

Date: 14 march 2013



GARY KHATKAR

RECEIVED

MAR 15 2013

Legal Services Division  
City of Surrey

File: 6670-13671/#2

CLERKS DEPT.

2430-01

MAR 15 2013

*Legal*

*Rbb*