
ISSUED BY: CITY OF BURNABY
4949 CANADA WAY
BURNABY, BC V5G 1M2

ISSUED TO: 6891 MACPHERSON AVENUE HOLDINGS **FILE:** TUP#23-01
LTD., INC.NO. BC1367665
660 CALDEW STREET
DELTA, BC, V3M 5S2

PROPERTY: **6891 MACPHERSON AVE**
PID: 024-817-198
LOT C DISTRICT LOT 98 GROUP 1 NEW WESTMINSTER DISTRICT
PLAN LMP46690

1. **Site:** This Permit applies to the Property shown on drawing number A 1.00 **attached** as Schedule “A” and any and all buildings, structures and other improvements thereon (the “**Site**”).
2. **Temporary Permitted Use(s).** The Site may be used for the following temporary use(s) in accordance with this Permit:

Automobile Rental Lot and Associated Office Use
3. **Conditions:** The Temporary Permitted Use is permitted subject to:
 - a. compliance with section 304.2 of the Burnaby *Zoning Bylaw*; and
 - b. completion of:
 - (i) the fencing improvements, parking improvements (the “**Parking**”) and the landscaping improvements (the “**Landscaping**”) substantially in accordance with drawing number A 1.00 attached as Schedule “A”, prior to commencing operations of the automobile rental lot and associated office use.
4. **Security:** As a condition of the issuance of this Permit, the applicant will deliver to the City security in the amount set out below (the “**Security**”) to ensure the Parking and Landscaping improvements are carried out in accordance with the terms and conditions of this Permit.

Cash, certified cheque, bank draft, or an Irrevocable Letter of Credit, in a form acceptable to the City, in the amount of \$9,130.00.

The Parking and Landscaping shall be completed prior to commencement of the operation of automobile rental lot and associated office use. When the Parking and Landscaping is substantially complete as determined by the City, without the City having to use the Security, the City will return the entirety of the Security to the Permit holder. If the City does not give final approval of the Parking and Landscaping improvements prior to commencement of the operation of the automobile rental lot and associated office use, then the City may, at its option, use the Security to complete the Parking and Landscaping, and thereafter return the balance of the Security, if any, to the Permit holder. The Owner hereby authorizes the City or its agents to enter upon the Property to complete the Parking and Landscaping.

If the City elects not to enter the Property to complete the Parking and Landscaping and the Owner does not complete the Parking and Landscaping as required under this Permit, then the Security is forfeited to the City three (3) years after the date of issuance of this Permit.

5. **Undertakings:** Not applicable
6. **Compliance with Laws:** This Permit is issued subject to compliance with all statutes, regulations, bylaws, orders, covenants and agreements relating to the Property, Site and the Temporary Permitted Use(s), except as specifically varied or supplemented by this Permit. No variances other than those specifically set out in this Permit are implied or to be construed by the issuance of this Permit.
7. **Other Permits and Approvals:** This Permit does not constitute a building permit, business licence, or other required City permit or approval for the Site or Temporary Permitted Use(s). If, in connection with the operation of the proposed vehicle rental facility, the applicant wishes to wash rental vehicles on the Property, then the applicant or land owner will be required to obtain all required permits and approvals under applicable City bylaws and provincial statutes, regulations and codes.
8. **Lapse:** If this Permit authorizes construction, this Permit lapses if:
 - a. a complete Building Permit application for the construction is not submitted to the City within ninety (90) days of the date of issuance of this Permit, except where an extension is granted by the General Manager Planning and Development; or
 - b. the construction is not substantially started within two (2) years after the date of issuance of this Permit.
9. **Expiration:** Unless renewed in accordance with the *Local Government Act* and the *Burnaby Development Procedures Bylaw*, this Permit expires three (3) years after the date of issuance of this Permit. This Permit may be renewed only once.

Permit No.: TUP # 23-00001
6891 MacPherson Avenue Holdings Ltd.
6891 MacPherson Avenue

.....Page 3

10. No Assignment or Transfer: This Permit cannot be assigned or transferred.

AUTHORIZING RESOLUTION PASSED BY BURNABY CITY COUNCIL on the ____
day of _____, 2023.

MAYOR

DIRECTOR LEGISLATIVE SERVICES

DATE OF ISSUANCE: _____

Schedule "A" to Temporary Use Permit TUP #23-01

Drawing A1.00 - Site Plan

PROPOSED TEMPORARY USE PLAN

for vehicle rental facility and associated office use

6891 MacPherson Ave.

Burnaby, BC, V5J 4N2

Legal description and parcel ID

LOT C, PLAN LMP46690, DISTRICT LOT 98, GROUP 1, NEW WESTMINSTER

LAND DISTRICT

PID: 024-817-198

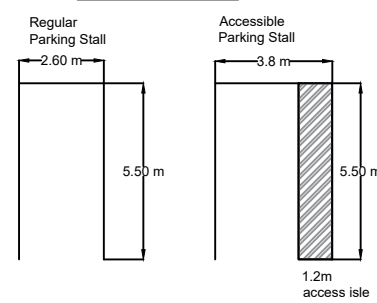
Parking Stalls:

Regular 17

Accessible 1

Total 18

Minimum Stall Dimensions



New Asphalt Paving

Mature Landscape Screen

Grass Landscaping

NOTE:

If in connection with the operation of the proposed vehicle rental facility, the applicant wishes to wash rental vehicles on the Property, then the applicant will be required to obtain all required permits and approvals under applicable City bylaws and provincial statutes, regulations and codes.

All parking stalls to meet the required dimensions as identified in the City Of Burnaby Zoning Bylaw

SCALE 1:250

