

November 29, 2017

Dear Neighbour:

Re: Proposed Transit Operations and Maintenance Facility
3008 & 3012 Gladys Avenue, Abbotsford BC
City of Abbotsford Planning Application Reference # PRJ17-147

We are writing to advise you that BC Transit is working on the rezoning and lot consolidation processes to build a new transit operations and maintenance facility on Gladys Avenue, just south of Pratt Road. In the coming days, you may see rezoning and development permit application signs on the properties noted above. We want to provide you with information about the proposed project and about upcoming public engagement opportunities.

Proposed Facility

The transit facility has been designed for the storage and maintenance of approximately 100 buses (with the ability to add future capacity for a total of 150 buses to meet future transit growth). The design includes a Compressed Natural Gas (CNG) fueling station, an automated bus wash, seven bus maintenance bays and administrative offices. CNG buses are quieter and cleaner-burning than diesel buses and create additional operational cost savings.

In the new location, BC Transit will be better able to improve service for Abbotsford and Mission transit users by being located closer to local routes and by reducing costs for fuel and labour.

The estimated \$28 million project is part of the Public Transit Infrastructure Fund. Costs will be shared between the Government of Canada, the Province of BC, and the local governments of the City of Abbotsford and the District of Mission.



The Need

The existing transit operations and maintenance facility is located outside of Abbotsford at 1225 Riverside Road and cannot meet the growing needs of the community. It is constrained by limited space for bus storage and maintenance and it does not have CNG fueling capability or an automated bus wash facility. From 2005 to 2010, Central Fraser Valley transit ridership has grown by nearly one million passengers. However, there has been limited ability to expand transit service, in part because this existing facility has reached its capacity.

A Considerate Neighbour

BC Transit wants to be a considerate neighbour during construction and operations of the new facility, if approved. BC Transit will ensure that the construction and operation of the Transit Operations and Maintenance facility will not impede public access through Gladys Avenue or Pratt Road.

Once operational, the peak activity times are 6 a.m. when the buses leave the yard for their morning operations, 9 a.m. when the buses return to the yard after the morning commute, 3 p.m. when the buses leave the yard for the afternoon commute and 7 p.m. when the buses return to the yard after the evening commute. The operation of the facility will be managed by BC Transit and members of the public can contact us if they have any questions or comments about our operations.

City Process

The proposed facility requires the approval of Abbotsford City Council for:

- lot consolidation of 3008 and 3112 Gladys Avenue
- rezoning of 3112 Gladys Ave. (from Country Residential to Industrial I2)
- a streamside protection bylaw variance
- a development permit

If approved by Abbotsford City Council, construction could begin in the spring of 2018 with completion in March 2019.

More Information

Detailed application information and plans can be found on the City of Abbotsford's website noted below:

Website: <https://www.abbotsford.ca/>

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BC Transit Engagement

Public consultation will be part of the rezoning process and we welcome your feedback. The process will include a BC Transit-led open house, a City of Abbotsford-led public meeting and a public hearing with City of Abbotsford Council. Questions or comments about the project can be directed to 1-250-995-5696 or CFVproject@bctransit.com.

BC Transit remains committed to working with our local government partners to make transit a viable and attractive transportation choice for transit customers in the Central Fraser Valley. As we continue our planning work, we will keep you informed. If you have any questions or comments, please contact us.

Sincerely,



Aaron Lamb
Vice President, Asset Management