



September 9, 2021

City of Pitt Meadows
Attn: Alex Wallace, Manager of Community Development
12007 Harris Road
Pitt Meadows, BC V3Y 2B5

TEMPORARY USE PERMIT – PITT MEADOWS AIRPORT SOCIETY/SKY HELICOPTERS LETTER OF INTENT

Dear Ms. Wallace,

Please accept this letter of intent as part of our formal application package to secure a two-year Temporary Use Permit authorizing Sky Helicopters to host events at the Sky Hangar located at the Pitt Meadows Regional Airport ("YPK"), specifically at 170-18799 Airport Way.

Sky Helicopters was established in 2011, and commenced operations on the Westlund Helicopters Inc. leasehold at YPK in 2014 (Google Earth image attached for reference). It is a state-of-the-art rotary wing company whose branding is recognized and respected throughout the entire province of British Columbia. It is arguably the most progressive commercial aviation business entity currently operating out of YPK. As a foundational member of the airport community, Sky Helicopters contributes significantly to ongoing airport operations and airport economic prosperity. It has quickly become an invaluable cornerstone for future airport growth. Sky Helicopters currently provides a range of services from heli-tours, proposal packages, and executive charters to environmental/wildlife surveys, wildfire suppression, and backcountry infrastructure implementation. Adding to its distinctive list of offerings, the Sky Hangar provides an opportunity to value-add its offering with a unique event space, professionally designed to host fundraisers, celebrations, professional events, and more. The Sky Hangar underwent significant code-compliant upgrades in 2018 to ensure it meets required safety standards for assembly use of up to 300 people. In recent years, Sky Helicopters have hosted approximately 65-75 events per year with an average event size of 125 people.

YPK is zoned I-5: Airport which allows for aviation-related enterprises, including events. Currently, Sky Helicopters works closely with Pitt Meadows Airport Society and City of Pitt Meadows to review and monitor each event booking and assess specific aviation

components. This application for a Temporary Use Permit seeks to reduce administrative burdens and eliminate the uncertainty surrounding this subjective zoning compliance (aviation-related vs non), and instead capitalize on Sky Helicopter's entrepreneurial spirit and global recognition by authorizing non-aviation events. This diversification of services will ensure Sky Helicopters' continued sustainability and contribute to the elevated business standards YPK is aspiring to. It also reinforces City of Pitt Meadow's Official Community Plan commitments to "view the airport as one of its most important economic development generators" and to "continue to work with the airport and other parties to promote its successful development."

As this application is essentially for an expansion of the type of events permitted at one specific site rather than a wholesale change in use for the entire property, and given the location of Sky Helicopters is interior to the airport lands (no City-road frontage), we respectfully request that the requirements for posting a Development Proposal Sign and conducting public information meetings be waived. We fully intend to adhere to the community mail-out requirement, but note that only two properties (one commercial, one residential) fall within the 50m distribution area.

We thank you for your continued support and consideration of this application. I trust the information contained herein is sufficient however please do not hesitate to contact me directly if you require anything further.

Respectfully,



Ashley Hilland
Director, Administration & Operations