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November 2023

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Cloverdale In The News



CITY RENEWS TRUCK MUSEUM LEASE BUT...

By Paul Oraziotti, BCVTM/SHS Past President

The City of Surrey is very lucky to have a unique part of British Columbia's trucking history conveniently located on Metro Vancouver's truck highway #15. Part of the collection was in the former BC Transportation Museum that was in the Clover Square Village mall during the late 80's. The BC Vintage Truck Museum has a number of dedicated volunteers that have invested their time and love to create a truly unique collection of history that fits in



perfectly with the Town Centre of Cloverdale – the birthplace of the City of Surrey, BC. The BC Vintage Truck Museum started life in a retired city museum in the summer of 2012 and has remained there ever since. The truck museum days have been numbered and the City is preparing to close the building because of old age and in the hope

that part of the Cloverdale Fairgrounds will be redeveloped depending on whether or not horse racing survives along with the casino. This is a good thing for the future of the Cloverdale Fairgrounds but creates uncertainty for the Truck Museum which is being told that “they will need to relocate their operations” according to a recent City of Surrey Corporate Report.

The positive side of this story is that the City of Surrey has extended the Truck Museum a 4-year lease to prepare for a new future elsewhere. The Cloverdale business community has developed a strong relationship with the Truck Museum not only as a repository of history but a group that is actively involved in all our community events including our popular Rodeo and Santa Parades. The Cloverdale Business Improvement Association strong-

ly supports keeping the Truck Museum as part of the heritage assets in this community which includes the Museum of Surrey, the City of Surrey Archives, the 1912 & 1881 Municipal Town halls, the Fraser Valley Heritage Railway, Surrey Centre and the historic 176 main street (a very popular filming destination). I would strongly encourage you to bring your children and grandchildren to see what the Museum has evolved to, which also includes an impressive collection of models/dioramas and very rare Trucks. Visit www.bcvintagetruckmuseum.org for more information.



Parading 4 A Cause

By @paradeguy aka Paul Oraziotti
Photos Cloverdale Magazine



The historic Cloverdale Town Centre is ideal for the return of Santa with an amazing number of helpers who want to light up the night and put smiles on people's faces. The 16th Annual Surrey Santa Parade has been rebuilt after the pandemic and this year even though we are still on a shorter route we have a larger number of entries. We are encouraging all visitors to bring either a non-perishable food item or a Christmas toy for one of our charities which includes the Cloverdale Christmas Hamper Program, the Surrey Food Bank and the Surrey Christmas bureau. This year the folks at the Clover Crossridge Church (formerly the movie theatre) are hosting a Christmas movie that you can attend with a donation starting at 3pm before the parade. There will be a couple of locations that will have music, exhibits and food that include Hawthorne Square and outside of

been with us for a number of years that include local sports teams, 3 car clubs (BC Hot Rod Assoc, Pacific International Street Rods and the BC Mustang Cruising Club), a decorated cement truck, numerous floats, pit bulls, vintage trucks/cars, big rigs and local politicians. Other crowd favourites returning are the VW and Friends, the



the Wyndham Estate apartments at 176A St and 58A Ave. The Santa parade has a large number of faithful entries who have

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Cloverdale BIA Presents

SURREY Santa Parade of Lights

Sunday, December 3rd, 2023
5pm Start • Downtown Cloverdale

METRO TRAFFIC MANAGEMENT
CITY OF SURREY the future is here.

SURREY CHRISTMAS BUREAU CLOVERDALE CHRISTMAS HAMPER PROGRAM SURREY FOOD BANK

Please bring a non-perishable food item or unwrapped new toy to the Santa Parade. Thank You

THANK YOU TO OUR SPONSORS
BC Transit Health Care, City of Surrey, Cloverdale Chamber of Commerce, Delta Food Bank, Greater Vancouver Food Bank, Surrey Food Bank, Surrey Employment and Volunteer Centre, Surrey Fire and Emergency Services, Surrey Police, Surrey RCMP, Surrey City Council, Surrey Chamber of Commerce, Surrey Chamber of Industry and Commerce, Surrey Chamber of Business, Surrey Chamber of Education, Surrey Chamber of Professionals, Surrey Chamber of Trades and Industry, Surrey Chamber of Small Business, Surrey Chamber of Women, Surrey Chamber of Young Professionals, Surrey Chamber of Youth, Surrey Chamber of Parents, Surrey Chamber of Parents and Teachers, Surrey Chamber of Parents and Teachers Association, Surrey Chamber of Parents and Teachers Association of Cloverdale, Surrey Chamber of Parents and Teachers Association of Delta, Surrey Chamber of Parents and Teachers Association of Richmond, Surrey Chamber of Parents and Teachers Association of Surrey, Surrey Chamber of Parents and Teachers Association of Vancouver, Surrey Chamber of Parents and Teachers Association of West Vancouver, Surrey Chamber of Parents and Teachers Association of Whitehorse, Surrey Chamber of Parents and Teachers Association of Yukon, Surrey Chamber of Parents and Teachers Association of British Columbia, Surrey Chamber of Parents and Teachers Association of Alberta, Surrey Chamber of Parents and Teachers Association of Saskatchewan, Surrey Chamber of Parents and Teachers Association of Manitoba, Surrey Chamber of Parents and Teachers Association of Ontario, Surrey Chamber of Parents and Teachers Association of Quebec, Surrey Chamber of Parents and Teachers Association of New Brunswick, Surrey Chamber of Parents and Teachers Association of Nova Scotia, Surrey Chamber of Parents and Teachers Association of Prince Edward Island, Surrey Chamber of Parents and Teachers Association of Newfoundland and Labrador, Surrey Chamber of Parents and Teachers Association of Yukon, Northwest Territories, Nunavut, and the City of Surrey.

Santa Parade Info: 604.576.3155 www.surreysantaparade.com

Lower Mainland Radio Controlled Crawlers and the Surrey RCMP/Metro Vancouver Crime Stoppers Grinch. We wanted to thank all our Sponsors like the City of Surrey, Metro Traffic, BC Plant Health Care, CUPE402 Surrey City Workers, Cloverdale Dist. Chamber of Commerce, Gulf & Fraser Credit Union, Kwantlen Polytechnic University, Shop Cloverdale

Magazine, Express Employment Professionals Cloverdale & Michauds Salon Spa & Skin Care Centre Community Sponsors/Supporters: BC Vintage Truck Museum, Cloverdale Rodeo & Exhibition, Surrey Crime Prevention Society and Surrey RCMP. Please mark your calendars for Sunday, Dec. 3rd at 5pm. More details at www.cloverdalebia.com



THANK YOU FOR SHOPPING LOCAL

In the heart of Cloverdale there is a community. A community made up of local business owners and families. A community that has been here since 1891 and we're always ready to connect with you. We're here for that much needed coffee, the necessities, the one of kind finds for you, your home or a loved one. The beautiful treasures, that bring a bit of joy to your day. There's so much to discover, in your community, here in the heart and soul of Cloverdale. Our doors are Open and We're waiting for you.



**PARADE ROUTE
SUN. DEC 3, 2023**



PARADE FINISH



PARADE START 5PM

WYNDHAM DONATION DROP OFF & FOOD

PARADE FINISH

HAWTHORNE SQUARE DONATION DROP OFF & FOOD

XMAS MOVIE AT CLOVA 3PM

176 ST EXIT WEST 58 AVE - Black
All roadworthy parade entries will turn left on 58 Ave and will exit on Hwy 15 (By-pass)



176 ST EXIT NORTH - Red
Parade entries that are not roadworthy will head north on 176 St and passengers will off load on 176 St between 58 & 58A Ave

***OFFLOAD PASSENGERS**
Floats/Flat Decks/Trailers with riders will unload on 176 St between 58 & 58A Ave.

****FLOATS RETURNING TO GROUNDS**
After offloading, entries will then move forward to 58A Ave and wait for Traffic Control before returning to the fairgrounds.

*****FLOATS EXITING BY HWY 15 (58 AVE)**
All entries that have safely offloaded their passengers will return to 58 Ave via the west alley of 176 Street.



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Remembrance Day

Surrey Museum, 17710 56a Ave
November 11, 2023 • 9:30 AM - 1:30 PM

On November 11th at 11am the two minutes of silence is the way of remembering the first World War members of the armed forces who died in the line of duty.

Two minutes is hardly enough time to give thought to what they went through. As we pause and bow our heads, we remember those brave men and women past and present who volunteered for the cause of freedom. Hopefully those of us who have never known war can appreciate the sacrifices they made to do so in the name of peace.

The First World War 1914-1918

In the First World War, the Canadians' first major battle occurred at Ypres, Belgium, on April 22, 1915, where the Germans used poison gas. As approximately 150 tonnes of chlorine gas drifted over the trenches, Canadian troops held their line and stopped the German advance in spite of enormous casualties. Within 48 hours at Ypres and St. Julien, a third of the Canadians were killed.

The Second World War 1939-1945

During the Second World War, Canadians fought valiantly on battlefronts around the world. More than one million men and women enlisted in the navy, the army and the air force. They were prepared to face any ordeal for the sake of freedom. When the war was over, more than 42,000 had given their lives.

The Korean War 1950-1953

The hard-fought end to the Second World War did not provide Canadian troops with a long peace. 26,791 Canadians served in the Korean War and there were 1,558 casualties, 516 fatal.

Canada in Afghanistan 2001-2014

The Canadian Armed Forces conducted operations in Afghanistan for more than 12 years in a number of different roles involving air, land and sea assets. 159 Canadian soldiers died while on mission in Afghanistan. Additionally, more than 2000 soldiers were injured during the war.

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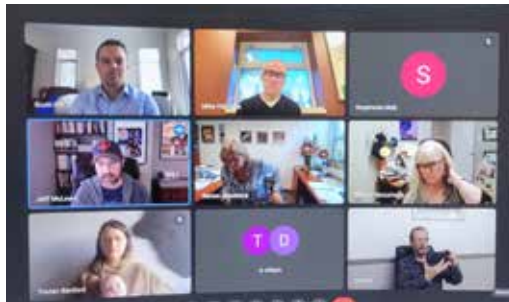
Christmas Home Decor & More!

Portable Heaters and Fireplaces!

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Play On! Canada is returning to Surrey as part of their national tour of street hockey festivals in June of 2024. The City of Surrey recently supported Play On! Canada with a \$60,000 investment to bring one of the country's largest street hockey tournaments to Surrey. The potential for the event to grow is enormous and hopefully returns to previous highs of over 400 teams competing. The 2022 Play On visit was warmly received by the community and had 98 teams playing on very short notice. The Cloverdale BIA was the Play-On's first event sponsor for 2024



based on the 2022 experience. The 2024 event will be more organized, will have more teams competing and will give Cloverdale a great day to show how amazing this historic town centre is to viewers across the country.

The screenshot of my committee team mates with members in different cities across the country still need more local sponsorship to get the event as they say over the hump. Please contact the BIA office at cloverdalebia@telus.net for more information.



Receptionist/ Admin Assistant

This position is part of a small office team that works closely together. You will be fluent in Excel and Word skills. Good English communication skills are required. Fluency in Adobe Creative Suite is a bonus. As part of this team your duties would include answering phones, providing customer service, and helping with accounts receivable. Owning a vehicle and having a valid driver's license are considered assets to the position. The working hours for this position will be 7am to 3:30pm M-F, Pay \$21/ hour. Plus, a benefits package to be discussed upon completion of a Probationary period. There are also incremental increases, and bonuses as training and experience progress.

Apprentice Electricians (Level 2, 3) Express Employment Professionals Cloverdale/Langley is seeking multiple electricians, from Level 2 - 3. Monday-Friday full-time long-

term positions. Our client is looking for people who are willing to learn and looking for a career. Must have drivers Licence. for more information please text/call us at 604-575-8181 or email your resume and a bit about yourself to parker.stewart@expresspros.com with "Electrician" in the subject line. Thank you to all that apply but for a reply you must have been through at least 1 level of schooling!

Warehouse Production Worker

Our client company is seeking a forklift certified production worker for a 6-month contract with a possibility for long term. It is Monday-Friday 7am-3:30pm 22.50/hour + 4% vacation pay

- Transferring finished product from mixing tank into proper containers.
- Filling tankers, packaging drums, buckets, and bulk totes from bulk storage tank or production kettle.
- Shipping/Receiving Operations, staging finished goods for shipping.

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- The successful candidate will have the following qualifications:
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 - Experienced operating Reach and SDCB forklifts
 - Flexible and adaptable to changing circumstance and new challenges.
 - Good verbal and written communication skills.
 - Conscientious work ethic relating to company procedures and health & safety.
 - Ability to multi-task and teamwork is necessary.
- Training will be provided on as needed basis.

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Natural Health



Supplement Spotlight:

by Lyle Sunada

FLORADIX for Fatigue and Iron Deficiency Anemia

I am seeing more and more patients asking for supplements to help with tiredness and fatigue. I recommend that they rule out metabolic conditions like hypothyroidism by getting blood work done, but it is not uncommon to find out that the cause is an iron deficiency.

I like to think of iron as a courier, and oxygen (fuel for our cells) like the packages we order online. If there are not enough

couriers working to keep up with the demand for deliveries, we will not receive our packages on time. If our cells do not receive enough fuel for our bodies to function at full capacity, we will feel tired. Low iron can also cause wounds to heal slowly, muscle weakness, difficulty with concentration and memory, depression, headaches, hair loss, and weakening of our immune system. Iron deficiency is also associated with poor cognitive development, behavioral concerns, and ADHD in children.

Some groups of people that are more likely to have low iron, include:

- Vegans and vegetarians
- Women with heavy periods
- Women during pregnancy and breastfeeding

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- People lacking a nutrient-rich diet
- Children with behavioural concerns or ADHD
- People experiencing fatigue, depression, or brain fog
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- People with digestive conditions such as Celiac disease, colitis, Crohn's disease, and SIBO

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What sets Floradix apart is its distinctive

formulation, carefully crafted to prioritize both efficacy and tolerability. Its natural ingredients, including herbal extracts such as nettle and fennel, work synergistically to support digestion and enhance the body's ability to absorb nutrients. Moreover, the incorporation of vitamins in its composition further boosts its nutritional profile, contributing to improved energy levels and a strengthened immune system. The liquid form of Floradix not only ensures rapid absorption but also facilitates flexibility in dosing, catering to individuals with varying needs and preferences. Its versatility extends to its suitability for diverse dietary requirements, including vegetarian and vegan lifestyles, making it an inclusive choice for a broad spectrum of users who prioritize natural, plant-based solutions for their health needs. If you are low in iron, consider trying Floradix, clinically proven to increase ferritin levels.

Lyle Sunada is a compounding pharmacist and NAMS Certified Menopause Practitioner specializing in hormone balancing and alternative medicine at Cloverdale Pharmasave. Everything mentioned in the article is available In-Store.

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PLEASE SIGN OUR PETITION!

The Cloverdale BIA and Cloverdale Chamber are working together to get signatures to support efforts to improve the safety of the Highway #10 & 177B St intersection. We would like the Ministry of Transportation and Infrastructure to improve the safety of the intersection at Highway #10 (56 Ave) & 177B St in Cloverdale, Surrey, BC. The intersection could use new technology LPI (Leading Pedestrian Interval) crosswalk. "A Leading Pedestrian Interval (LPI) is a timing option used at signalized intersections to activate the pedestrian walk signal before the adjacent (parallel) vehicle signal, providing a head start to pedestrians wishing to cross. This head start gives an advantage to the pedestrian over vehicles turning at the intersec-



tion and has been demonstrated to improve driver yielding behaviour".

Secondly, the Hydro pole that is in the middle of the sidewalk on the Northeast corner, makes it difficult for people with accessibility issues to cross safely.

PETITION LINK (CHANGE.ORG)
<https://chnng.it/yMDSgrBFYd>



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Email hampensemycck.ca
Visit www.mycck.ca/cloverdale-christmas-hamper-program

Scan the QR code
to donate online.



It is our mission to extend ourselves to serve the underprivileged and struggling individuals and families of Cloverdale in a practical way during a joyful, yet challenging Christmas season. Your donation will make a difference in our community by allowing us to continue to solidify the Cloverdale Christmas Hamper Program as a community effort.

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Automotive



DRIVE ACCORDING TO ROAD CONDITIONS

It would seem that summer has finally ended. Now with record low temps just in the last week fall and winter driving is here and will no doubt bring more accidents. There are going to be many rainy or foggy days and nights. As the temperatures drop, frost often coats the



roads at night and early morning. Be extra careful when approaching inter-

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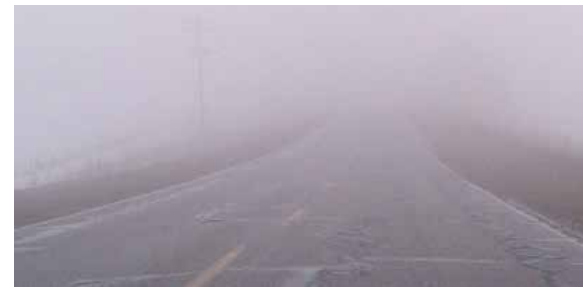
sections and curves in the road. When driving in fog, set your headlights to low beam and or use your fog lights. Drive defensively and brake gently on



overpasses and bridges as these areas frost over more quickly than other road surfaces.

And now that the leaves are starting to fall they can accumulate on the roads and with a bit of rain they become saturated, and can get extremely slippery, making driving conditions similar to

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www.cloverdaleautobody.ca



driving on ice and steering or stopping can be a real issue. Slow down if you are driving on a road covered with leaves, especially when making turns or coming

to a stop. As with all driving conditions, allow yourself plenty of room to stop in an emergency. Keep a greater distance between you and the car in front of you especially when it's raining or snowing.

A pile of leaves raked to the side of the road is an inviting thing to drive through for some people. Never drive through a leaf pile not only do you not know what may be underneath the pile but it also just makes for more of a mess on the road. Use caution around areas where there are pedestrians and where children are playing. We've seen a child killed while riding their bike to school. What a devastating loss and a sickening memory that will undoubtedly stick with the driver for the rest of their life. Also talk to your kids about bike safety. Check your windshield wiper blades. Check your

toring.

Brakes, check your antifreeze. Think about replacing your headlights with brighter bulbs, they do make a difference even during the day. I replaced mine with led lights and wow! are they ever bright and they cost about \$30 more than the regular bulbs. Yes, I drive an older vehicle with halogen headlights. Happy Mo-

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Is Your Yard Ready For Fall & Winter?

Last issue I talked about getting your home ready for fall and winter, and we have had wonderful weather to do it in. now lets get the rest of it done. Time to lime and fer-

timize the lawn. If you want you can now prune your trees and shrubs. If you have to rake up all the leaves or get yourself a leaf blower and let it do most of the work. If you get a blower/mulcher/



vacuum, (Southridge sells them, as low or lower than the box stores) they make fast work of your unwanted leaves. And if you are so inclined you can just blow all the leaves from your yard into your neighbors. Don't laugh, I've seen it done. Now that your yard is free of leaves and you've limed the lawn, all that's left to do is brush dirt and residue from your garden tools and put them away until next year. If you are really a stickler, you can rub oil on all the metal parts. This will prevent the tools from rusting in the toolshed and they will look like new next spring.

Don't forget to drain and coil the garden hoses. Water left inside can freeze and expand over the winter, damaging the hose

walls. Hang the coiled hose up off the floor, then connect the male and female ends together, making a loop, to prevent crawly critters from nesting inside.

If you have gas-powered yard equipment, it is a good idea to drain the gas tank. Add a fuel stabilizer to the tank (read the instructions on how how much) and run the engine

dry. You won't get it all, but having a low amount of stabilized fuel prevents damage to the carburetor. After you have run the engine dry, flip the mower on its side and clean all the old grass off the under side of the mower, this will help stop it from rusting.

If you have underground sprinklers they need to be drained to prevent them from freezing, failing to do this could damage the system and cost you big money in the spring. Also shut off all your outside taps from inside your home, most homes have shut off valves. If yours doesn't then I suggest using an outside tap cover.





D.I.Y. HOME IMPROVEMENT

Are You Storm Ready?

Depending on what stations you watch there are many public service commercials warning about this years winter weather and storm preparedness from the BC Government. Do they know something? or are they just trying to tell us that they may not be there for us and we should be prepared to ride out natural disasters by ourselves. I would choose the later. For that reason I'm already getting my stuff

together and making sure everything is working well. My generator at home for example has had the same gas in it for the last 2 years. So I've just recently run it out of gas and replaced it with fresh gasoline as well I changed the oil in it. The other thing that I did was buy a can of Quik Start starter fluid. What you do with it is spray a tiny bit into the carb and it will help your generator or any



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motor for that matter start up a lot easier. Especially if it's very cold out and or you haven't started your motor for quite a while. My generator usually takes many pulls to start when it's cold but if I spray a bit of starter fluid into the carb it starts first pull or at the worst second pull. For those of you with electric start generators, make sure your battery is fully charged and you have fresh gas and oil. There is nothing worse than turning the key and your generator won't start. I know, I have just recently purchased an electric start generator for up at the cabin and there is nothing worse than getting up there in minus temperatures and the generator won't start. Well to be honest there is nothing worse than trying to start any gas powered motor and nothing. That's why I like to regularly start and run all my engines long before I need them.

I guess the next question is how big of a generator do you need? Well that depends on what you want to power. If an appliance has a motor such as a furnace or freezer it has a start up wattage as well as a running wattage, you will need to calculate the total wattage using the formula:

Running wattage (R) + Starting wattage (R x 3) = Total wattage needed
Light bulbs, coffeemakers, kettles, toaster ovens don't need an extra boost of power when they're turned on. For these items, you only need

to be concerned about the running wattage. Here are some examples of typical appliances and what they require to run.

- Fridge: 600 - 1000
- Freezer: 600 - 1000
- Electric Range (one element): 2500
- Toaster: 1100 - 1700
- Microwave: 1200 - 1500
- Hot Plate: 1250
- Coffeemaker: 400 - 1200
- Electric Oven: 5000
- Television: 100 - 350
- Computer: 500 - 1000
- Hair Dryer: 1200 - 1500
- Space Heater: 1250 - 1500
- Table Lamp: 50 - 150
- Natural Gas furnace 1500 - 2200
- Electric Furnace (Heat Pump): 10,000 - 25000
- Water Heater: 3000 - 4500
- Power Tools: 1500 up

Now for your generators. Small generators up to 2500 watts. These generators are enough to power a fridge, a freezer, some lights, a TV, a laptop and a phone charger



but not much else. Don't get me wrong these little generators are work horses. I have a small 650 and a 2000 watt generator up at the cabin that runs the whole cabin....but just. Yes I have multiple generators all but one is at my cabin, as I'm off

the grid up there. At the cabin I have a small fridge, a small freezer, led lights and a small 120 volt on demand water heater. Everything runs fine on the smallest (Honda)generator until the fridge and freezer start up at the same time. The lights dim for a few seconds and then it's all good. The best thing about this little generator is that it runs for about 6 + hours at a 25% load and uses only a litre

of gas. My 2000 watt generator is the one I run all night as it runs for 10+ hours on 2.5 litres of fuel.

The next step up is the 3000 - 5000 watt generator. These will do all that the smaller one will do plus run power tools, air compressors and larger appliances. The downside to these larger generators is noise and fuel economy. Bigger motors are much noisier and use more fuel.

One more thing to note if you are powering sensitive electronics, you'll want an inverter generator as they produce clean steady power. The downside to these is they are usually much more expensive than regular generators.

The best generators are the home standby generators these are permanently installed (usually next to the house) and kick on automatically during an outage to provide uninterrupted current. Up to 20,000 watts they cost between \$4,000 & \$12,000 They

can power everything in a typical home simultaneously, up to their maximum output. Standby generators can be set up to run indefinitely on natural gas or can be fueled by propane. There's no need to connect cables, flip a switch, or start the engine.

THE DOWNSIDE - With few exceptions, standby generators are the most expensive than other types of generators. Installation costs can run into the thousands and those costs are on top of what I list here.

In conclusion, if you have tons of money go for the standby generator, but if you are like most of us, get a generator that fits your budget. Most power outages only last a few hours to a few days. If all you are concerned about is your stash of food, even the small generators will keep your fridge and freezer going and keep a few lights on.

dates from @EmergencyInfoBC. For local information follow

TIP: Link to the places where you post the latest news and updates. Include your website and social media accounts if you have them.

#BCstorm tip: Respect travel advisories issued by @DriveBC. If you don't need to be on the road, stay home.

Check in on neighbours, friends & loved ones during a #BCstorm, especially those that live alone or experience mobility challenges during winter weather. If you're able, help shovel snow or gather supplies.

EMERGENCY KIT SUPPLY LIST

Put supplies in one or 2 containers, such as plastic bins or duffel bags. Store them in an area of your home that's easy to get to, such as a hall closet, spare room or garage.

Non-perishable food: minimum three-day to one-week supply, with a manual can opener. Water: four litres per person, per day for drinking and sanitation

Phone charger, power bank or inverter
Battery-powered or hand-crank radio
Battery-powered or hand-crank flashlight
Extra batteries

First-aid kit and medications

Personal toiletries

Extra Medication

Copies of important documents, such as insurance papers and identification

Cash in small bills, Garbage bags and moist towelettes for personal sanitation

Seasonal clothing, sturdy footwear and emergency blanket, Dust masks, Whistle

Help/OK Sign (PDF): Display the appropriate side outward in your window during a disaster.

There is much more on the website. <https://www2.gov.bc.ca/gov/content/safety/emergency-management/preparedbc/guides-and-resources>

The main thing is to be prepared to be self sufficient for as long as possible the government may not be there for us.

Happy hunkering in.

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Here is what the BC Government has put out recently.

Severe winter weather, like hail, blizzards, ice storms, high winds and heavy rain can happen anytime and without warning. Are you ready? Make an emergency plan and build an emergency kit for your home. www.PreparedBC.ca/EmergencyKit #BC-storm

Are you ready for #BCstorm? Building an emergency kit for your home will make sure you're prepared for whatever weather comes your way. Don't forget supplies

for your pets, too! www.PreparedBC.ca/EmergencyKit

#BCstorm season is upon us – are you, the people you live with and your home ready?

The new @PreparedBC Severe Winter Weather and Storm Preparedness Guide is a must-read for everyone. Get prepared for a potential #BCstorm today! Download the guide at: preparedbc.ca/SevereWeather.

During winter weather - If a #BCstorm is in the forecast, get the latest provincial up-



IT'S THE LAW

By Stuart D. Robertson

THE EXCLUDED GIFT

What would you do if you were the Judge? Judges decide the facts based on evidence put before them, and then apply the law. Here is a fact pattern. How would you decide who was at fault? Fact patterns similar to this one are often presented in court and assessed by Judges. Test your judgment!

The parties had been married for 9 years. They had no children. Prior to the relationship, the Husband owned a house that the Wife moved into. The parties lived in this house for their entire relationship. The parties both spent a lot of time and money-making improvements to the home that

was close to 100 years old. About 6 years into the relationship, the Wife was added to title to the house so that the Husband and Wife were on title as joint tenants. The Husband says he did this for estate planning purposes, and to take advantage of the homeowners grant and save on taxes, as the Wife was several years older than the Husband. The Wife thought of the transfer as a gift for all the hard work she had put into maintaining and improving the house.

When the parties separated, the Wife sought an equal division of the house and all their savings. The Husband was prepared to share half the increase in the value of the house, but he wanted credit for the value of the house prior to the relationship.

What would you do if you were the Judge?

The Husband was trying to claim that the pre-relationship value of his house was "excluded" property under the Family Law Act (B.C.). In this case, the court determined that because the Husband voluntarily transferred the house into the Wife's



name, it was intended as a gift to his wife, regardless of his excuse that it was for estate planning purposes and tax savings.

Stuart D. Robertson is a lawyer who practices in Cloverdale with the firm MacMillan Tucker

HOWEVER, the law was amended earlier this year to address this sort of a scenario. This amendment to the Family Law Act (B.C.) now clarifies that the value of pre-relationship property may be excluded "despite any transfer of legal or beneficial ownership of the property from a spouse to the other spouse" (s.85(3)). This amendment would likely have changed the outcome of this case such that the Husband would have received credit for the pre-relationship value of the home.

Cases such as these are always fact specific, as there are a number of different factors the court can consider. If you face a situation similar to the one above, we recommend that you obtain legal advice to explore your options.



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