



PEACE RIVER REGIONAL DISTRICT

21-006 ZN

DAWSON CREEK 1981 Alaska Avenue (Box 810), Dawson Creek, BC (T) 250-784-3200..(F) 250-784-3201
 FORT ST. JOHN 9505 100TH Street, Fort St. John, BC V1J 4N4 (T) 250-785-8084 (F) 250-785-1125
 [Toll Free: 1-800-670-7773]

Receipt # 8250

Application for Development

1. TYPE OF APPLICATION

- | | |
|--|-------------|
| | FEE |
| <input type="checkbox"/> Official Community Plan Bylaw Amendment | \$ 1,000.00 |
| <input checked="" type="checkbox"/> Zoning Bylaw Amendment | 650.00 |
| <input type="checkbox"/> Official Community Plan / Zoning Bylaw Amendment combined | 1,050.00 |
| <input type="checkbox"/> Temporary Use Permit | 350.00 |
| <input type="checkbox"/> Development Permit | 165.00 |
| <input type="checkbox"/> Development Variance Permit | 165.00 |
| <input type="checkbox"/> Sign requirement | 150.00 |

In regard to applications for:

- i) an official community plan and/or zoning bylaw amendment;
- ii) temporary use permit;

Sign provided by the PRRD and sign posted pursuant to Section 8 of Bylaw No. 2165, 2016, **attached**.

2. PLEASE PRINT

Property Owner's Name James N Kusick / Gretchen M Letkeman	Authorized Agent of Owner (if applicable)
Address of Owner [REDACTED]	Address of Agent
City/Town/Village [REDACTED]	City/Town/Village
Postal Code [REDACTED]	Postal Code
Telephone Number: [REDACTED]	Telephone Number:
Fax Number:	Fax Number:
E-mail: [REDACTED]	E-mail:



3. PROPERTY DESCRIPTION

Full legal description of each property under application	Area of each lot	ha./acres
Lot 3, Plan PGP4750, Part SE 1/4, Section 17 Township 84, Range 19; 013-687-310	16.07	ha./acres
		ha./acres
		ha./acres
	TOTAL AREA	ha./acres

Notice of collection of personal information:
 Personal information on this form is collected for the purpose of processing this application. The personal information is collected under the authority of the *Local Government Act* and the bylaws of the PRRD. Documentation/Information submitted in support of this application can be made available for public inspection pursuant to the *Freedom of Information and Protection of Privacy Act*.

4. Civic Address or location of property: _____

5. PARTICULARS OF PROPOSED AMENDMENT

Please check the box(es) that apply to your proposal:

Official Community Plan (OCP) Bylaw amendment:

Existing OCP designation: _____

Proposed OCP designation: _____

Text amendment: _____

Zoning Bylaw amendment:

Existing zone: C-2

Proposed zone: R-2 (~~2.45~~ ^{1.6 ha} ha as per attached sketch)

Text amendment: _____

Development Variance Permit – describe proposed variance request:

Temporary Use Permit – describe proposed use:

Development Permit: Bylaw No. _____ Section No. _____

6. Describe the existing use and buildings on the subject property:

House - Residential use, Shop (agricultural use)
6 sheds (storage use)
mostly 3-sided.

7. Describe the existing land use and buildings on all lots adjacent to and surrounding the subject property:

(a) North Mix of commercial + industrial use

(b) East Commercial

(c) South Commercial + residential

(d) West Residential

8. Describe the proposed development of the subject property. Attach a separate sheet if necessary:

Like to rezone ^{1.6 ha} ~~2.45~~ ha commercial into residential

9. Reasons and comments in support of the application. Attach a separate sheet if necessary:

Main Resident is on commercial land and like to have the correct zoning for the resident (house)

10. Describe the means of sewage disposal for the development:

Charlie Lake Sewer system

11. Describe the means of water supply for the development:

Haul water

THE FOLLOWING INFORMATION IS REQUIRED. FAILURE TO PROVIDE MAY DELAY YOUR APPLICATION.

12. Proof of ownership of the subject property or properties. (For example: Certificate of State of Title, BC Land Title Office Property Title Search or recent Property Tax Notice.)
13. A Sketch Plan of the subject property or properties, showing:
 - (a) the legal boundaries and dimensions of the subject property;
 - (b) boundaries, dimensions and area of any proposed lots (if subdivision is being proposed);
 - (c) the location of existing buildings and structures on the subject property, with distances to property lines;
 - (d) the location of any proposed buildings, structures, or additions thereto, with distances to property lines;
 - (e) the location of any existing sewage disposal systems;
 - (f) the location of any existing or proposed water source.

ADDITIONAL OR MORE DETAILED INFORMATION MAY BE REQUESTED BY THE PEACE RIVER REGIONAL DISTRICT FOLLOWING REVIEW OF YOUR APPLICATION.

If it is necessary for the property boundaries and the location of buildings and structures to be more accurately defined, a plan prepared by a British Columbia Land Surveyor may be required.

15. I / We the undersigned hereby declare that the information provided in this application is complete and is, to the best of my / our knowledge, a true statement of the facts related to this application.

 Signature of Owner

 Signature of Owner

March 3/21
 Date signed

March 4/2021
 Date signed

16. **AGENT'S AUTHORIZATION**

If you have an agent act on your behalf in submission of this application, the following authorization **MUST** be signed by **ALL** property owners.

I / We authorize	and	hereby
(name) application.	to act on my/our behalf regarding this	
Agent address:		
Telephone:	Fax:	Email:
Signature of Owner:	Date:	
Signature of Owner:	Date:	



Peace River Regional District



- Legend**
- Hwy Mile Marker
 - Rural Community
 - Regional Park
 - Parks
 - Parcel / District Lot
 - Highway
 - Driveway
 - Streams/Rivers
 - Locality
 - Municipal Boundary
 - Regional District Boundary

Proposal

1:5,000



Notes



This map is a user generated static output from an internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.
THIS MAP IS NOT TO BE USED FOR NAVIGATION

254.0 Meters

127.00

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254.0

NAD 1983 UTM Zone 10N
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- Legend**
- Hwy Mile Marker
 - Rural Community
 - Regional Park
 - Parcel / District Lot
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1:2,500



Notes



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127.0 Meters

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 NAD_1983_UTM_Zone_10N
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