



PEACE RIVER REGIONAL DISTRICT DEVELOPMENT VARIANCE PERMIT NO. 19-087

Issued to: Richard Middleton & Stephanie Craig

Address: 13133 Lakeshore Drive
Charlie Lake, BC
V0C 1H0

1. Property affected: Lot A Section 17 Township 84 Range 19 West of the 6th Meridian
Peace River District Plan EPP95432

PID: 031-838-588
2. Official Community Plan: North Peace Fringe Area OCP Bylaw No. 2460, 2021
Designation: Community Residential
3. Zoning Bylaw: 1343, 2001
Zone: R-2 (Residential 2 Zone)
4. This Development Variance Permit is issued subject to compliance with all of the bylaws of the Regional District applicable thereto, except as specifically varied or supplemented by this Permit. The provisions of this Development Variance Permit shall prevail over any other provisions of the bylaws in the event of a conflict.
5. This Development Variance Permit allows for a reduction of the eastern interior side parcel line setback from 3.0 metres to 1.5 metres, as shown in Schedule A, which is attached to and forms part of this permit.
6. The land described herein, shall be developed strictly in accordance with the terms, conditions and provisions of this permit and any plans and specifications attached to this Permit which shall form a part thereof.
7. This Permit is **NOT** a building permit.

ISSUED THIS 23rd **day of** January, 2023.

This permit is authorized by Peace River Regional District Board Resolution No. RD/19/08/05 passed on the 8th day of August, 2019.

AUTHORIZED SIGNATORY



Tyra Henderson, Corporate Officer



PEACE RIVER REGIONAL DISTRICT

SCHEDULE "A"

Development Variance Permit

No. 19-087

diverse. vast. abundant.

LAKESHORE DRIVE

157°26'14"
0.974

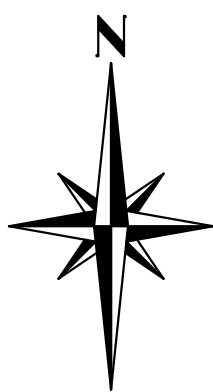
88°20'02"
31.389

88°20'02"
31.736

REMAINDER
LOT 1
PLAN 16622

3.57 APPROX

LOT B
AREA = 0.139 ha.



LOT 3
PLAN
PGP45931

178°22'53"
3.500

178°22'53"
21.969

EXISTING
HOUSE

DECK

1.57 APPROX

88°18'24"
0.587

88°18'24"
31.751

REFERENCE PLAN EPP84005

LOT A
AREA = 0.139 ha.

178°22'53"
18.469

178°20'34"
21.954

178°20'34"
21.956

PARCEL A
(PLAN 16823)
LOT 1
PLAN 16622

178°18'15"
21.029

178°18'15"
21.944

LAKESHORE DRIVE

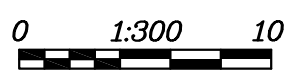
SECTION 17 TOWNSHIP 84 RANGE 19 W6M

88°17'00"
31.765

88°17'00"
31.765

PARCEL B
(PE38046)
BLOCK 1
PLAN 12011

MIDDLETON
& SCHAEFER



PROPOSED SUBDIVISION OF
PARCEL A (PLAN 16823) AND LOT 1 PLAN 16622
EXCEPT PARCEL A (PLAN 16823) BOTH OF
SECTION 17 TOWNSHIP 84 RANGE 19 W6M
PEACE RIVER DISTRICT

BCGS 94A.026

Tryon Land Surveying Ltd.
Dawson Creek 250-782-5868
Fort St John 250-262-0031
www.tryongroup.ca



TRYON FILE:
2019-0019