



PEACE RIVER REGIONAL DISTRICT

Dawson Creek | Box 810, 1981 Alaska Avenue BC, V1G 4H8
(T): (250) 784-3200 prrd.dc@prrd.bc.ca

Fort St. John | 9505 100 Street BC, V1J 4N4
(T): (250) 785-8084 prrd.fs@prrd.bc.ca

For Office Use:
Receipt # _____
Date Received _____
File No. _____
Sign Issued: Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>

Application for Development

1. TYPE OF APPLICATION

- | | | |
|---|-----|-------------|
| <input type="checkbox"/> Official Community Plan Bylaw Amendment* | FEE | \$ 1,150.00 |
| <input type="checkbox"/> Zoning Bylaw Amendment* # | | \$ 800.00 |
| <input type="checkbox"/> Official Community Plan / Zoning Bylaw Amendment combined* # | | \$ 1,200.00 |
| <input type="checkbox"/> Temporary Use Permit* | | \$ 500.00 |
| <input type="checkbox"/> Temporary Use Permit Renewal | | \$ 350.00 |
| <input type="checkbox"/> Development Permit # | | \$ 165.00 |
| <input checked="" type="checkbox"/> Development Variance Permit | | \$ 165.00 |

* Sign is required for this application type.

Sign provided by the PRRD and posted pursuant to Section 6 of Bylaw No. 2449, 2021, attached.

Contaminated Site Declaration Form required for this application type.

- | | |
|--|-------------|
| <input type="checkbox"/> Exclusion from the Agricultural Land Reserve | \$ 1,500.00 |
| (Applicant responsible for additional costs associated with the advertisements, signage, and facility rental, if applicable) | |

2. PLEASE PRINT

Property Owner's Name <i>Dana Wilbur</i>	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:
E-mail: [Redacted]	E-mail:

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*.

3. PROPERTY DESCRIPTION

Full legal description and PID of each property under application	Area of each lot
Lot 3 Plan PGP 24967 District Lot 1407 PID 007-678-789	1.956 (ha.) acres
	ha./acres
	ha./acres
	TOTAL AREA ha./acres

4. Civic Address or location of property: 6047 Westall Subdivision

5. PARTICULARS OF PROPOSED AMENDMENT

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

Official Community Plan (OCP) Bylaw amendment:

Existing OCP designation: _____

Proposed OCP designation: _____

Text amendment: _____

Zoning Bylaw amendment:

Existing zone: _____

Proposed zone: _____

Text amendment: _____

Development Variance Permit – describe proposed variance request:

I am building a 40x60 shop and would like to add a 14w x 60h lean-to on the south side for RV-storage

Temporary Use Permit – describe proposed use:

Development Permit: Bylaw No. _____ Section No. _____

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

Home - being built next year along with the shop starting in May 2025

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

(a) North Residential

(b) East Residential

(c) South Residential

(d) West Residential

increase

8. Describe your proposal. Attach a separate sheet if necessary:

I would like to ^{increase} on the sq. ft of ~~basil~~ my accessory building
I am building a 40x60 shop and would like to have a
14x60 lean to on the south side to have RV storage

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

- need room for storing RV and side-by-side

10. Describe the proposed and/or existing means of sewage disposal for the property:

I currently have an approved septic gravity system
approved by Northern Health folio # 027-759-042241.110

11. Describe the proposed and/or existing means of water supply for the property:

I will be installing a cistern.

THE FOLLOWING INFORMATION IS REQUIRED DEPENDING ON THE PROPOSAL/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 the following:
- (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 and size of existing buildings and structures on the subject property, with distances to property lines;
 - (d) the location and size 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 survey 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 to the best of our knowledge, a true statement of the facts related to this application.



Signature of Owner

Oct 19/24
Date signed



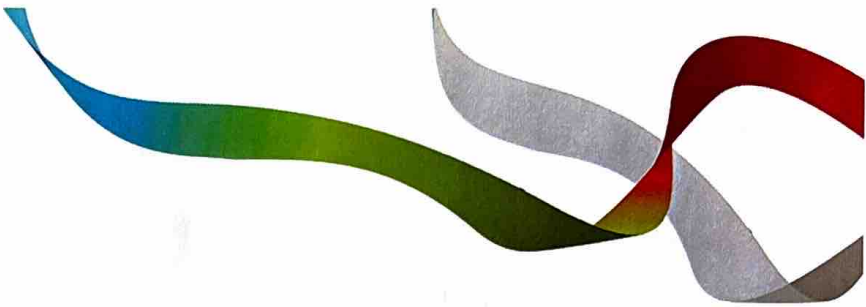
Signature of Owner

Oct 19/24
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 _____ and _____ hereby authorize (name of landowner) (name of landowner)	
_____ to act on my/our behalf regarding this application. (name of agent)	
Signature of Owner:	Date:
Signature of Owner:	Date:



CONTAMINATED SITE DECLARATION FORM

I, Dana Wilfer, hereby acknowledge that the *Environmental Management Act*, 2003, as amended, is effective as of February 1, 2021.

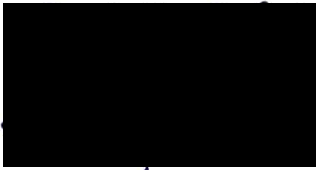
Legal Description(s):

Lot 3 Plan PGP 24967
District Lot 1907
PID 007-678-789

Please check only one:

- I have read Schedule 2 and based on my personal knowledge of the property in question, I do not believe that it is or has been used for any of the industrial or commercial purposes and activities specified in Schedule 2 of the regulations. Accordingly, I elect not to complete and submit a 'site disclosure statement', as outlined in Section 40.(1) of the Act.
- I have read Schedule 2 and one or more of the identified purposes or activities is or has occurred on the land(s) legally described above.
*Please contact staff to submit a "site disclosure statement" at planning@prrd.bc.ca

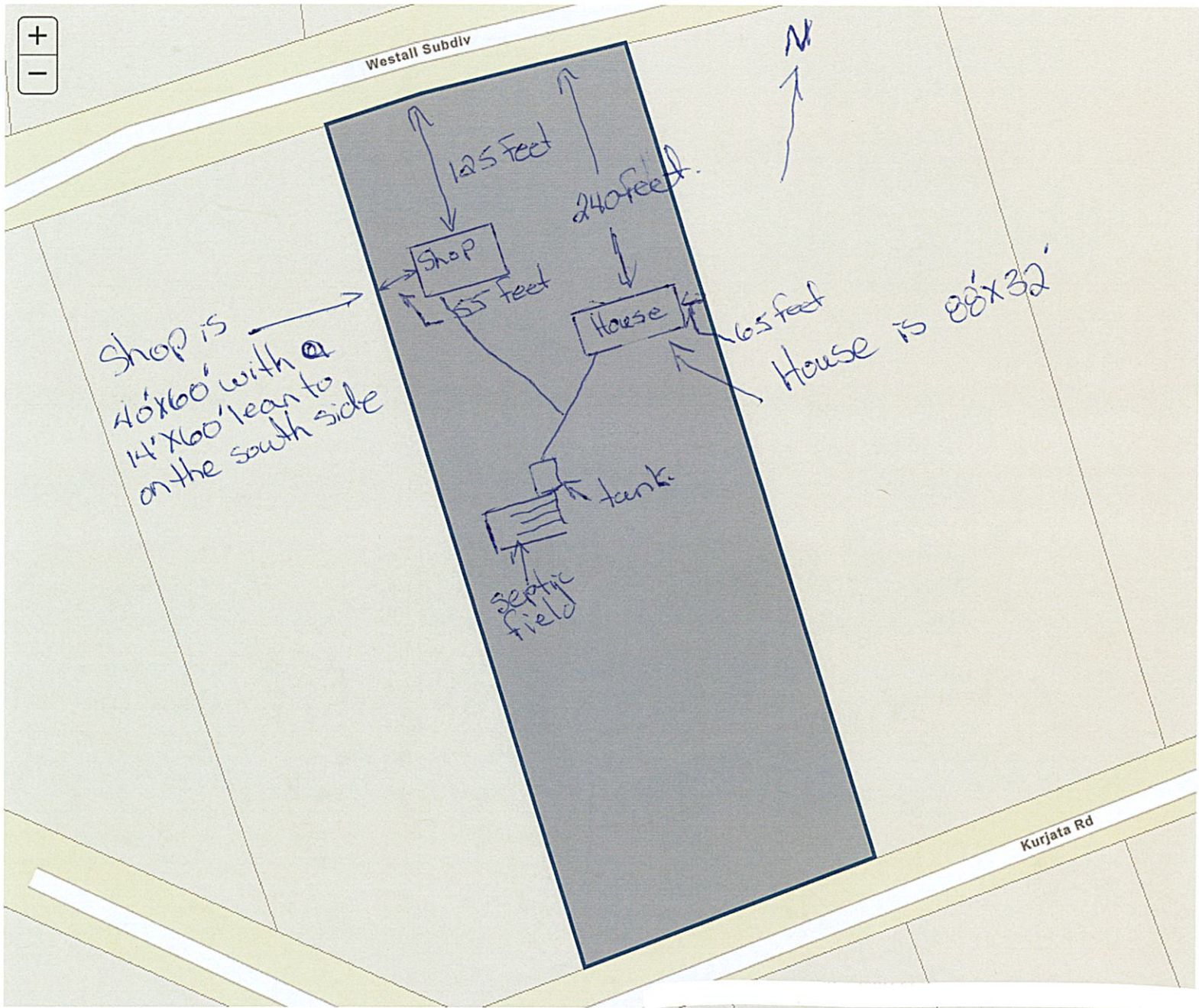
I further acknowledge that this declaration does not remove any liability, which may otherwise be legislation.



10 / 19 / 2021
dd mm yyyy

Owner/Agent

10 / 19 / 2021
dd mm yyyy

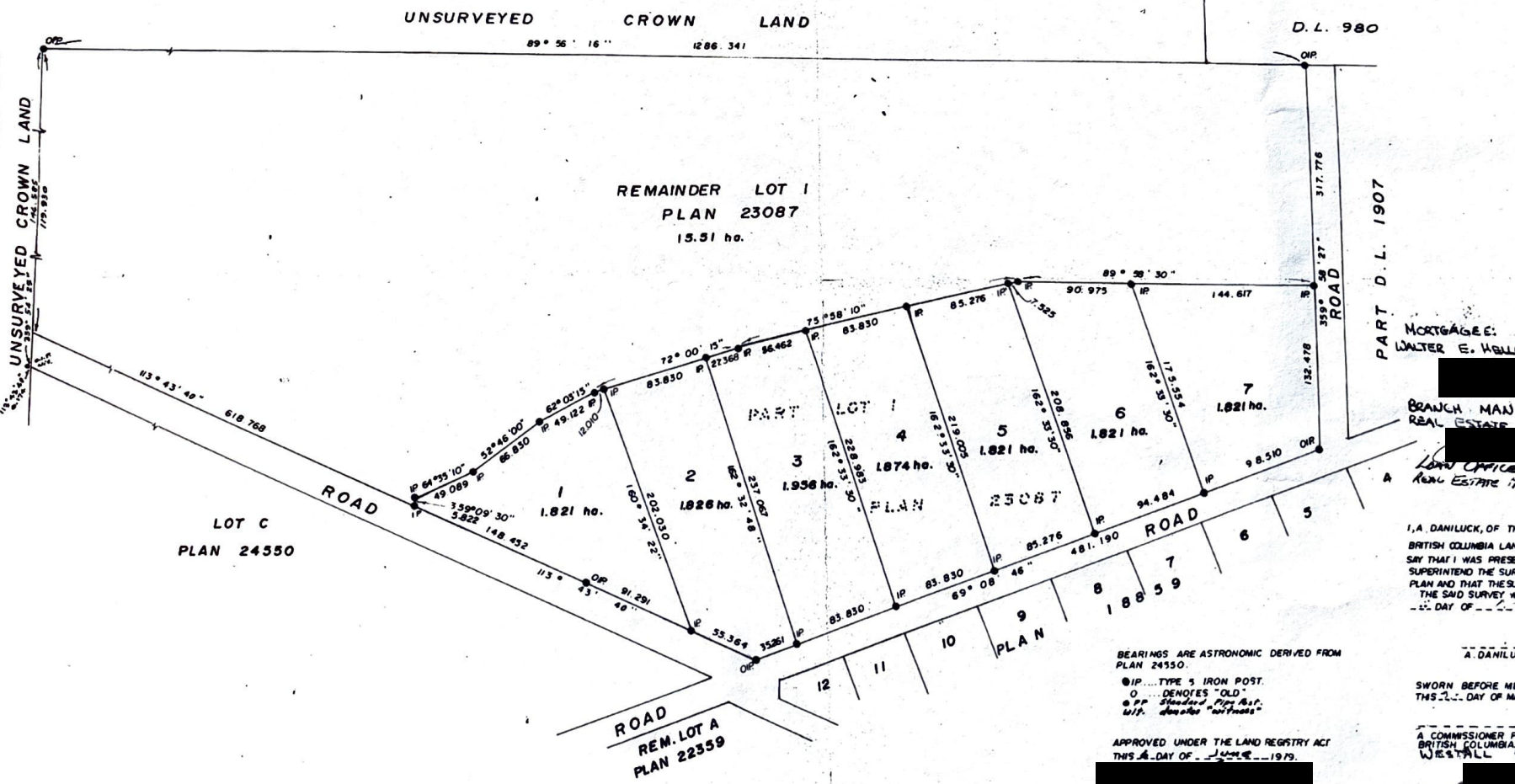


PLAN OF SUBDIVISION OF
PART OF LOT 1, PLAN 23087, except Plan 23954
D.L. 1907, PEACE RIVER DISTRICT.

SCALE: 1m : 2500 m.
ALL DISTANCES ARE IN METRES.

PLAN NO. 249
DEPOSITED IN THE LAND REGISTRY
AT PRINCE GEORGE THIS 22ND DAY OF...

A.T. SUTHERLAND
REGISTRAR



MORTGAGEE:
WALTER E. HOLLER

BRANCH MANAGER
REAL ESTATE

LAND OFFICER
REAL ESTATE

I, A. DANILUCK, OF THE CITY OF
BRITISH COLUMBIA LAND SURVEYOR,
SWORN THAT I WAS PRESENT AT
THE SURVEY AND SUPERINTEND THE SURVEY
AND THAT THE SURVEY WAS MADE
IN ACCORDANCE WITH THE ACT
IN RESPECT OF THE SAID SURVEY WAS COMPLETED
ON THE 22ND DAY OF...

BEARINGS ARE ASTRONOMIC DERIVED FROM
PLAN 24550.

- IP...TYPE 5 IRON POST.
- O...DENOTES "OLD"
- Standard Fly Ass.
- W.P. - when other "not found"

APPROVED UNDER THE LAND REGISTRY ACT
THIS 22ND DAY OF JUNE 1975

APPROVING OFFICER
MINISTRY OF TRANSPORTATION, COMMUNICATIONS & HIGHWAYS

THIS PLAN LIES WITHIN THE PEACE-RIVER
LAND REGIONAL DISTRICT.

SWORN BEFORE ME AT
THIS 22ND DAY OF MAY, 1975

A COMMISSIONER FOR THE
BRITISH COLUMBIA
WESTERN INDUSTRY

OWNER
WITNESS

A. DANILUCK
BC LAND SURVEYOR
PRINCE GEORGE
FILE