



February 20, 2024

RAJIA FARMS LTD  
c/o BALVIR CHAHAL  
11474 FARMS ROAD  
MISSION BC V2V 4J1

RAJIA FARMS LTD  
c/o STAFDEEP CHAHAL

**FILE: 4010-20 – F02235.000/4**

**CIVIC:** 10979 Farms Road

**PID: 006-898-254**

**LEGAL:** LOT 1, PLAN NWP4333, SECTION 11, TOWNSHIP 18, NEW WESTMINSTER DISTRICT.

Dear Property Owner,

**RE: BYLAW OFFENCE NOTICE – 10979 FARMS ROAD, AREA F**

Further to our most recent letter dated January 23, 2024 10979 Farms Road (the “property”) remains in contravention of the Fraser Valley Regional District (FVRD) *Building Bylaw No. 1188, 2013* with respect to construction to facilitate the operation of cannabis growing operations within two accessory structures without building permits. An inspection conducted on February 13, 2024 confirmed that construction remains on the property, despite prior requests for compliance.

In consideration of the above, please find the enclosed the following two (2) Bylaw Offence Notice tickets issued to you, the property owner, for failing to comply with Fraser Valley Regional District bylaws:

Bylaw Offence Notice No.: **68642**  
Description of Offence: Construction without a Permit  
Location of Offence: 10979 Farms Road  
Date of Offence: 2024-02-13  
Penalty: \$500.00  
Regulating Bylaw: *Fraser Valley Regional District Building Bylaw No. 1188, 2013*

Bylaw Offence Notice No.: **68643**  
Description of Offence: Construction without a Permit  
Location of Offence: 10979 Farms Road  
Date of Offence: 2024-02-13  
Penalty: \$500.00  
Regulating Bylaw: *Fraser Valley Regional District Building Bylaw No. 1188, 2013*

On the reverse side of the Bylaw Offence Notice you will find methods available to pay or dispute a bylaw offence notice. Payment may be made using one of the following options:

- » cheque or money order (payable to *Upper Fraser Valley Bylaw Adjudication System*)
- » credit card
- » cash (do not send cash in the mail)

The amount payable is indicated on the copy of the Notice. Each penalty may be reduced by \$10.00 if payment is received within 14 days. A surcharge of \$10.00 will be applied to each penalty if not received within 28 days. A copy of the Notice must accompany payment.

Payment options:

Mail: 8550 Young Road, Chilliwack BC V2P 8A4  
Phone: 604-793-2743 or 1-888-793-2744  
Online: [fvrld.ca/EN/main/services/myfvrld.html](http://fvrld.ca/EN/main/services/myfvrld.html)  
In Person: City of Chilliwack – 8550 Young Road, Chilliwack  
District of Hope – 325 Wallace Street, Hope  
District of Kent – 7170 Cheam Ave, Agassiz  
Village of Harrison Hot Springs – 495 Hot Springs Road  
Fraser Valley Regional District – 45950 Cheam Ave, Chilliwack

This matter has been outstanding for an extended period of time and attempts to achieve voluntary compliance have been unsuccessful. As such, the **FVRD will proceed with the process of registering a contravention Notice on your property at the Land Title Office** as outlined in *Section 57* of the *Community Charter*. Once registered at the Land Titles Office, the Notice will serve to advise anyone with interest in the land of the regulations contravened and provide disclosure to future owners. Please see the **Section 57 - Notice on Title Information Sheet** enclosed with this letter for your reference.

**As you have failed to take action to comply with current Building Permit regulations you, the registered owners of the property, will receive further correspondence advising of the specific date and time of the scheduled Show Cause Hearing for the above contravention notice.**

Please be advised, the successful placement of a Notice on Title does not negate further enforcement action. **The Regional District may continue to pursue enforcement action, including additional fines until your property is brought into compliance. Further inspections may be conducted until compliance is achieved.**

We also encourage you to read the *Occupiers Liability Act*, regarding property safety and negligence, available online at: [http://www.bclaws.ca/EPLibraries/bclaws\\_new/document/ID/freeside/00\\_96337\\_01](http://www.bclaws.ca/EPLibraries/bclaws_new/document/ID/freeside/00_96337_01)

If you have any questions or wish to discuss this matter further, you may contact me directly at 604-702-5015 or by email at [lhinton@fvrld.ca](mailto:lhinton@fvrld.ca). Our office hours are Monday through Friday from 8:30am to 4:30pm.

Respectfully,

 Digitally signed  
by Louise  
Hinton  
Date:  
2024.02.20  
09:14:16 -08'00'

Louise Hinton  
Bylaw Compliance and Enforcement Officer

encl: Bylaw Notice Enforcement Tickets No. 68642, and No. 68643  
Notice on Title Information Sheet  
Copy of Bylaw Letter dated January 23, 2024 and December 5, 2023