



SCHEDULE A-4

Permit Application

I / We hereby apply under Part 14 of the Local Government Act for a;

RECEIVED

APR 09 2024

FRASER VALLEY REGIONAL DISTRICT

DEPARTMENT _____

Development Variance Permit

Temporary Use Permit

Development Permit

An Application Fee in the amount of \$ ^{2,570} as stipulated in FVRD Application Fees Bylaw No. 1560, 2019 must be paid upon submission of this application.

Civic Address 38482 Bell Road, Deroche, BC PID 009-064-885

Legal Description Lot 4 Block 33 Township 20 Range LD36 Plan NWP29269

The property described above is the subject of this application and is referred to herein as the 'subject property.' This application is made with my full knowledge and consent. I declare that the information submitted in support of the application is true and correct in all respects.

Owner's Declaration

Table with 3 columns: Name of Owner (print), Signature of Owner, Date. Row 1: Wladyslaw Wojcik, [Signature], 28.03.2024

Owner's Contact Information

Table with 4 columns: Address, City, Email, Postal Code, Fax. Address and City are redacted.

Office Use Only table with 2 columns: Date, Received By, Receipt No. and File No., Folio No., Fees Paid: \$

Agent

I hereby give permission to Jamie Stirling of Stirling Geoscience Ltd. to act as my/our agent in all matters relating to this application.

Only complete this section if the applicant is NOT the owner.

Signature of Owner <i>W. Wojcik</i>	Date <i>28.03.2024</i>
Signature of Owner	Date

Agent's contact information and declaration

Name of Agent Jamie Stirling, M.Sc., P.Geo.		Company Stirling Geoscience Ltd.	
Address [REDACTED]		City [REDACTED]	
Email jamie@stirlinggeoscience.com		Postal Code [REDACTED]	
Phone [REDACTED]	Cell	Fax	

I declare that the information submitted in support of this application is true and correct in all respects.

Signature of Agent <i>[Signature]</i>	Date March 25 2024
--	-----------------------

Development Details

Property Size 24.4 ha Present Zoning R-4

Existing Use Rural residential (there is a single family dwelling on the eastern portion of the Site)

Proposed Development Add up to 4 m of fill to the Site and use the Site as outdoor storage space for RVs, cars, trucks and general storage.

Proposed Variation / Supplement There are no proposed zoning changes associated

with the proposed development of the Site.

No buildings or structures are proposed therefore a site-specific exemption is not required.

(use separate sheet if necessary)

Reasons in Support of Application A TUP is considered the most feasible option at this time.

The three to six year period of the TUP will allow sufficient time for the property owner determine if

the proposed development of the Site is a profitable and suitable business opportunity.

Provincial Requirements (This is not an exhaustive list; other provincial regulations will apply)

Riparian Areas Regulation

Please indicate whether the development proposal involves residential, commercial, or including vegetation removal or alteration; soil disturbance; construction of buildings and structures; creation of impervious or semi-pervious surfaces; trails, roads, docks, wharves, bridges and, infrastructure and works of any kind – within:

yes

no

30 metres of the high water mark of any water body

yes

no

a ravine or within 30 metres of the top of a ravine bank

“Water body” includes; 1) a watercourse, whether it usually contains water or not; 2) a pond, lake, river, creek, or brook; 3) a ditch, spring, or wetland that is connected by surface flow to 1 or 2 above.

Under the *Riparian Areas Regulation* and the *Fish Protection Act*, a riparian area assessment report may be required before this application can be approved.

Contaminated Sites Profile

Pursuant to the *Environmental Management Act*, an applicant is required to submit a completed “Site Profile” for properties that are or were used for purposes indicated in Schedule 2 of the *Contaminated Sites Regulations*. Please indicate if:

yes

no

the property has been used for commercial or industrial purposes.

If you responded ‘yes,’ you may be required to submit a Site Profile. Please contact FVRD Planning or the Ministry of Environment for further information.

Archaeological Resources

Are there archaeological sites or resources on the subject property?

yes

no

I don't know

If you responded ‘yes’ or ‘I don't know’ you may be advised to contact the Archaeology Branch of the Ministry of Tourism, Sport and the Arts for further information.

Required Information

When providing Application Forms to the applicant, Regional District staff shall indicate which of the following attachments are required for this application. **Additional information may also be required at a later date.**

	Required	Received	Details
Location Map			Showing the parcel (s) to which this application pertains and uses on adjacent parcels
Site Plan At a scale of: 1: _____			Reduced sets of metric plans
			North arrow and scale
			Dimensions of property lines, rights-of-ways, easements
			Location and dimensions of existing buildings & setbacks to lot lines, rights-of-ways, easements
			Location and dimensions of proposed buildings & setbacks to lot lines, rights-of-ways, easements
			Location of all water features, including streams, wetlands, ponds, ditches, lakes on or adjacent to the property
			Location of all existing & proposed water lines, wells, septic fields, sanitary sewer & storm drain, including sizes
			Location, numbering & dimensions of all vehicle and bicycle parking, disabled persons' parking, vehicle stops & loading
			Natural & finished grades of site, at buildings & retaining walls
			Location of existing & proposed access, pathways
			Above ground services, equipment and exterior lighting details
			Location & dimensions of free-standing signs
			Storm water management infrastructure and impermeable surfaces
		Other:	
Floor Plans			Uses of spaces & building dimensions
			Other:
Landscape Plan Same scale as site plan			Location, quantity, size & species of existing & proposed plants, trees & turf
			Contour information (_____ metre contour intervals)
			Major topographical features (water course, rocks, etc.)
			All screening, paving, retaining walls & other details
			Traffic circulation (pedestrian, automobile, etc.)
			Other:
Reports			Geotechnical Report
			Environmental Assessment
			Archaeological Assessment
			Other:
Title Search			Provide one for each property included in an application, and dated within 30 days of submission. Obtain a title search through LTSA.ca

The personal information on this form is being collected in accordance with Section 26 of the *Freedom of Information and Protection of Privacy Act, RSBC 1996 Ch. 165* and the *Local Government Act, RSBC 2015 Ch. 1*. It will only be collected, used and disclosed for the purpose of administering matters with respect to planning, land use management and related services delivered, or proposed to be delivered, by the FVRD. Questions about the use of personal information and the protection of privacy may be directed to the FVRD Privacy Officer at 45950 Cheam Avenue, Chilliwack, BC V2P 1N6, Tel: 1-800-528-0061 FOI@fvrld.ca.



LETTER OF AUTHORIZATION

Registered Authority

Please be advised that I/we, Wladyslaw Wojcik

(Print names of ALL Registered Owners or Corporate Director)

Representing, n/a

(Corporate name - if applicable)

am/are the registered owner(s);

Site Civic Address:

38482 Bell Road, Deroche, BC

Lot# 4 Block Plan 28269 PID# 009-084-885

Lot 4 Except Parcel A (Reference Plan 53267): Section 33 and of the Northwest quarter of Section 34 Township 20 New Westminster District Plan 28269.

Appointed Authorized Agent

Name of Authorized Agent

Peter Wojcik

Company Name

n/a

Mailing Address

City: Postal Code:

Email:

Phone: Fax:

Signature of Authorized Agent

X P. Wojcik

Permission to act:

As my/our Authorized Agent in the matter of the following:

- to view and obtain copies of all plans and permits
to apply for and obtain building permits for proposed construction to the above reference Civic Address
to view and obtain details relating to Bylaw Enforcement Files
to apply for Planning File: Development Permit Development Variance Permit Subdivision Zoning Amendment Official Community Plan Amendment

other:

Authorized Signature (Registered Owner or Corporate Director)

This document shall serve to notify the Fraser Valley Regional District that I am/we are the legal owner(s) of the property described above and do authorize the person indicated above ("Authorized Agent") to act on my/our behalf on all matters indicated above ("Permission to act") for the above referenced property. In addition, I/we have read and understand the above application and authorize the Authorized Agent to sign the above on my/our behalf.

X W. Wojcik

Sign Wladyslaw Wojcik

Print

Date: 12-08-2024

X Sign

Print

Date:

The personal information on this form is being collected in accordance with Section 27 of the Freedom of Information and Protection of Privacy Act, RSBC 1996 Ch. 165 and the Local Government Act, RSBC 2015 Ch. 1. It will only be collected, used and disclosed for the purpose of administering matters with respect to planning, land use management and related services delivered, or proposed to be delivered, by the FVRD. Questions about the use of personal information and the protection of privacy may be directed to the FVRD Privacy Officer at 45950 Cheam Avenue, Chilliwack, BC V2P 1N6, Tel: 1-800-528-0061 FOI@fvrd.ca

To:

Andrea Antifaeff

Planner I

Fraser Valley Regional District

P 604-702-5059

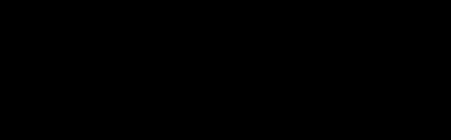
1-45950 Cheam Ave, Chilliwack, B.C. V2P 1N6

aantifaeff@fvrd.ca

fvrd.ca | haveyoursay.fvrd.ca

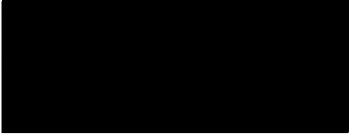
July 31, 2024

Peter Wojcik (On behalf of property owner)



C/O

Wladyslaw Wojcik (Property Owner, 38482 Bell Road, Area G)



Re: TUP for 38482 Bell Road, Area G – Designation change to RV Storage

Dear Andrea

Please be advised, that we, Peter Wojcik, representative for property owner, and the property owner, Wladyslaw Wojcik, for TUP for 38482 Bell Road, Area G, hereby agree to change the end use of the property to be for "RV Storage" as opposed to the submission made for outdoor storage for "RVs, cars, trucks and general storage".

Verified with signatures below:

Handwritten signature of Peter Wojcik in black ink.

Peter Wojcik
Representative for property owner

Handwritten signature of Wladyslaw Wojcik in black ink.

Wladyslaw Wojcik
Property owner

CC

Jamie Stirling, M.Sc., P.Geo.

Principal Consultant

Stirling Geoscience Ltd.

jamie@stirlinggeoscience.com

