



PEACE RIVER REGIONAL DISTRICT DEVELOPMENT VARIANCE PERMIT NO. 23-004

Issued to: Nicolay Govorukhin and Olga Govorukhin

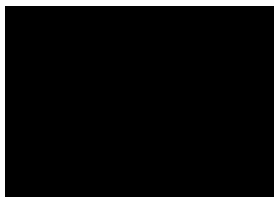
Address: 7263 Old Fort Road
Fort St John, BC
V1J 8A2

- 1) Property affected:
Lot 1 Section 26 Township 83 Range 19 West of the 6TH Meridian Peace River District BCP23215
PID: 026-653-044
- 2) Official Community Plan: North Peace Fringe Area OCP Bylaw No. 2460, 2021
Designation: Rural Residential (RR)
- 3) Zoning Bylaw: No. 1343, 2001
Zone: R-3 (Residential 3 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 authorizes:
 - i) An increase of the maximum accessory building floor area by 70 m², from 232 m² to 302 m² (a 30.13% increase);
 - ii) To construct a 74.2 m² extension to the existing shop 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 14th day of September , 2023.

This permit is authorized by Peace River Regional District Board Resolution No. RD/23/09/15 passed on the 14th day of September, 2023.

AUTHORIZED SIGNATORY



Corporate Officer



SCHEDULE "A"

Development Variance Permit
No. 23-004

