

Development Variance Permit DVP21-0020

This permit relates to land in the City of Kelowna municipally known as

1975 Springfield Road

and legally known as

Lot 2 District Lot 129 ODYD Plan KAP45185

and permits the land to be used for the following development: **Utility services**

The present owner and any subsequent owner of the above described land must comply with any attached terms and conditions.

Date of Council Decision **June 1, 2021**

Decision By: COUNCIL

Development Permit Area: (N/A)

Existing Zone: P₄ - Utilities

Future Land Use Designation: PSU – Public Services / Utilities

This is NOT a Building Permit.

In addition to your Development Permit, a Building Permit may be required prior to any work commencing. For further information, contact the City of Kelowna, Development Services Branch.

NOTICE

This permit does not relieve the owner or the owner's authorized agent from full compliance with the requirements of any federal, provincial or other municipal legislation, or the terms and conditions of any easement, covenant, building scheme or agreement affecting the building or land.

Owner: BC Gas Inc., Inc. No. 368681

Applicant: MQN Architects

Planner: Bronwyn Wydeman

Terry Barton
Community Planning Department Manager
Planning & Development Services

Date

1. SCOPE OF APPROVAL

This Development Permit applies to and only to those lands within the Municipality as described above, and any and all buildings, structures and other development thereon.

This Development Permit is issued subject to compliance with all of the Bylaws of the Municipality applicable thereto, except as specifically varied or supplemented by this permit, noted in the Terms and Conditions below.

The issuance of a permit limits the permit holder to be in strict compliance with regulations of the Zoning Bylaw and all other Bylaws unless specific variances have been authorized by the Development Permit. No implied variances from bylaw provisions shall be granted by virtue of drawing notations that are inconsistent with bylaw provisions and that may not have been identified as required Variances by the applicant or Municipal staff.

2. CONDITIONS OF APPROVAL

- a) The dimensions and siting of the building to be constructed on the land be in accordance with Schedule "A";

Section 16.4.5(c): P4 – Utilities, Development Regulations:

To vary the side yard setback from 7.5m required to 3.0m proposed.

This Development Permit is valid for two (2) years from the date of approval, with no opportunity to extend.

5. INDEMNIFICATION

Upon commencement of the works authorized by this Permit the Developer covenants and agrees to save harmless and effectually indemnify the Municipality against:

- a) All actions and proceedings, costs, damages, expenses, claims, and demands whatsoever and by whomsoever brought, by reason of the Municipality said Permit.

All costs, expenses, claims that may be incurred by the Municipality where the construction, engineering or other types of works as called for by the Permit results in damages to any property owned in whole or in part by the Municipality or which the Municipality by duty or custom is obliged, directly or indirectly in any way or to any degree, to construct, repair, or maintain.

**The PERMIT HOLDER is the CURRENT LAND OWNER.
Security shall ONLY be returned to the signatory of the
Landscape Agreement or their designates.**

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DVP21-0020

Planner Initials TC

FORTIS SPRINGFIELD RENOVATION
1975 SPRINGFIELD RD. #100, KELOWNA, BC V1Y 7V7

ISSUED FOR EMPLOYEE ENGAGEMENT
ON 2021/04/08

PROJECT: 18286
SCALE: 1/16" = 1'-0"

FORTISBC SPRINGFIELD

CIVIC ADDRESS: 1975 SPRINGFIELD ROAD, KELOWNA, BC
LEGAL ADDRESS: LOT 2, DISTRICT LOT 129, O.D.Y.D, PLAN KAP45185
PID: 017-369-843

PROJECT NAME: FORTISBC SPINGFIELD - RENOVATION & ADDITION
APPLICANT: MQN ARCHITECTS - JENNIFER FOSSUM
CONTACT INFORMATION: 100 - 3313 32ND AVENUE
VERNON, BC V1T 2M7
PHONE: 250-542-1199
EMAIL: JENNIFER@MQN.CA

FINISH SCHEDULE:
WALLS & EXPOSED COLUMNS: ZINC GREY
OVERHEAD DOOR FRAME, MANDOOOR & FRAME: ZINC GREY
ROOF & FLASHING: REGAL BLUE
OVERHEAD DOORS: POLAR WHITE
**ALL EXTERIOR FINISHES TO MATCH EXISTING SHED BUILDING



EXISTING SHED BUILDING, ENCLOSED SECTION



EXISTING SHED BUILDING, OPEN SECTION



ATTACHMENT

B

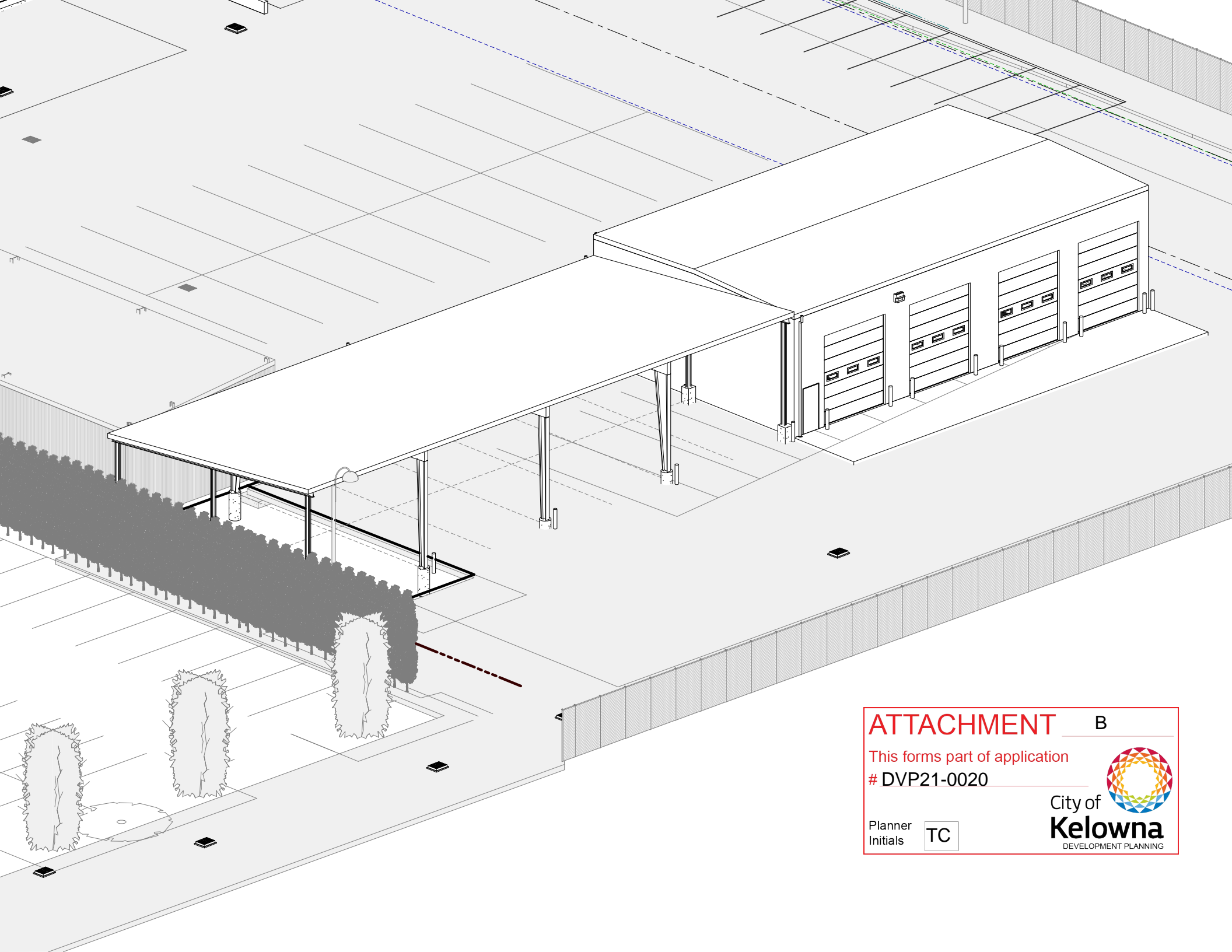
This forms part of application
DVP21-0020

Planner Initials

TC

City of Kelowna

DEVELOPMENT PLANNING



ATTACHMENT B

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