

# Regional District of Bulkley-Nechako

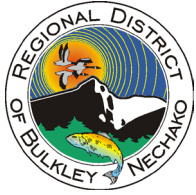
## Public Documents



### **Development Variance Permit A-03-24**

Unaddressed Old Babine Lake Road, legally described as the West ½ of District Lot 1195, Range 5, Coast District, Except Parcel A (see J10999), Plans 6801, BCP24965, BCP32740 and EPP1500; and 6440 Old Babine Lake Road, legally described as Lot B, Sections 4 and 5, Township 2A, Range 5, Coast District, Plan EPP3487

# Draft Permit



## REGIONAL DISTRICT OF BULKLEY-NECHAKO DEVELOPMENT VARIANCE PERMIT NO. A-03-24

ISSUED TO:                      Russell Buri  
   PO Box 2373  
   Smithers BC, V0J 2N0

WITH RESPECT TO THE FOLLOWING LANDS:

**The West ½ of District Lot 1195, Range 5, Coast District, Except Parcel A (See J10999), Plans 6801, BCP24965, BCP32740 and EPP1500 (PID 015-104-362) and Lot B, Sections 4 and 5, Township 2A, Range 5, Coast District, Plan EPP3487 (PID 027-979-610) (the “Lands”)**

1. This Development Variance Permit varies Section 16.0.3.1 of the Regional District of Bulkley-Nechako Zoning Bylaw No. 1800, 2020 by reducing the minimum Parcel area that may be created by subdivision from 16 hectares to 8 hectares for Proposed Lot 1.
2. This variance applies only to the subdivision of the subject properties in general accordance with the plan shown on Schedule A, which forms part of this permit.
3. In accordance with Section 503 of the *Local Government Act*, notice of this Development Variance Permit shall be filed in the Land Title Office. Once filed, the terms of this Development Variance Permit shall be binding upon all persons who acquire an interest in the lands affected by this permit.
4. If the subject properties have not been subdivided within 4 years from the date of this permit's authorizing resolution, this permit shall lapse.
5. This permit does not relieve the owner or occupier from compliance with all other bylaws of the Regional District of Bulkley-Nechako applicable thereto, except as specifically varied or supplemented by this permit.

AUTHORIZING RESOLUTION passed by the Regional District Board

this \_\_\_\_ day of \_\_\_\_\_, 2024.

PERMIT ISSUED on this \_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_  
Corporate Administrator

McCabe-Rd

Proposed Lot 1

Proposed Lot 2

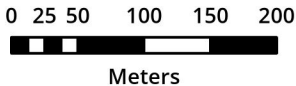
Proposed Lot 1 minimum parcel size varied to 8 ha

Old Babine Lake Rd



DVP A-03-24: Schedule A  
Regional District of Bulkley-Nechako  
Produced: 10/9/2024

Proposed Lot 1: 8 ha



# Board Report

Available by end of day October 17, 2024  
under Board agenda on the RDBN's [Board  
and Committee Meeting webpage \(Link\)](#)

# Public Notification