



**Dawson Creek**  
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 Dawson Creek, BC  
 V1G 4H8

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 E:prrd.dc@prrd.bc.ca

**Fort St John**  
 9505 100th Street  
 Fort St John, BC  
 V1J 4N4

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For Office Use:  
 Receipt # \_\_\_\_\_  
 Date Received \_\_\_\_\_  
 File No. \_\_\_\_\_  
 Sign Issued: Yes  No  N/A

**Application for Development**

**1. TYPE OF APPLICATION**

- |   | <b>FEE</b>  |
|---|-------------|
| <input type="checkbox"/> Official Community Plan Bylaw Amendment*   | \$ 1,500.00 |
| <input type="checkbox"/> Zoning Bylaw Amendment* #  | \$ 1,000.00 |
| <input type="checkbox"/> Official Community Plan / Zoning Bylaw Amendment combined* #   | \$ 2,000.00 |
| <input type="checkbox"/> Temporary Use Permit*#   | \$ 750.00   |
| <input type="checkbox"/> Temporary Use Permit Renewal   | \$ 350.00   |
| <input type="checkbox"/> Development Permit #   | \$ 250.00   |
| <input type="checkbox"/> Development Permit Amendment #   | \$ 200.00   |
| <input checked="" type="checkbox"/> Development Variance Permit   | \$ 500.00   |
| <input type="checkbox"/> Liquor Licence Referral Application  | \$ 150.00   |
| * Sign is required for this application type.   |             |
| # Contaminated Site Declaration Form required for this application type.  |             |
| <input type="checkbox"/> Exclusion from the Agricultural Land Reserve<br>(Applicant responsible for additional costs associated with the advertisements, signage, and facility rental, if applicable) | \$ 1,500.00 |

**2. PLEASE PRINT**

Property Owner's Name <b>Benjamin Kuebler</b>	Authorized Agent of Owner (if applicable)
Address of Owner 9835 Maple St	Address of Agent
City/Town/Village: <b>Fort St John</b>	City/Town/Village:
Postal Code: <b>V1J 8A8</b>	Postal Code:
Telephone Number: [REDACTED]	Telephone Number:
E-mail: [REDACTED]	E-mail:

**Notice of collection of personal information:**

Personal information on this form is collected for the purpose of processing this application. The personal information is collected under the authority of the *Local Government Act* and the bylaws of the PRRD. Documentation/Information submitted in support of this application can be made available for public inspection pursuant to the *Freedom of Information and Protection of Privacy Act*.

**3. PROPERTY DESCRIPTION**

Please list the full Legal Description and PID of <b>each property</b> under application		
<u>Legal Description</u>	<u>PID</u>	<u>Area of Each Lot</u>
Lot I Block 2 Section 35 Towhsip 83 Range 19 West of the	012-626-198	.14 acres ha./acres
6th meridian Peace River District Plan 11028		ha./acres
		ha./acres
		TOTAL AREA
		.14 acres ha./acres

**4. CIVIC ADDRESS OR LOCATION OF PROPERTY:** 9853 Maple St

**5. PARTICULARS OF PROPOSED AMENDMENT**

Please check the box(es) that apply to your application type:

Official Community Plan (OCP) Bylaw amendment:  
Proposed Land Use: \_\_\_\_\_

Zoning Bylaw amendment:  
Proposed Land Use: \_\_\_\_\_

Development Variance Permit – describe proposed variance request:  
Placing Mobile Home 8 Feet From the rear(west side) and 9 Feet from the right side(north side)  
\_\_\_\_\_

Temporary Use Permit or Temporary Use Permit Renewal – describe proposed use:  
\_\_\_\_\_  
\_\_\_\_\_

Development Permit or Development Permit Amendment

Liquor Licence Referral Application

**6. Describe the existing uses and buildings on the subject property:**  
No present buildings  
\_\_\_\_\_

7. Describe your proposal. Attach a separate sheet if necessary:

Place 76 foot mobile home with its length going front to back with the rear being 8 feet from the border and the right side will be 9 feet from the border

8. Describe the landscaping being proposed on the property:

Gravel driveway and rest of area around house will be planted lawn

9. Reasons and comments in support of the application. Attach a separate sheet if necessary:

Lot is not very big and putting the house as close to 2 edges gives maximum space to utilize lot

10. Describe the proposed and/or existing means of sewage disposal for the property:

2000 Gallon Septic holding tank to be emptied by vac truck

11. Describe the proposed and/or existing means of water supply for the property:

3000 Gallon Water cistern with water being delivered

**THE FOLLOWING INFORMATION IS REQUIRED FOR ALL APPLICATIONS:**

14. Proof of ownership of the subject property or properties dated no more than thirty (30) days prior to the date of application. (For example: State of Title Certificate, BC Land Title Office Property Title Search, Corporate Registry Search, or recent Property Tax Notice.)

15. A Sketch Plan of the subject property or properties, showing the following:

- (a) the legal boundaries and dimensions of the subject property;
- (b) boundaries, dimensions, and area of any proposed lots (if subdivision is being proposed);
- (c) the location and size of existing buildings and structures on the subject property, with distances to property lines;
- (d) the location and size of any proposed buildings, structures, or additions thereto, with distances to property lines;
- (e) the location of any existing sewage disposal systems;
- (f) the location of any existing or proposed water source;
- (g) the location and dimensions of all accesses and egresses to the property including driveways;
- (h) any existing landscaping or vegetation;
- (i) any existing landscaping or vegetation to be removed; and
- (j) any new landscaping or vegetation proposed.

**ADDITIONAL OR MORE DETAILED INFORMATION MAY BE REQUESTED BY THE PEACE RIVER REGIONAL DISTRICT FOLLOWING REVIEW OF YOUR APPLICATION.**

**If it is necessary for the property boundaries and the location of buildings and structures to be more accurately defined, a survey plan prepared by a British Columbia Land Surveyor may be required.**

**Security**

Security may be required for the following application types as per the Development Approval Procedures Bylaw No. 2558, 2024:

- Temporary Use Permit; and
- Development Permit.

**Public Notice Signs – Development Approval Procedures Bylaw No. 2558, 2024**

- 8.2 A Public Notice sign shall be posted on the subject property for any parcel that is subject to an application for:
- a) Amendment to an Official Community Plan and/or Zoning Bylaw;
  - b) Temporary Use Permit; or
  - c) Exclusion from Agricultural Land Reserve, in compliance with the Agriculture Land Commission Act and Regulations.
- 8.3 Failure to post and keep the sign in accordance with this bylaw may result in a delay or postponement of the application.
- 8.4 Any additional notification costs incurred by the Regional District, as a result of the Applicant failing to post the required sign, shall be payable by the Applicant prior to advertising of the Public Hearing or delivery of public notifications.
- 8.5 All Public Notice signs must:
- a) Be placed to maximize its visibility to those travelling along the main highway by which the property is accessed;
  - b) Be erected on the property a minimum of fourteen (14) days prior to the Board considering the application, and the Applicant must submit to the Regional District a photograph clearly showing the sign posted on the property in accordance with this bylaw;
  - c) Be placed in a manner that does not interfere with pedestrian or vehicle traffic flow, or create a potential hazard by obstructing visibility from a highway;
  - d) Be installed in a safe, sturdy manner, capable of withstanding typical wind and other weather conditions;
  - e) Remain in place continuously until the application has been closed; and f) Applicants are encouraged to dispose of the signs by recycling them.

16. I / We the undersigned hereby declare that the information provided in this application is complete and is, to the best of my / our knowledge, a true statement of the facts related to this application.



Signature of Owner

April 29, 2026

Date signed

\_\_\_\_\_  
Signature of Owner

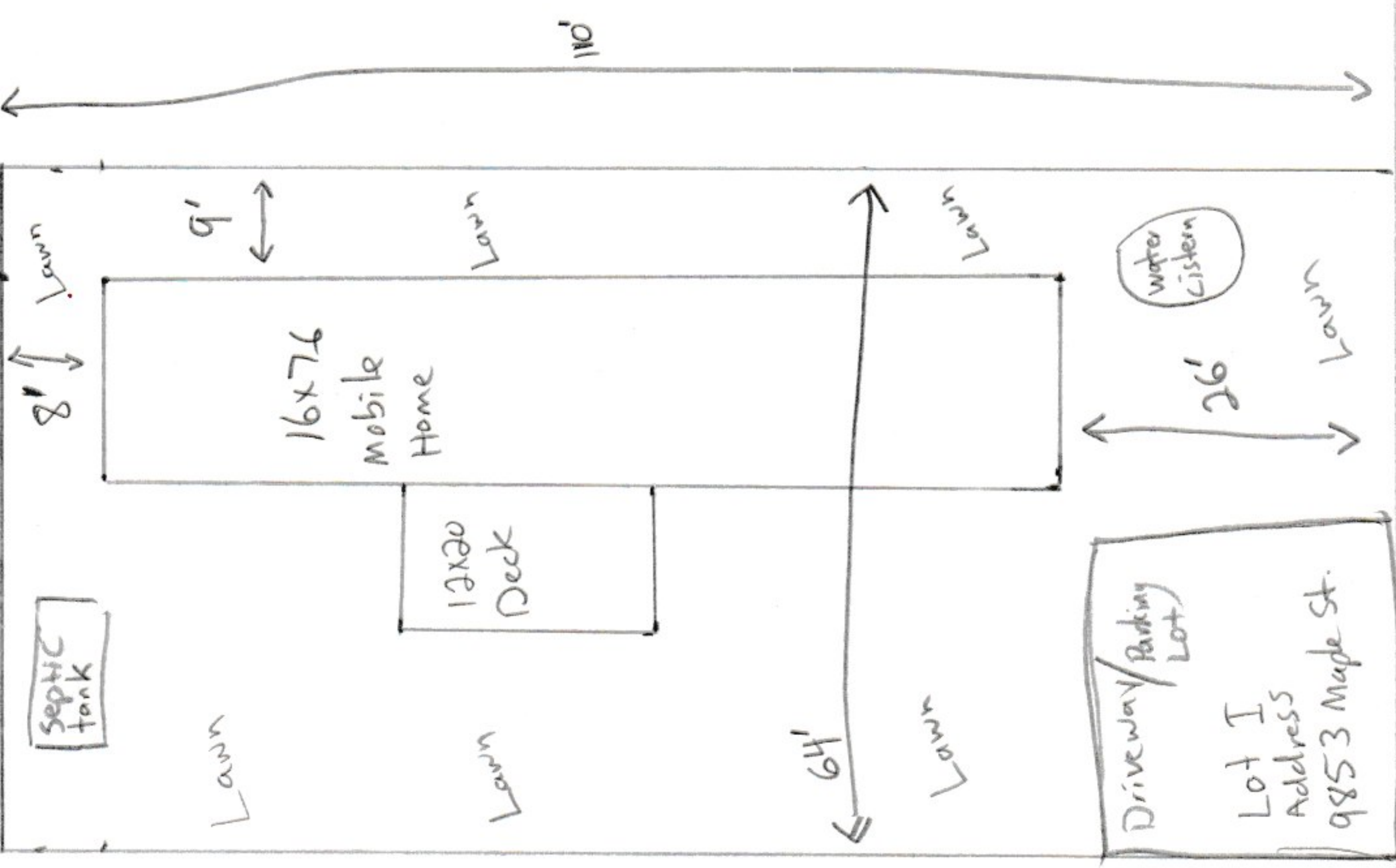
\_\_\_\_\_  
Date signed

17. **AGENT'S AUTHORIZATION**

If you have an agent act on your behalf in submission of this application, the following authorization **MUST** be signed by **ALL** property owners.

I / We _____ and _____ hereby authorize (name of landowner) (name of landowner)	
_____ to act on my/our behalf regarding this application. (name of agent)	
Signature of Owner:	Date:
Signature of Owner:	Date:





Lot 5  
Address  
9835 Maple St.

Driveway/Parking Lot  
Lot 1  
Address  
9853 Maple St.

Water Cistern

16x76  
mobile Home

12x20  
Deck

septic tank

Address  
9871 Maple St.

Maple Street

