



Development Variance Permit

FILE NO.: D2026.007-DVP

Owner:

Agent:

GENERAL CONDITIONS

1. This Development Variance Permit is issued subject to compliance with all of the bylaws of the Regional District of Okanagan-Similkameen applicable thereto, except as specifically varied or supplemented by this Permit.
2. The land described shall be developed strictly in accordance with the terms and conditions and provisions of this Permit, and any plans and specifications attached to this Permit that shall form a part thereof.
3. Where there is a conflict between the text of the permit and permit drawings or figures, the drawings or figures shall govern the matter.
4. This Development Variance Permit is not a Building Permit.

APPLICABILITY

5. This Development Variance Permit is substantially in accordance with Schedules 'A', 'B', 'C', 'D' and 'E', and applies to and only to those lands within the Regional District described below, and any and all buildings, structures and other development thereon:

Legal Description: Lot 2, Plan KAP43911, District Lot 374, SDYD
Civic Address: 5204 9th Avenue
Parcel Identifier (PID): 016-563-948 Folio: D-00998.198

CONDITIONS OF DEVELOPMENT

6. The land specified in Section 5 may be developed in accordance with the following variances to the Okanagan Valley Zoning Bylaw No. 2800, 2022, in the Regional District of Okanagan-Similkameen:
 - a) Despite the requirements prescribed in Table 11.2 (Required Off-Street Vehicle Parking Spaces) Under Section 11.2 (Calculation of Off-Street Vehicle Parking Spaces) is varied:
 - i) from: 7 parking spaces
to: 6 parking spaces

- b) The off-street parking space requirements, as prescribed in Section 11.3.6, is varied in order to allow for the provision of spaces in tandem configuration.

COVENANT REQUIREMENTS

7. Not Applicable

SECURITY REQUIREMENTS

8. Not applicable

EXPIRY OF PERMIT

9. The development shall be carried out according to the following schedule:
- a) In accordance with Section 504 of the *Local Government Act* and subject to the terms of the permit, if the holder of this permit does not substantially start any construction with respect to which the permit was issued within two (2) years after the date it was issued, the permit lapses.
 - b) Lapsed permits cannot be renewed; however, an application for a new development permit can be submitted.

Authorising resolution passed by the Regional Board on _____, 2026.

J. Zaffino, Chief Administrative Officer

In accordance with the authorization to execute under the Regional District's *Chief Administrative Officer Delegation Bylaw No. 3033, 2023*:

C. Garrish, Senior Manager of Planning

Date

Regional District of Okanagan-Similkameen

101 Martin St, Penticton, BC, V2A-5J9

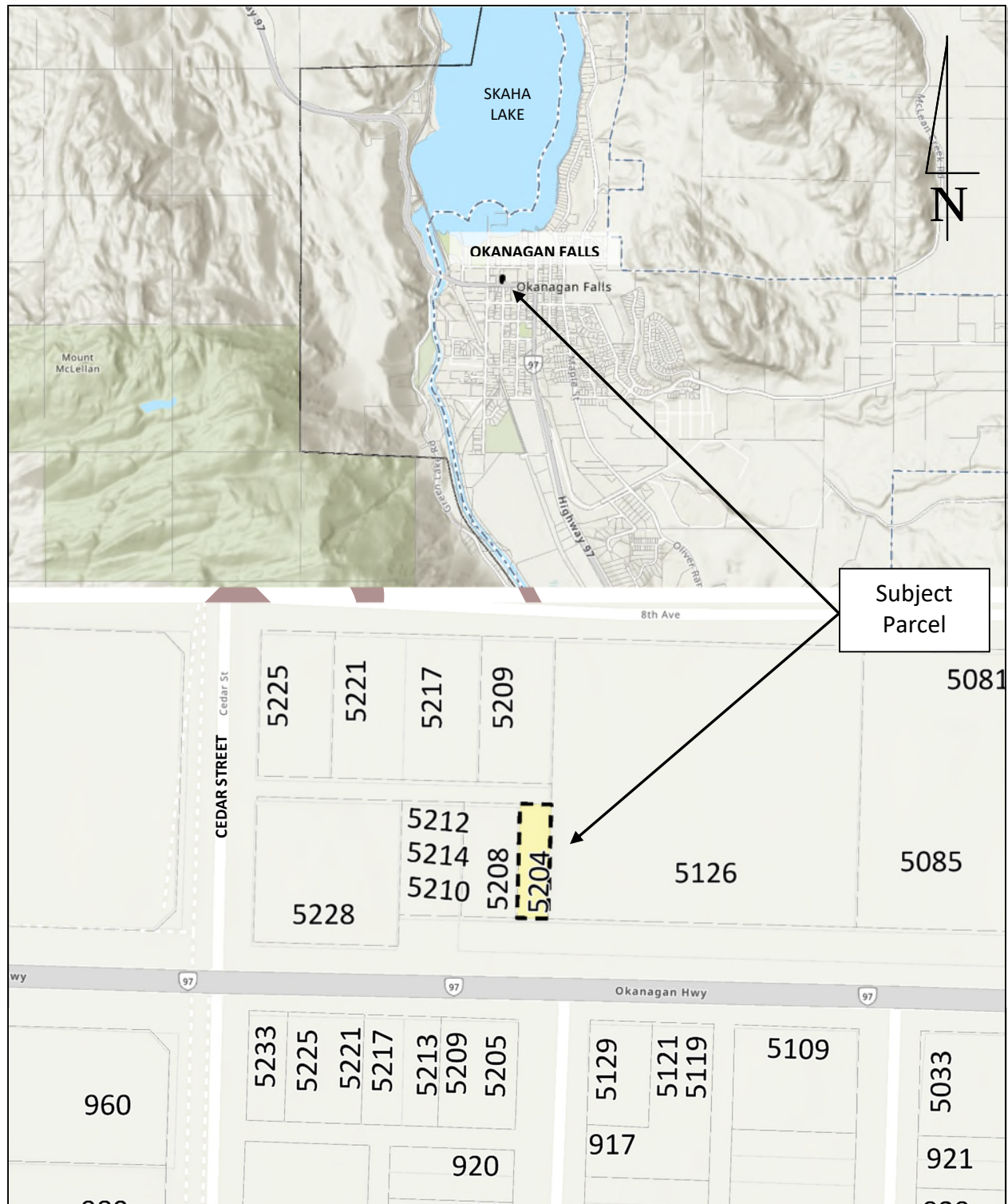
Tel: 250-492-0237 Email: planning@rdos.bc.ca



Development Variance Permit

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Schedule 'A'



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101 Martin St, Penticton, BC, V2A-5J9

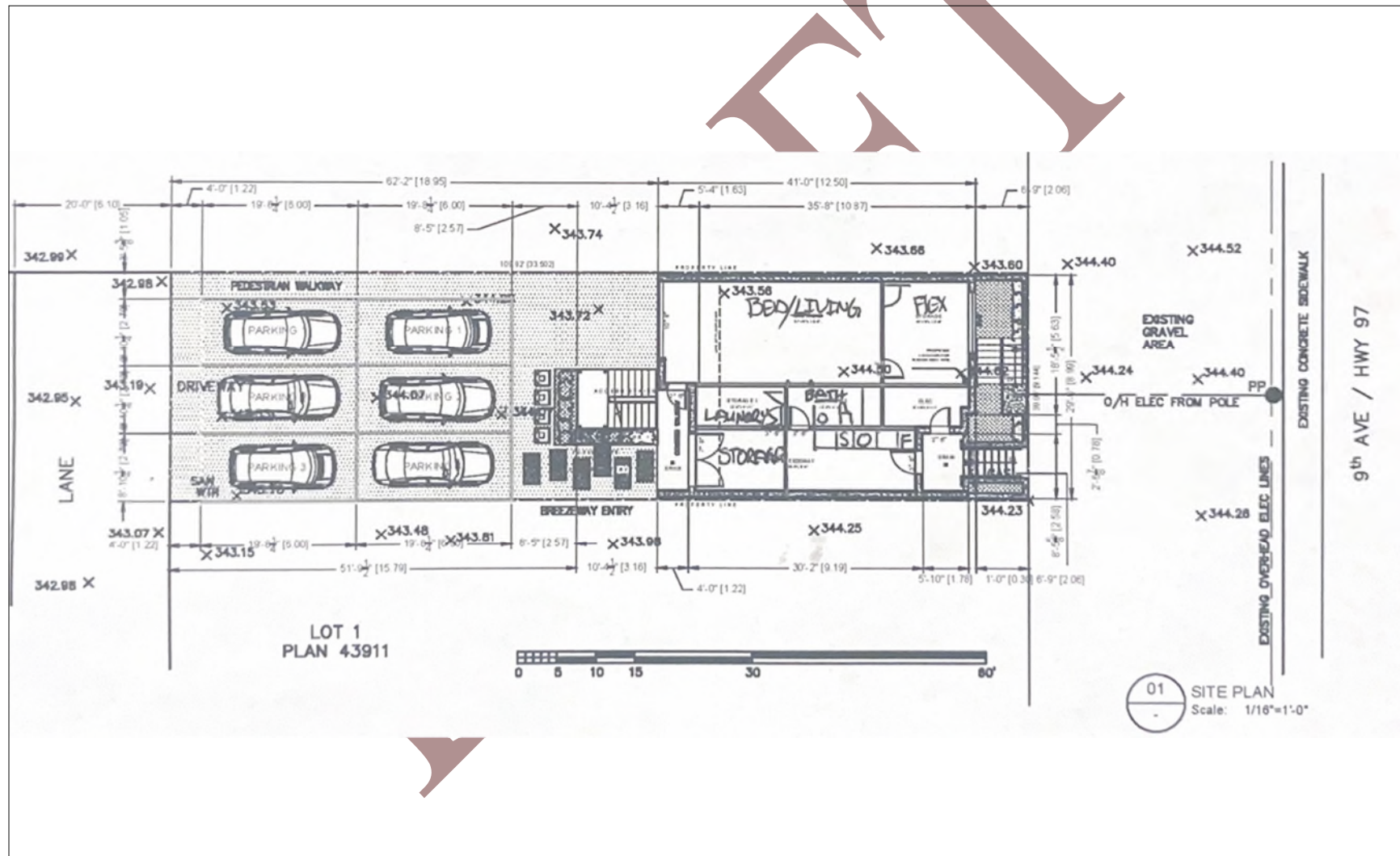
Telephone: 250-492-0237 Email: planning@rdos.bc.ca



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Schedule 'B'



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101 Martin St, Penticton, BC, V2A-5J9

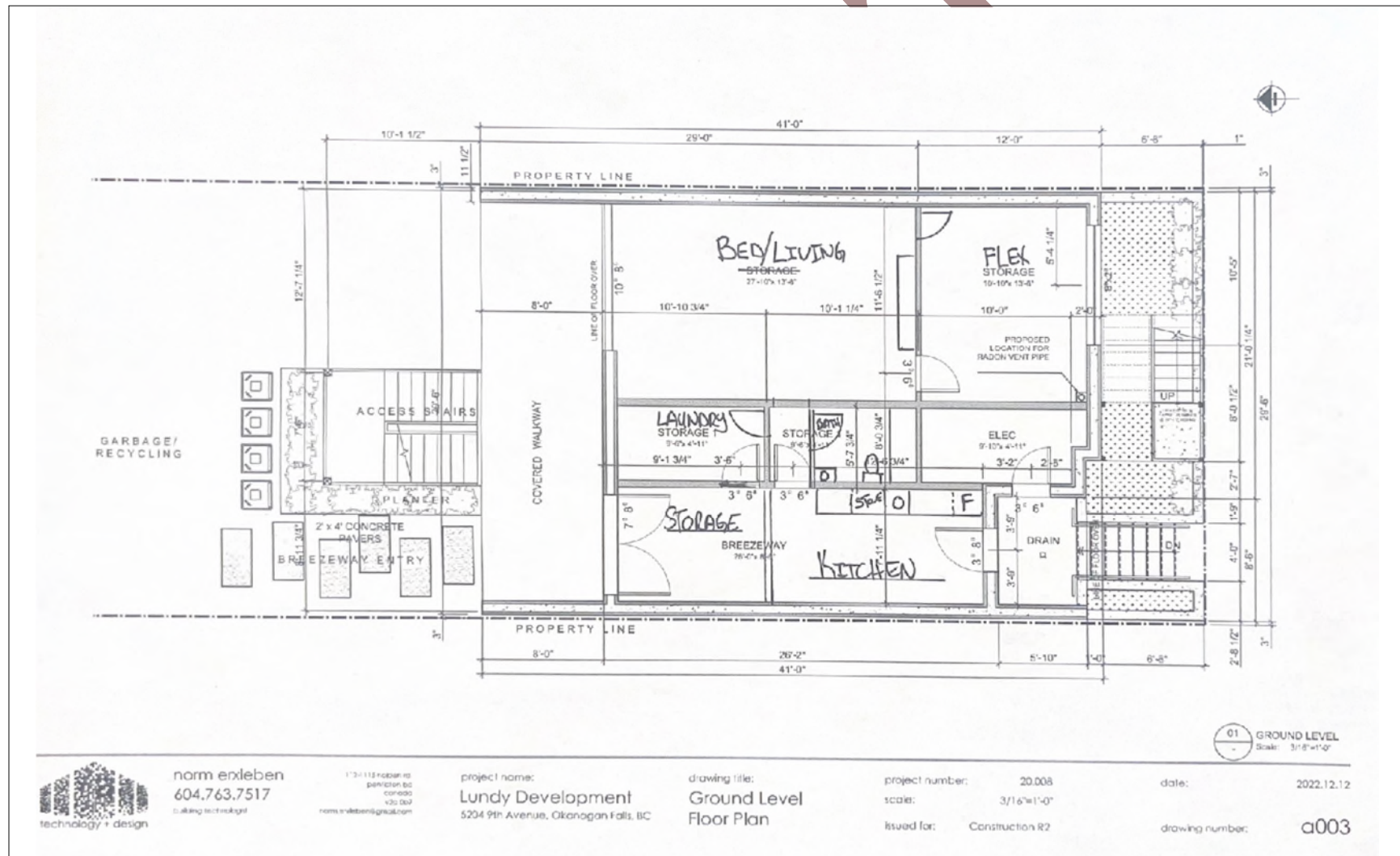
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Development Variance Permit

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Schedule 'C'



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v2a 5j9
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project name:
Lundy Development
5204 9th Avenue, Okanagan Falls, BC

drawing title:
Ground Level
Floor Plan

project number: 20.008
scale: 3/16"=1'-0"
issued for: Construction R2

date: 2022.12.12
drawing number: a003

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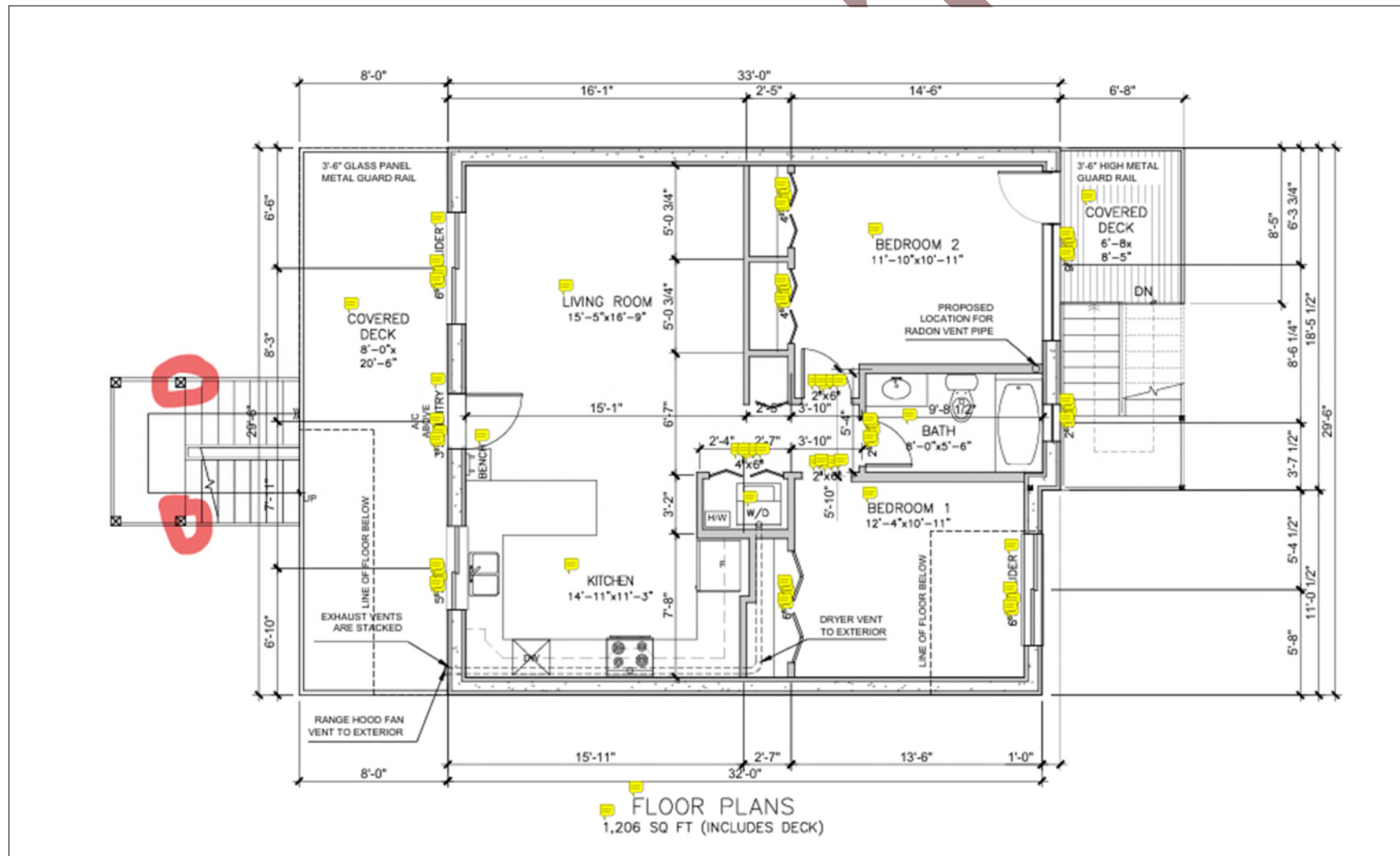
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Development Variance Permit

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Schedule 'D'



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