



DEVELOPMENT VARIANCE PERMIT NO. VP100669

1100 Patricia Blvd. | Prince George, BC, Canada V2L 3V9 | www.princegeorge.ca

- 1) This Development Variance Permit is issued to:

Name: Peter De Fauw
Henry De Fauw-Bloemendal

Address: 9181 Haldi Road
Prince George, BC V2N 6J9

- 2) This Development Variance Permit applies to:

Address: 4205 Austin Road W

Legal Description: Lot 19, District Lot 4047, Cariboo District, Plan 9543, Except Plan PGP36687

- 3) This permit is issued subject to compliance with all the Bylaws of the City of Prince George applicable thereto, except as specifically varied by this permit.

- 4) This permit varies **Section 10.2.4 1. & 10.2.4 3. of City of Prince George Zoning Bylaw No. 7850, 2007** as follows:

- a. Decrease the minimum lot width from 15.0 m to 10.0 m; and
- b. Increase the maximum lot area from 0.2 ha to 0.3 ha.

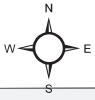
The variance is only granted for the proposed subdivision as shown on Exhibit "A".

- 5) If a Subdivision Application permitted by this permit has not been issued or substantially commenced within **two years** after the date of this permit's issuance, this permit shall lapse.
- 6) This Development Variance Permit is not a Building Permit.
- 7) **This Development Variance Permit does not satisfy any other approvals required by the City of Prince George, the Province of British Columbia or the Federal Government.**

Authorizing resolution passed by Mayor and Council on ____ day of _____, 2024.

Issuance date: _____

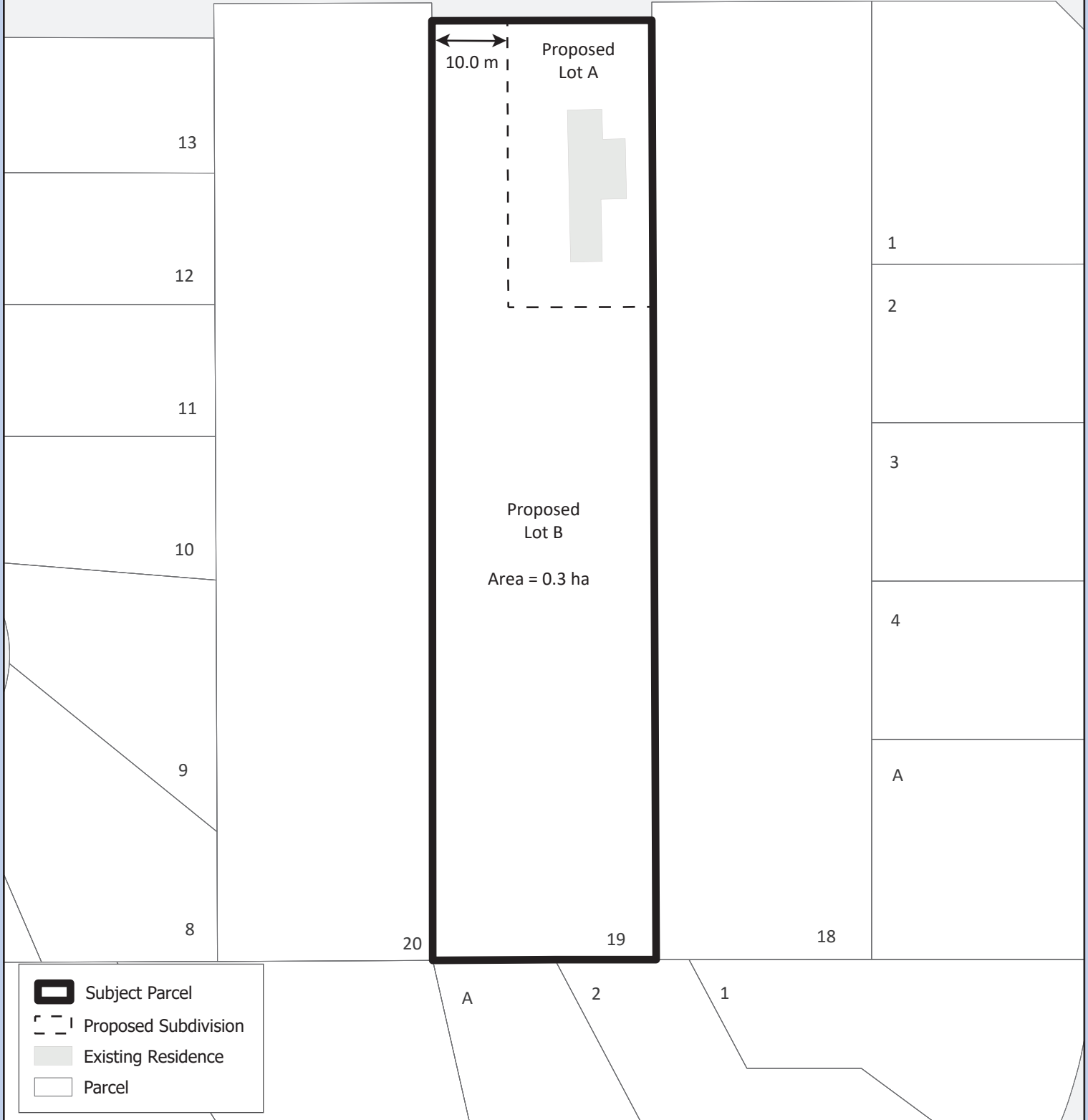
Authorizing Signature: _____



Vary Section 10.2.4 1. & 10.2.4 3. of the City of Prince George Zoning Bylaw No. 7850, 2007 as follows:

- a) Decrease the minimum lot width from 15.0 m to 10.0 m; and
- b) Increase the maximum lot area from 0.2 ha to 0.3 ha

Austin Rd W



10.0 m
Proposed Lot A

Proposed Lot B
Area = 0.3 ha

- Subject Parcel
- Proposed Subdivision
- Existing Residence
- Parcel



Coordinate System: NAD 1983 UTM Zone 10N
 Projection: Transverse Mercator
 Datum: North American 1983

1:750

Exhibit "A" to VP100669

Lot 19, DL 4047, CD, Plan 9543 Except Plan PGP36687

