



TEMPORARY USE PERMIT NO. 830-5

Registered Owners:                      Kotterkey Enterprises Ltd. Ltd.  
   PO Box 24062  
   Scotch Creek, BC, V0E 3L0

1. This Temporary Use Permit is issued subject to compliance with all the Bylaws of the Regional District applicable thereto, except as specifically varied or supplemented by this Permit.
2. This Permit applies only to the lands described below:  
Legal Description:      Lot F, Section 33, Township 22, Range 11, West of the 6<sup>th</sup> Meridian,  
   Kamloops Division, Yale District, Plan KAP72803  
PID:                                      025-598-457  
which property is more particularly shown on the map attached hereto as Schedule 'A'.
3. The owners of the subject property have applied for a Temporary Use Permit to allow the subject property to be used for industrial use as a Roads/Highways maintenance yard for a period of 3 years from the date of issuance. The proposed new buildings on the subject property are shown on the site plan attached hereto as Schedule 'B'
4. The use authorized by this Temporary Use Permit may be carried out only in accordance with the terms and conditions set out herein.
5. If the terms of this permit are not adhered to, this permit may be revoked prior to the expiry date of the permit.
6. In addition to the permitted uses in the Commercial – 1 (C1) Zone in the Scotch Creek/Lee Creek Zoning Bylaw No. 825, the subject property may be used for for industrial use as a Roads/Highways maintenance yard only, subject to the following conditions:
  - a) The owner must install surface treatments for the apron areas indicated on the site plan, attached as Schedule B, and must control dust from stockpiled traction materials;
  - b) The owner must install appropriate drainage measures to ensure that de-icing materials stockpiled on site do not impact groundwater quality in the Scotch Creek aquifer;
  - c) All industrial equipment and vehicle maintenance activity on the subject property is to be vehicle repair activities between 10.00 pm and 7.00 am must be undertaken within the confines of the buildings indicated on the site plan, attached as Schedule B; and,
  - d) The owner is wholly responsible for the proper disposal of all garbage, recycling, and waste on the subject property.

7. This Temporary Use Permit is not a Building Permit, nor shall it be construed as providing warranty or assurance that the property or any of the structures complies with the BC Building Code or any other applicable enactments.
8. Issuance of a Temporary Use Permit does not relieve the property owner of the responsibility to comply with applicable acts, regulations, or bylaws of the CSRD, or other agencies having jurisdiction under an enactment (e.g. Interior Health, Ministry of Transportation).
9. This permit, issued as per Section 493 of the Local Government Act, is valid from the date of issuance, noted below, 2019, until the same date, 2022 only. This permit may be extended only up to 3 years in duration, upon application and subsequent approval by the CSRD Board of Directors.
10. This permit is valid from the date of issuance, 2019, and shall expire on the same date in 2022.

AUTHORIZED FOR ISSUANCE by the Columbia Shuswap Regional District Board on the \_\_\_\_ day of \_\_\_\_\_, 2019.

AND ISSUED this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

\_\_\_\_\_  
CORPORATE OFFICER

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TUP830-5  
Schedule 'B'

