



**Columbia Shuswap Regional District**  
**Environmental and Utility Services**  
**Referral Response**

<b>Date:</b>	2025-May-20	<b>Planner:</b>	C. LeFloch	<b>File No.</b>	BL825-54
<b>Address:</b>	1497, 1501 Lee Creek Drive, 1506, 1546, 1572 Lee Creek Drive, 2982, 2996 Hopwood Drive		<b>PID:</b>	005-555-795 & 013-812-033	
<b>General Description:</b> Rezoning from MR Multi-Residential to RR1 Rural Residential 1 Rezoning required to facilitate subdivision to create 1 new lot with existing single detached dwelling.					
<b>FUNCTION</b>		<b>COMMENTS</b>		<b>REVIEWED BY</b>	
Utility Services		No concerns, servicing to meet CSR D Subdivision Servicing Bylaw 680.		T. Perepolkin	
Environmental & Utility Services		No Concerns.		B. Van Nostrand	

**From:** [Cooper, Diana FOR:EX](#)  
**To:** [Karen Riopel](#)  
**Subject:** RE: BL825-54 CSRD Referral Request  
**Date:** May 21, 2025 10:29:38 AM  
**Attachments:** [image006.png](#)  
[image009.png](#)  
[image010.png](#)  
[image002.png](#)  
[image003.png](#)

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Hello Karen,

Thank you for your referral regarding the proposed bylaw change for WEST 1/2 OF THE SOUTH 1/2 OF THE NORTH WEST 1/4 SECTION 31 TOWNSHIP 22 RANGE 11 WEST OF THE 6TH MERIDIAN KAMLOOPS DIVISION YALE DISTRICT, PID 013812033 and THE FRACTIONAL SOUTH WEST 1/4 OF SECTION 31 TOWNSHIP 22 RANGE 11 WEST OF THE 6TH MERIDIAN KAMLOOPS DIVISION YALE DISTRICT EXCEPT PLANS B5162, B6961, 7429, 8552, 9287, 10078, 11279, 14174, 15126, 17416, 22844, 22845, 24746, 28002, KAP81909 AND EPP21500, PID 005555795. Please review the screenshot of the properties below (outlined in yellow) and notify me immediately if it does not represent the properties that are listed in the referral.

### Results of Provincial Archaeological Inventory Search

According to Provincial records, there are no known archaeological sites recorded on either property.

However, archaeological potential modelling for the area indicates there is high potential for previously unidentified archaeological sites to exist on the properties, as indicated by the purple colour shown over the properties in the second screenshot below.

Archaeological potential modelling is compiled using existing knowledge about archaeological sites, past indigenous land use, and environmental variables. Models are a tool to help predict the presence of archaeological sites, and their results may be refined through further assessment.

### Archaeology Branch Advice

If land-altering activities are planned for the subject properties, a Provincial heritage permit is not required prior to commencement of those activities.

However, a Provincial heritage permit will be required if archaeological materials are exposed and/or impacted during land-altering activities. Unpermitted damage or alteration of a protected archaeological site is a contravention of the *Heritage Conservation Act* and requires that land-altering activities be halted until the contravention has been investigated and permit requirements have been established. This can result in significant project delays.

Therefore, the Archaeology Branch strongly recommends engaging an eligible consulting archaeologist prior to any land-altering activities. The archaeologist will review the proposed activities, verify archaeological records, and possibly conduct a walk-over and/or an archaeological impact assessment (AIA) of the project area to determine whether the proposed activities are likely to damage or alter any previously unidentified archaeological sites.

Please notify all individuals involved in land-altering activities (e.g., owners, developers, equipment operators) that if archaeological material is encountered during development, they **must stop all activities immediately** and contact the Archaeology Branch for direction at 250-953-3334.

If there are no plans for land altering activities on the properties, no action is required at this time.

### Rationale and Supplemental Information

- There is high potential for previously unidentified archaeological deposits to exist on the properties.

- Archaeological sites are protected under the *Heritage Conservation Act* and must not be damaged or altered without a Provincial heritage permit issued by the Archaeology Branch. This protection applies even when archaeological sites are previously unidentified or disturbed.
- If a permit is required, be advised that the permit application and issuance process takes approximately 20 to 40 weeks; the permit application process includes referral to First Nations and subsequent engagement.
- The Archaeology Branch must consider numerous factors (e.g., proposed activities and potential impacts to the archaeological site[s]) when determining whether to issue a permit and under what terms and conditions.
- The Archaeology Branch has the authority to require a person to obtain an archaeological impact assessment, at the person's expense, in certain circumstances, as set out in the *Heritage Conservation Act*.
- Occupying an existing dwelling or building without any land alteration does not require a Provincial heritage permit.

### **How to Find an Eligible Consulting Archaeologist**

An eligible consulting archaeologist is one who can hold a Provincial heritage permit to conduct archaeological studies. To verify an archaeologist's eligibility, ask an archaeologist if he or she can hold a permit in your area, or contact the Archaeology Branch (250-953-3334) to verify an archaeologist's eligibility. Consulting archaeologists are listed on the BC Association of Professional Archaeologists website ([https://link.edgepilot.com/s/9a947723/Oh4PwnRciUijbwJgST\\_Ptw?u=http://www.bcapa.ca/](https://link.edgepilot.com/s/9a947723/Oh4PwnRciUijbwJgST_Ptw?u=http://www.bcapa.ca/)) and in local directories. Please note, the Archaeology Branch cannot provide specific recommendations for consultants or cost estimates for archaeological assessments. Please contact an eligible consulting archaeologist to obtain a quote.

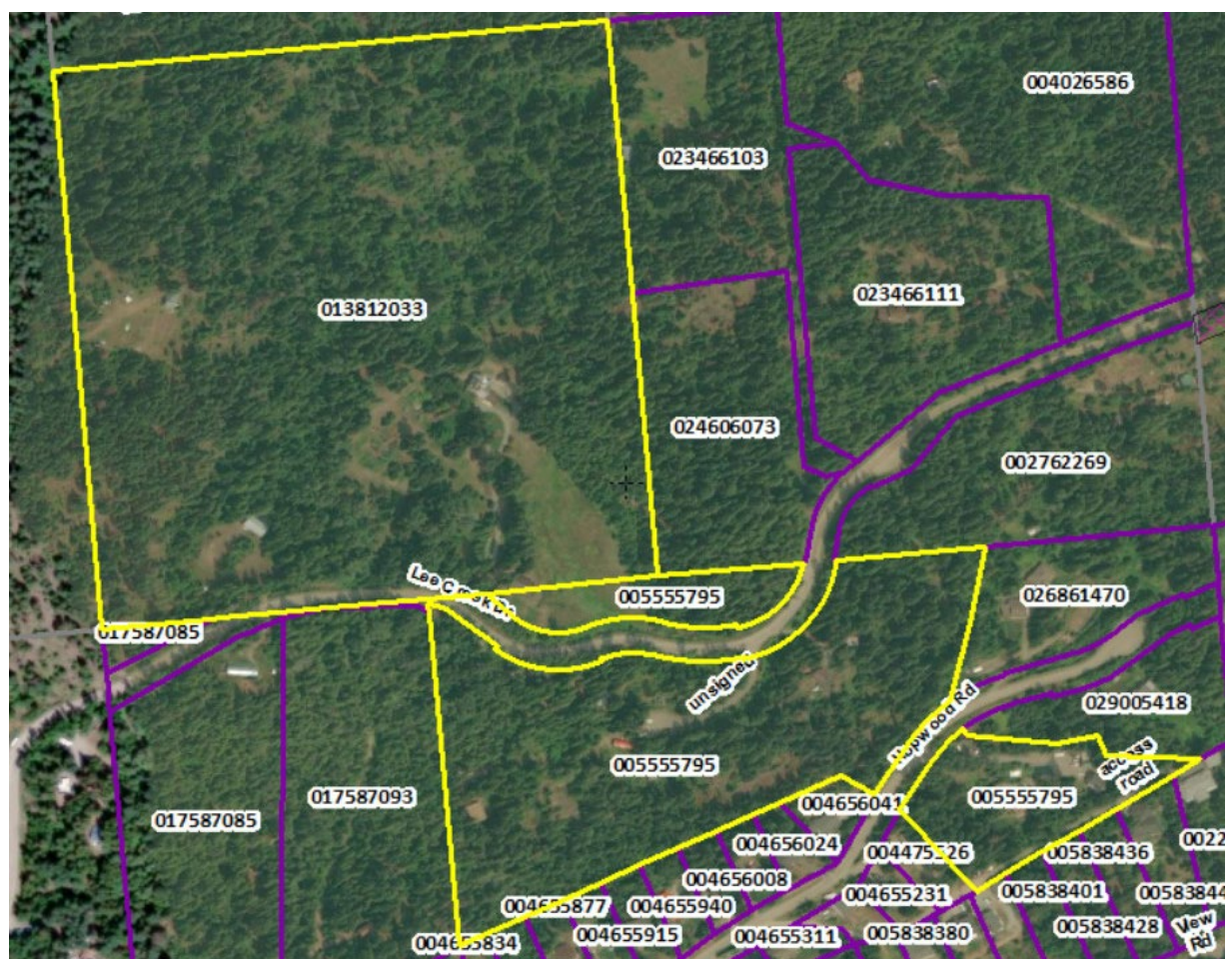
### **Questions?**

For questions about the archaeological permitting and assessment process, please contact the Archaeology Branch at 250-953-3334 or [archaeology@gov.bc.ca](mailto:archaeology@gov.bc.ca).

For more general information, visit the Archaeology Branch website at <https://link.edgepilot.com/s/8a57fd7c/JKJ0jDUoGkm4VlQEuCGD3w?u=http://www.gov.bc.ca/archaeology>.

Kind regards,











Your File #: BL825-54  
eDAS File #: 2025-02364  
Date: Jun/09/2025

CSRD  
Box 978  
Salmon Arm, British Columbia V1E 4P1  
Canada

**Re: Proposed Zoning Bylaw Approval Application for:  
1497 & 1506 Lee Creek Drive, Lee Creek**

**PID 005-555-795**, THE FRACTIONAL SOUTH WEST 1/4 OF SECTION 31 TOWNSHIP 22 RANGE 11 W6M  
EXCEPT PLANS B5162, B6961, 7429, 8552, 9287, 10078, 11279, 14174, 15126, 17416, 22844, 22845, 24746, 28002,  
KAP81909 AND EPP21500

**PID 013-812-033**, WEST 1/2 OF THE SOUTH 1/2 OF THE NORTH WEST 1/4 SECTION 31 TOWNSHIP 22  
RANGE 11 W6M KDYD

The Ministry of Transportation and Transit (ministry) has reviewed your referral to amend the zoning for the above noted property. Section 52(3)(a) of the Transportation Act does not apply to this property, as it is beyond 800m from a Controlled Access highway, and this zoning bylaw will not require Ministry endorsement.

Please note other ministry Legislation requirements below (but not limited to), for Landowner reference:

**SUBDIVISION**

A conventional subdivision application is in progress for the above noted file under MOT file 2022-04963, CSRD file 2022-04936F. Subdivisions are reviewed, and a response is determined by the Provincial Approving Officer.

If you have any questions, please feel free to call Tara Knight at (778) 824-0043.

Yours truly,

Tara Knight  
Development Officer

Local District Address
Salmon Arm Area Office Bag 100 Stn Main Salmon Arm, BC V1E 4S4 Canada Phone: (250) 712-3660 Email: <a href="mailto:ds.salmonarm@gov.bc.ca">ds.salmonarm@gov.bc.ca</a>



Simpcw First Nation (Simpcw) acknowledges the receipt of the proposed activity submitted via Nations Connect Referrals portal located within Simpcwúłecw (Simpcw Territory).

Simpcw appreciated the opportunity to review and would like to provide the final follow up statement relating to the proposed project and the final recommended mitigation strategies requested.

As per UNDRIP Article 3 "Indigenous peoples have the right to self-determination. By virtue of that right they freely determine their political status and freely pursue their economic, social and cultural development."

Simpcw exercises their right as per UNDRIP Article 11. 2 "States shall provide redress through effective mechanisms, which may include restitution, developed in conjunction with indigenous peoples, with respect to their cultural, intellectual, religious and spiritual property taken without their free, prior and informed consent or in violation of their laws, traditions and customs."

We will defer to Adams Lake Indian Band.

Moreover, Simpcw Natural Resource Department (NRD) is satisfied with PL20250000039 and the collaborative work relating to their proposal and support moving forward.

This response shall not denote the fiduciary duty of the Crown, and their obligations to Simpcw with respect to ongoing Title and Rights within Simpcwúłecw for compensation for ongoing historical infringement, enfranchisement of their lands by appropriate means.

Simpcw wishes you well in your future endeavours, and thanks you for the opportunity to work with you.

Best Regards,

SIMPCW NRD