



No.: DP1902

Development Permit

The City of Grand Forks
("the "City")

ISSUED TO:

The City of Grand Forks
Box 220, 7217 4th Street
Grand Forks, BC V0H 1H0

c/o Gallery 2 Art and
Heritage Centre
Box 2140, 524 Central
Avenue
Grand Forks, BC V0H 1H0

(the "Permittee")

Development

This Development Permit authorizes the installation of façade signs on the Grand Forks Art and Heritage Centre located at 524 Central Avenue.

General

1. This Development Permit is issued subject to compliance by the Permittee with all bylaws, orders, regulations or agreements except as specifically varied or supplemented by this Development Permit.
2. This Development Permit applies to that real property including land with or without improvements located within the City of Grand Forks, with the legal description and civic address as follows:

Parcel Identifiers: 012-791-512 and 012-791-482
Lot 4, 5, 6 and 7, Block 20, Plan KAP23, District Lot
380, Land District 541
524 Central Avenue, Grand Forks, BC

3. This permit is not transferrable unless specifically permitted by the City. The authorization to transfer the permit shall, if deemed acceptable, be granted by Council resolution.

4. This Development Permit shall lapse if the Permittee does not substantially start any construction with respect to which this development permit is issued, within two (2) years after the date this development permit is issued.
5. The Permittee shall install signs on the exterior of the building as shown generally on the attached plans/drawings shown in Schedule A. Any minor changes or substitutions will be subject to approval by the Manager of Engineering and Development Services.
6. The development of the site may require a Building Permit to be issued pursuant to the BC Building Code and the City's Building Bylaw.
7. The land and buildings described herein shall be developed strictly in accordance with the terms and conditions and provisions of this Development Permit and any plans and specifications attached to the Permit which shall form a part hereof.
8. This Permit is not a Building Permit.
9. Upon enacting the requirements of this permit, the Permittee hereby covenants and agrees to save harmless and effectually indemnify the City against:
 - a) All actions and proceedings, costs, damages, expenses, claims and demands whatsoever brought, due to the City granting the said permit; and
 - b) All costs, expenses, claims that may be incurred by the City, if the construction of engineering or other types of works as called for by the Permit results in damage to any property owned in whole or in part by the City or which the City by duty or custom is obligated directly or indirectly in any way or in any degree, to construct, repair, or maintain.
10. Should there be any changes in ownership or legal description of the property, the Permittee shall undertake to notify the Manager of Development Services immediately.

AUTHORIZING RESOLUTION PASSED BY THE COUNCIL FOR THE CORPORATION OF THE CITY OF GRAND FORKS AT A REGULAR MEETING HELD THE 14th day of January, 2019.

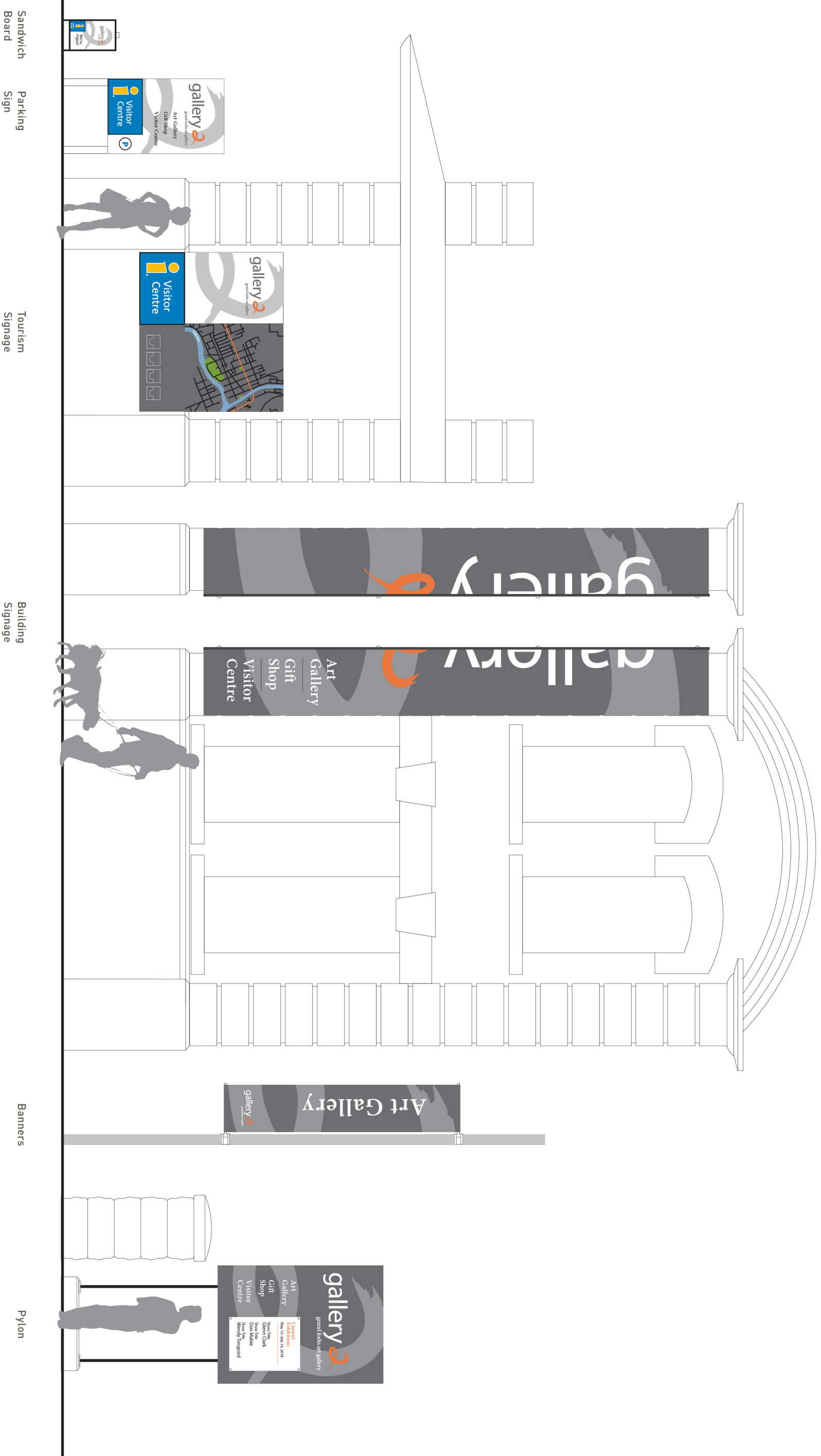
Daniel Drexler, Corporate Officer
City of Grand Forks, BC

Development Permit ISSUED this _____ day of _____, 2019.

Dolores Sheets, Approving Officer
City of Grand Forks, BC

Gallery 2 Grand Forks Art Gallery
Sign Family

Schedule "A" - Drawing 1



Schedule "A" - Drawing 2

