

THE CORPORATION OF THE CITY OF GRAND FORKS

7217 - 4TH STREET, BOX 220 • GRAND FORKS, BC V0H 1H0 • FAX 250-442-8000 • TELEPHONE 250-442-8266



DEVELOPMENT PERMIT APPLICATION

APPLICATION FEE **\$200.00** File No. 09-4100-20- _____ Receipt No. _____

Application Type

- | | |
|---|--|
| <input type="checkbox"/> Multiple-Housing Development | <input type="checkbox"/> Environmentally Sensitive Area |
| <input type="checkbox"/> Hillside Development | <input type="checkbox"/> Light Industrial |
| <input type="checkbox"/> Commercial Development | <input type="checkbox"/> Heritage Corridor |
| <input type="checkbox"/> Historic Downtown | <input type="checkbox"/> Donaldson Drive Transition District |
| <input type="checkbox"/> Garden Suite | <input type="checkbox"/> Tiny House on Wheels |

Applicant Information

Registered Owner(s): George Maniotakis

Please note: *If the applicant is other than the registered owner(s), an Agent's Authorization form is required.*

Owner's Mailing Address:

Suite 1701-4555 Kingsway, Burnaby, BC V5H 4V8

E-mail Address: gmaniotakis@bchousing.org Telephone: 604-454-2042

Property Information

Legal Description: LOT 1 DISTRICT LOT 380 SIMILKAMEEN DIVISION YALE DISTRICT
PLAN KAP85777

P.I.D.: 027-357-635

Civic Address of Property: 6895 19th st, Grand Forks, BC

Current Zoning: R3A (Multi-Family Residential)

Current OCP Designation: MR (Medium Density Residential)

Development Proposal

Summary of Proposal:

52 UNIT MULTI-FAMILY DEVELOPMENT ON A 0.925 HECTARE SITE

Submission Requirements:

Please submit the following information with this application:

- 1) A legible site plan, drawn to scale, showing the following:
 - a) The boundaries and dimensions of the subject property;
 - b) The location, setbacks and dimensions of the proposed and existing buildings;
 - c) The location of off-street parking; and,
 - d) The location of roads, lanes, pedestrian access routes, screening, landscaping and fencing.
- 2) Photos or elevation plans showing height, exterior finishing and colour, windows and doors, roof pitch and other design elements.
- 3) Certificate of Title.
- 4) Site Profile Form.
- 5) All form and character Development Permits require the following:
 - a) Building Elevations.
 - b) Landscape Plan.
 - c) Colour Renderings.
 - d) Design Rationale.
 - e) Variance Rationale (if applicable).
 - f) Building Materials / Sample Board.

6) All Hillside Development Permits may require the following (confirm with City staff):

- a) Slope Analysis.
- b) Geotechnical Report.
- c) Environmental Assessment.
- d) Tree Management Plan.
- e) Rain Water (Storm Water) Management Plan.

7) All Environmental Development Permits require the following (confirm with City staff):

- a) Riparian Area Assessment (For watercourse setback variances).
- b) Environmental Assessment (For all other variances).

Please note that upon City Council's approval of this development permit application, you must apply for and obtain a building permit before starting construction.

Applicant Acknowledgement

I, the undersigned, make this application to the City of Grand Forks, have fulfilled the application requirements, and understand that this application is subject to the *Freedom of Information and Protection of Privacy Act* of BC.

Brock Elliott



Applicant's signature

1/30/2019

Date

Thank you for providing information about your proposal.

If you have any questions, please contact City staff at (250) 442-8266 or planning@grandforks.ca.