

Temporary Use Permit

Permit No:	TUP00035	
Applicant(s):	Shane Chen, Kerkhoff Develop-Build	
Registered Owner(s):	Cowichan project 168 Ltd., Inc. No. BC1273676	
Subject Property:	6493 Paddle Road 6495 Paddle Road	Folio: 05809-000 & 05810-000
Description of Land:		
Parcel Identifier	005-351-472 & 005-351-499	
Legal Description	LOT 2 SECTION 4 RANGE 5 SOMENOS DISTRICT PLAN 10591 & LOT 3, SECTION 4, RANGE 5, SOMENOS DISTRICT, PLAN 10591	
Proposal:	Temporary Use of TWO existing residences on Lot 2 and 3, Plan 10591 for Single-Family Dwelling Use to facilitate lot consolidation, i.e., proposed Lot B	

Conditions of Permit:

1. This permit is issued subject to compliance with all relevant District of North Cowichan bylaws, except as specifically varied or supplemented by this Permit.
2. This permit applies to the lands described above, and any buildings, structures, and other development thereon (hereinafter called 'the Lands') to permit the temporary use of two existing residences as identified on the Site Plan dated July 9, 2024 to facilitate lot consolidation of proposed Lot B in accordance with Schedule A attached to and forming part of this permit.
3. Pursuant to section 493 of the *Local Government Act (RSBC 2015, c. 1)*, this permit allows Purpose of Permit
4. This permit will expire three years from the date of issuance, at which time the right granted under this permit will cease.
5. This permit is not a building permit.

Date of Temporary Use Permit Approval/Issue by Council or its Delegate:

This permit was approved **November X, 2024** and issued on **November X, 2024**.

This permit expires on **(3 years from date of approval/issuance)**.

The Corporation of the District of North Cowichan

Amanda Young,
Director, Planning and Building

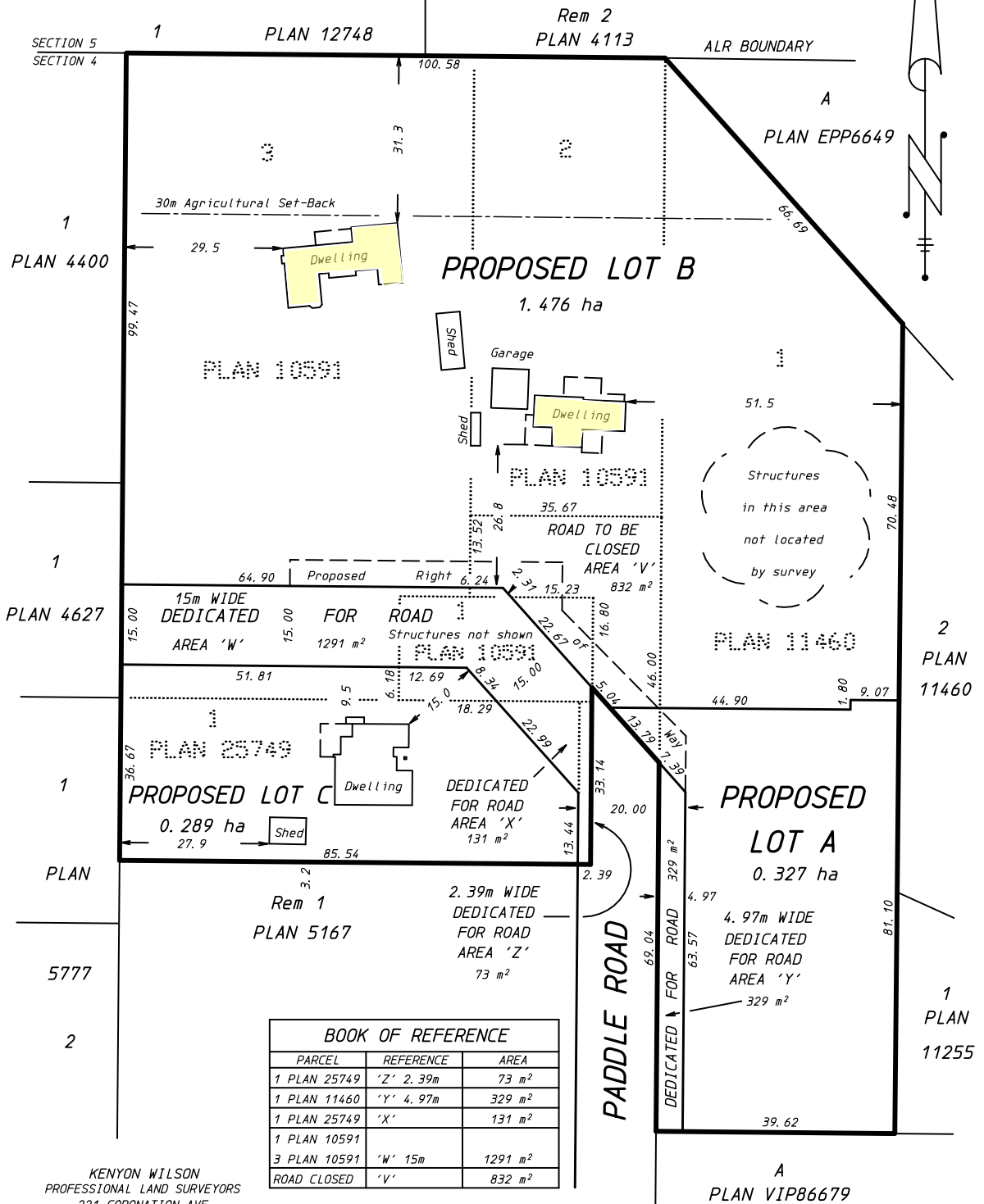
SITE PLAN TO ACCOMPANY TEMPORARY USE PERMIT APPLICATION FOR STRUCTURES TO REMAIN ON LOTS 2 AND 3, PLAN 10591, AND LOT 1, PLAN 25749; ALL OF SECTION 4, RANGE 5, SOMENOS DISTRICT.

SCALE 1 : 750



ALL DISTANCES ARE IN METRES AND ARE SUBJECT TO CHANGE UPON FINAL SURVEY.

All clearance distances are shown to an accuracy of plus or minus 0.1 metres.



BOOK OF REFERENCE		
PARCEL	REFERENCE	AREA
1 PLAN 25749	'Z' 2.39m	73 m ²
1 PLAN 11460	'Y' 4.97m	329 m ²
1 PLAN 25749	'X'	131 m ²
1 PLAN 10591		
3 PLAN 10591	'W' 15m	1291 m ²
ROAD CLOSED	'V'	832 m ²

KENYON WILSON
PROFESSIONAL LAND SURVEYORS
221 CORONATION AVE.
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FILE 20-8624B.SP2 JUL 09, 2024

ALL AREAS ARE IN METRES AND ARE SUBJECT TO CHANGE UPON FINAL SURVEY.