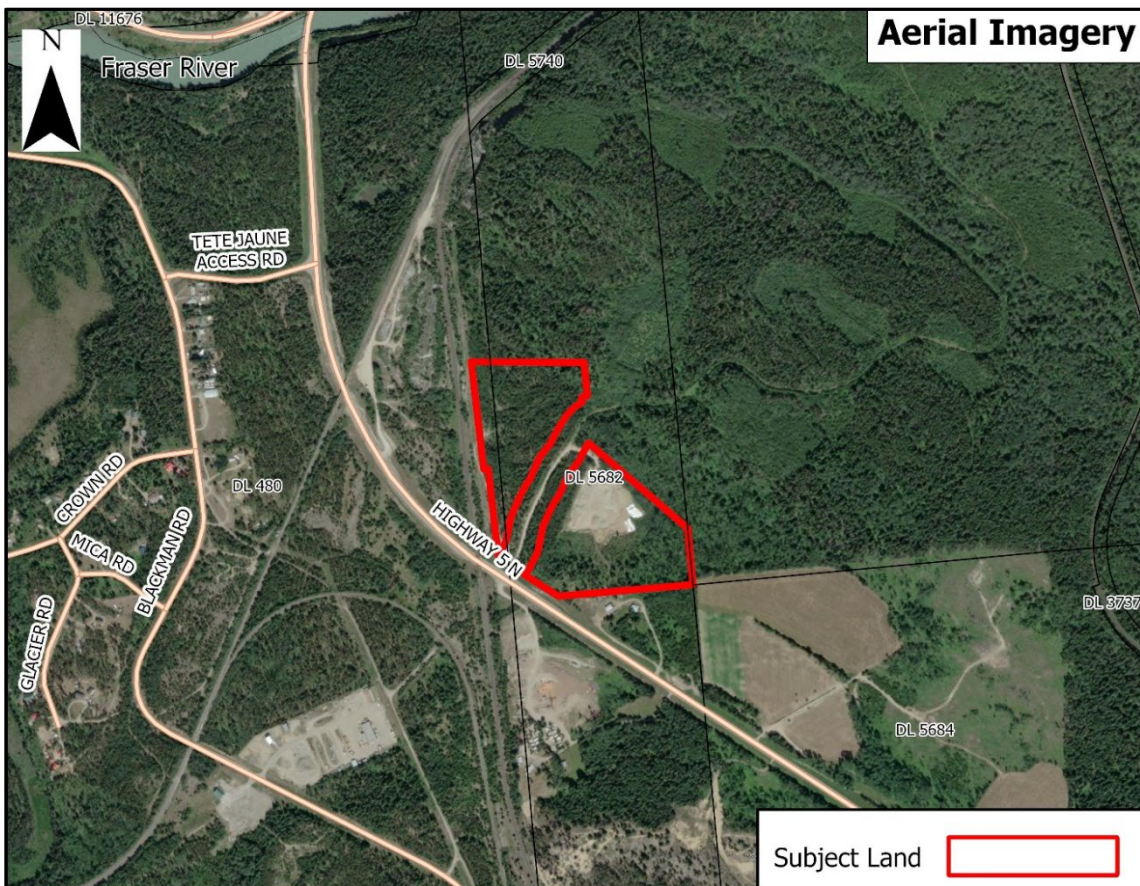
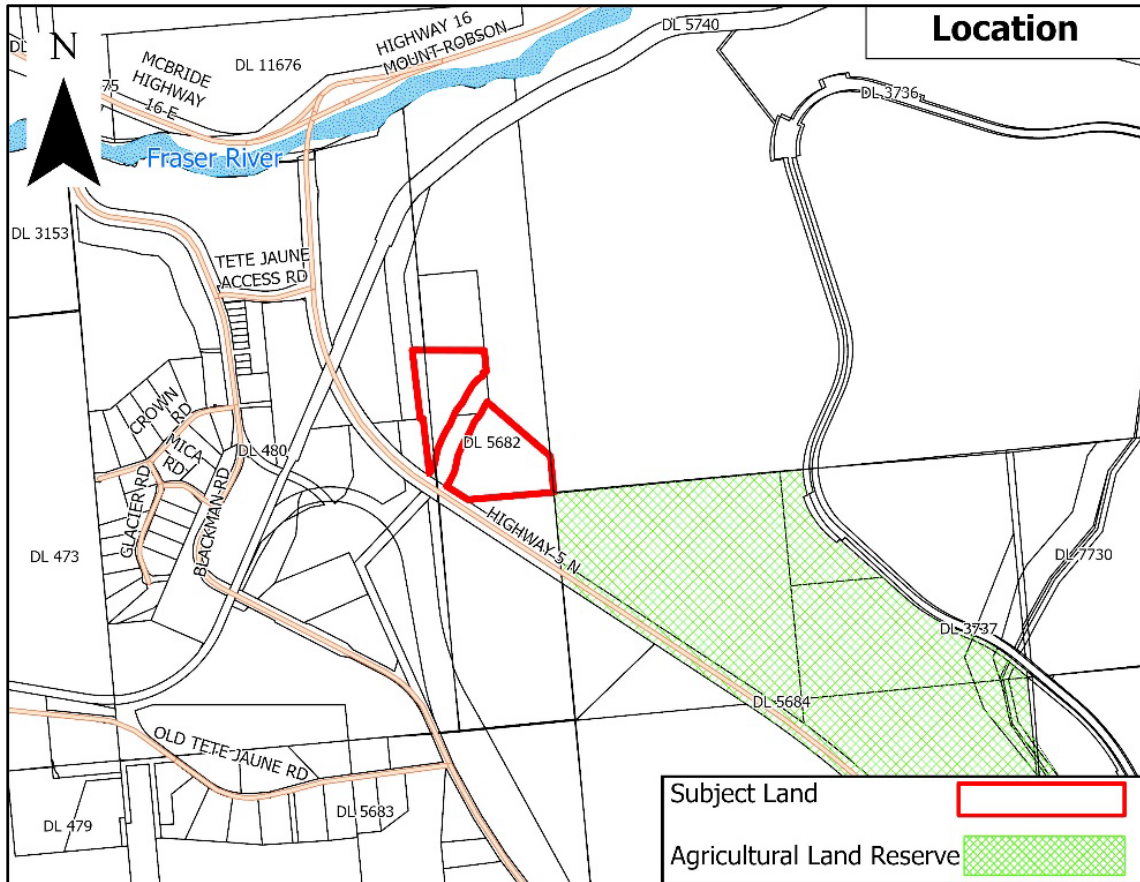
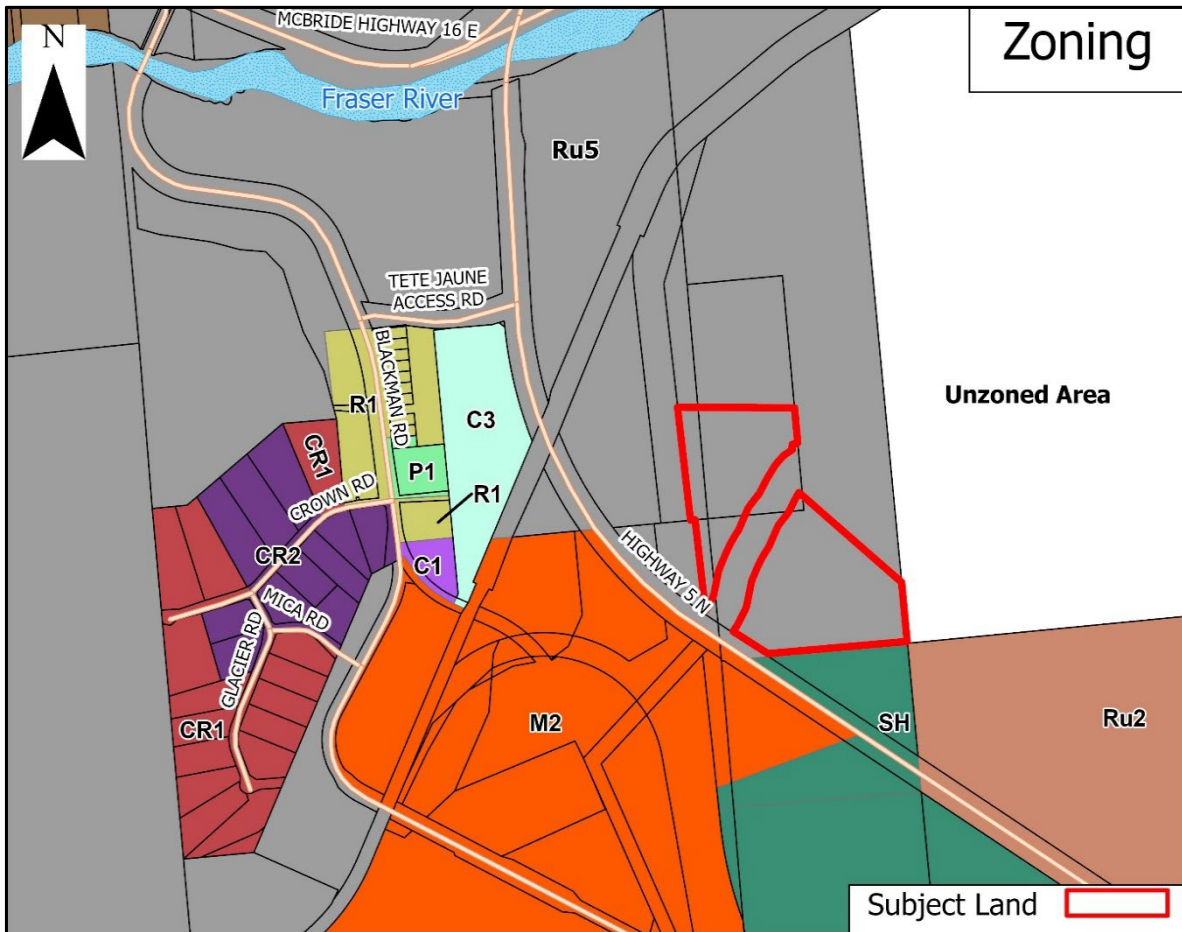
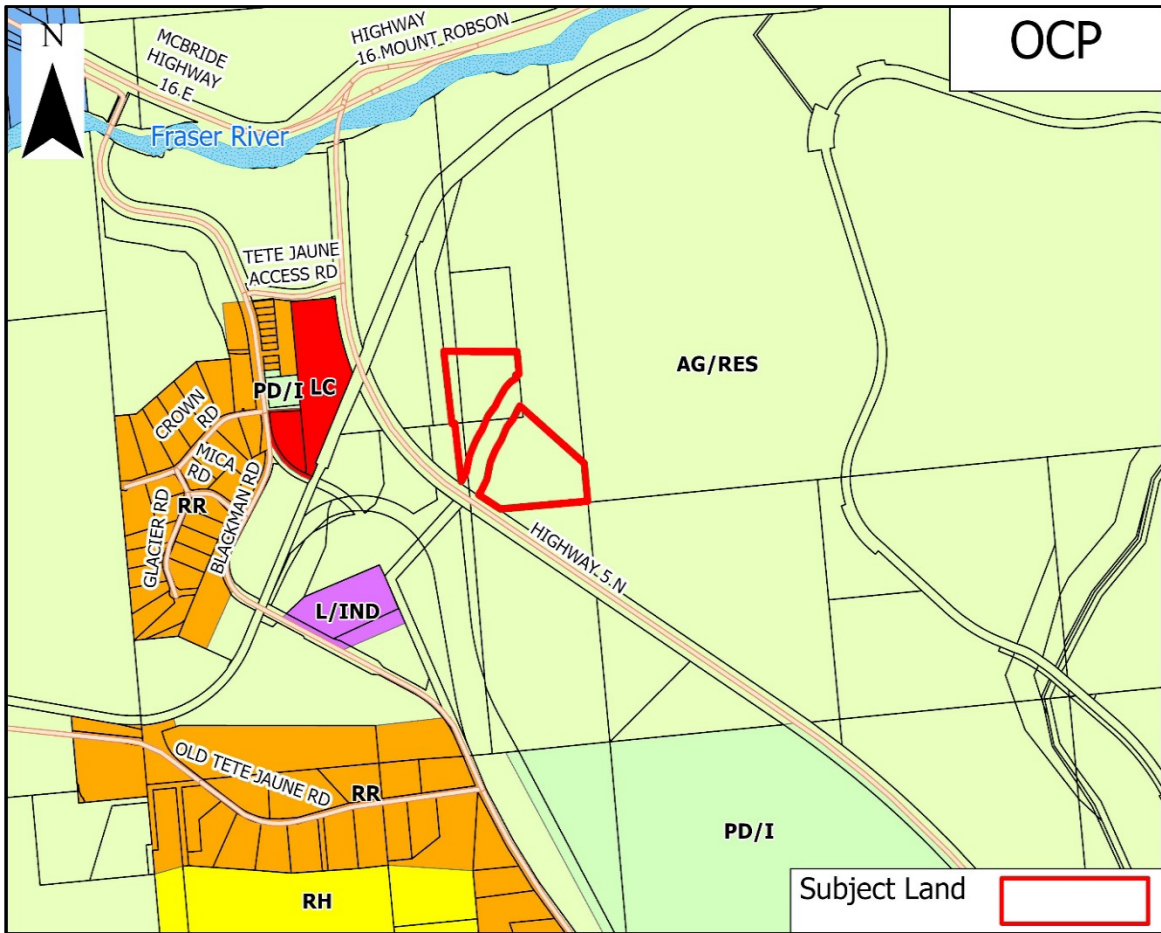


BACKGROUNDER – Temporary Use Permit No.290

PARCEL MAPS





LAND USE PLANNING INFORMATION

ALR: The subject land is not within the Agricultural Land Reserve (ALR).

OCP: The subject land is designated as Agricultural/Resource (AG/RES) by the Robson Valley-Canoe Upstream Official Community Plan (OCP). Resource extraction is a permitted use within this designation, which includes preliminary resource processing. The entire Robson Valley-Canoe Upstream OCP is designated as an area where the Regional Board may consider the issuance of temporary use permits.

Zoning: The subject land is designated as Rural 5 (Ru5) by Zoning Bylaw No. 2892, 2014. The Ru5 zone does not permit preliminary resource processing. As a result, a Temporary Use Permit or a zoning amendment is required.

Zoning Bylaw No. 2892 defines “Preliminary Resource Processing” as:

- *The crushing, screening, washing, storing, packaging or other processing of rock, sand, gravel, aggregate or soil, originating on the same site and does not include asphalt plants or concrete plants.*

Other: The subject land is accessed from Highway 5 North.

The subject land is within the following Regional District service areas:

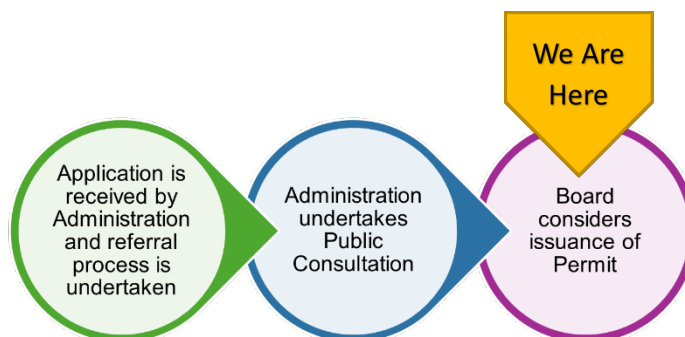
- Robson Valley Ice Arena
- Tete Jaune Community Cemetery
- Tete Jaune Community Hall
- Canoe Valley Recreation Centre

The land is not within a Volunteer Fire Protection Area.

Future RDFFG Applications: If a Temporary Use Permit is issued, no further land use application will be required to establish this use. Building Permits will be required for any new buildings and structures 10m² or larger.

APPLICATION PROCESS INFORMATION

Application Process Overview:



REFERRAL COMMENTS

Regional District of Fraser Fort-George-Building Inspection Services

No concerns.
Dana Ferguson
Senior Building Inspector

Regional District of Fraser Fort-George-Bylaw Enforcement Services

Bylaw Enforcement has no concerns regarding this property.
Corinne Hickman
Bylaw Enforcement Officer

Lhtako Dene Nation:

After careful review of your referral information and materials that were provided to us we have come to the following determination(s): No Concerns.

Bruce McDonald

Manager of Lands and Natural Resources

BC Hydro:

Good Morning, Thank you for your email concerning the referral report of the above property.

After reviewing our records regarding this application for the property located as noted above, BC Hydro has no objection to this Temporary Use Permit at this time.

Toby Grover

Design assistant

Ministry of Transportation and Transit (MoTT):

The Ministry of Transportation & Transit (MoTT) has received the above noted referral from the Regional District of Fraser-Fort George regarding the proposed renewal of a Temporary Use Permit for preliminary resource processing use. The application has been reviewed and approved. Please note the following:

- No storm drainage shall be directed to MoTT drainage system. This includes but is not limited to collection and run-off of the internal road system.
- MoTT setback requirements to be followed as per Section 12 of the Provincial Undertakings Regulation ([here](#))

Restriction on placement of buildings or other structures

12 An owner, occupier or lessee of land must not, without the consent of the minister, place or cause or allow to be placed any building, trailer, mobile home or other structure within the following distance from the property line fronting on any arterial highway within a municipality or on any highway in unorganized territory:

(a) if a public lane or alley provides secondary access to the property, 3 m;

(b) in any other case, 4.5 m.

If you have any questions please feel free to contact myself at (250) 649-2944, or by email at Jane.Grainger@gov.bc.ca

Janet Grainger

Development Services Officer

Simpchw First Nation

Please see attached.



Simpcw First Nation (Simpcw) acknowledges the receipt of the proposed activity submitted via NationsConnect Referrals portal located within Simpcwúlecw (Simpcw Territory): Temporary Use Permit No.290-Preliminary Resource Processing.

Simpcw appreciated the opportunity to review and would like to provide the follow up statement relating to the proposed project.

In review of the proposal, Simpcw exercises their right under UNDRIP Article 11 "...includes the right to maintain, protect and develop the past, present and future manifestations of their cultures, such as archaeological and historical sites, artifacts." Simpcw also exercises their right Under UNDRIP Article 24 "Indigenous peoples have the right to their traditional medicines.... including conservation of their vital medicinal plants, animals and minerals."

Based on these rights, Simpcw has determined that Field Assessments will be required.

Please contact Simpcw NRD Manager Kerri Jo Fortier at NRD.Manager@simpcw.com to secure a Service Agreement to obtain the required assessments to be completed. Once a service agreement has been secured and ratified, the field assessments will be conducted.

Based on the Field Assessment outcomes, further recommendations, mitigations, and strategies will be forthcoming.

Simpcw NRD looks forward to working with you and thanks you for this opportunity to provide feedback relating to the proposal.