



Cariboo Regional District
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**DEVELOPMENT PERMITS
150 MILE HOUSE AQUATIC HABITAT
Development Services Guide**

An application is a process of evaluation and does not automatically ensure approval of your proposal

What is a Development Permit (DP)?

A DP can be required for the regulation of quality development in special situations. These situations can pertain to siting, form, exterior design, finish of buildings, aquatic and sensitive habitat and geotechnical hazards.

What are the objectives of the Aquatic Habitat Development Permit Area (AHDP)?

The primary objective of the Aquatic Habitat Development Permit Area designation is to regulate development activities in watercourses and their riparian areas in order to preserve natural features, functions and conditions that support natural processes.

Watercourses include lakes, rivers, streams and creeks as defined by provincial legislation.

What area is included in the AHDP?

Shoreland property as defined in the Shoreland Management Policy, which includes property within:

- 150m of a lake with low water quality sensitivity;
- 200m of a lake with medium water quality sensitivity;
- 250m of a lake with high water quality sensitivity; and
- 100m of watercourse

The Shoreland Management Policy and Lake Sensitivity Rating can be found on the website at cariboord.bc under Planning and Shoreland Management Policy.

Do I need a Development Permit?

A Development Permit is required for the following activities:

- a. removal, alteration, disruption or destruction of vegetation;
- b. disturbance of soils;
- c. construction or erection of buildings and structures;
- d. creation of nonstructural impervious or semi-impervious surfaces;
- e. flood protection works;
- f. construction of roads, trails, docks, wharves and bridges;
- g. provision and maintenance of sewer and water services;
- h. development of drainage systems; and
- i. development of utility corridors.

Where is an application obtained and submitted?

An application package can be obtained from Planning Services, the CRD website at cariboord.ca, and must be submitted to the CRD along with all applicable fees and information for processing.

A report from a Qualified Professional (e.g. Registered Professional Biologist) is required for most applications.

Who can apply for DP?

A property owner or agent having written authorization from the property owner may submit an application.

How long will an application take?

An Aquatic Habitat Development Permit application can take approximately 5 weeks; the application will be processed internally and will not need to go to the Board for a decision. Approval time may be affected by application completeness, accuracy and compliance with other referral agency or regulatory requirements.

What happens to your application?

The summary of the application is shown below:

Application Process:

1. *Pre-Application Meeting:*

You are encouraged to meet with Planning Services staff in advance of submitting your application to discuss the feasibility of your proposal and to review what applications may be required.

Phone: 250-398-3351
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2. *Submit Application:*

Complete and submit the DP Application Form including required documents, plans and all applicable fees to the CRD. **Most applications will require a report from a Qualified Registered Professional.**

3. *Planning Review:*

Planning Services will review your application and prepare a report for the delegated decision maker.

4. *Delegated Decision:*

Your application will be considered by the delegated decision maker, who may:

- Approve your application;
- Require additional information or specify conditions which must be met prior to approving your application; or
- Refuse your application.

5. *DP Registration:*

If your application has been approved, the DP will be registered against the title of your property in the Land Titles Office. You will receive written notification of the decision and confirmation of DP registration. After DP registration you may proceed with the next step of your development. A DP is valid for 2 years.

Please Note:

Your application will be processed in accordance with Cariboo Regional District Development Procedures, Guidelines & Fees Bylaw which includes a detailed fee and fee refund schedule.