



Is this the first time applying for a Development Permit for this Project?

Yes    No

**PART ONE**

**APPLICATION FOR DEVELOPMENT**

***For Office Use Only***

File #: \_\_\_\_\_

Date Received (YYYY/MM/DD): \_\_\_\_\_

Date Reviewed by Manager/Committee (YYYY/MM/DD): \_\_\_\_\_

**1. Applicant Information:**

Name: \_\_\_\_\_ Interest (if not owner): \_\_\_\_\_

If you are not the owner or interest-holder, do you have a written agency or representation agreement?

Yes    No

Telephone: \_\_\_\_\_ E-mail: \_\_\_\_\_

Cell Phone: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

Incorporation Number (if applicable): \_\_\_\_\_

*If the applicant is not the registered owner of the property, please submit a letter from the registered owner granting you permission to use the property for the intended use.*    Provided    Not Provided

**2. Owner Information (if different than Applicant):**

Registered Owner's Name: \_\_\_\_\_

Are you a Tzeachten First Nation Member?    Yes    No

Telephone: \_\_\_\_\_ E-mail: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

Incorporation Number (if applicable): \_\_\_\_\_

**3. Location Information:**

Address of Property to be developed: \_\_\_\_\_

Lot: \_\_\_\_\_ Plan: \_\_\_\_\_

Civic Address if applicable #: \_\_\_\_\_

Survey Certificate: \_\_\_\_\_

Existing Use(s) of Property: *Location Information continued...*



Proposed Use(s) of Property: \_\_\_\_\_  
Existing Utilities and Road Access \_\_\_\_\_  
Existing Road Access: \_\_\_\_\_  
Land Use Designation: \_\_\_\_\_  
Zoning under *Land Use Planning and Zoning Law* or regulations: \_\_\_\_\_

**4. Description of Proposed Project (Proposed use, function, phasing of development)**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**5. Details of Proposed Project**

Concept/Site Plan (attach)  
- Show current on-site features, proposed buildings, site changes, community use areas, etc.  
- Submit as an electronic copy (both PDF and GIS / CAD format).

Coloured Photographs (provide digital copies)  
- Show current site conditions, including the existing site and buildings, and portions of adjacent properties/buildings.

Estimated Cost of the Proposed Project: \_\_\_\_\_  
Estimated Cost of Works (sewer, water, roads, etc.): \_\_\_\_\_  
Estimated Commencement Date (YYYY/MM/DD): \_\_\_\_\_  
Estimated Completion Date (YYYY/MM/DD): \_\_\_\_\_



**6. Consistency with Land Use Designations, Zoning and Subdivision Requirements**

Does the proposed Project conform with Tzeachten First Nation Land Use Plan or Zoning Law?

Yes  No

If **No**, discuss with Lands Department before proceeding with the Development Permit Application.

Does the proposed Project require the subdivision of a parcel of land?

Yes  No

If **Yes**, discuss with Lands Department before proceeding with the Development Permit Application:

Rezoning or Subdivision applications may be required.

**7. Project Type**

Is the Project included in the list below?

Yes – Check all applicable development(s) and submit the completed, corresponding checklist of supporting information in **Part Two: Supporting Information Checklist** (Minor Projects) with your application.

1. HOME RENOVATION     2. PORCH/DECK     3. FENCE     4. SHED/GARAGE

No – Please proceed to **Part Three: Additional Information Requirement Checklist**

**8. Calculated Fees and Bonds**

*(to be completed by Lands Office)*

Development Permit Application Fees to be determined in accordance with the *Subdivision, Development and Servicing Law*.

Calculated Development Permit Fee \_\_\_\_\_

Calculated Bond \_\_\_\_\_

Other Fees or Bonds \_\_\_\_\_

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**9. Legal**

The Applicant agrees that:

- (a) The Applicant has had the opportunity to review and relevant Tzeachten First Nation laws, regulations and policies and will strictly comply with them;
- (b) The submitting of this application and the payment of any fees does not create any obligation, guarantee or commitment to issue a Permit;
- (c) If the Applicant is not the owner or registered interest-holder that the Applicant has legal authority to act as an agent;
- (d) If a Permit is issued, the Applicant shall indemnify and save harmless the Tzeachten First Nation from and against all actions, suits, claims, demands, loss, damages, expenses and costs, including solicitor/client costs, made by any person against the Tzeachten First Nation, Tzeachten First Nation Council, or Tzeachten First Nation staff, in whatever manner, in respect of any loss, damage, injury or death, arising out of or in connection with, directly or indirectly, the Building Permit or any activities authorized or carried out under it.

**10. Signature**

I hereby give my consent to allow all authorized persons the right to enter the above land and/or buildings with respect to the application only.

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Signature of Applicant

\_\_\_\_\_  
Date of Application (YYYY/MM/DD)

**Office Use Only**

<b>Rejected/ Approved:</b> _____
<b>Date:</b> _____
<b>Conditions:</b> _____



**PART TWO**  
**SUPPORTING INFORMATION**

In addition to the Supporting Information checklist(s) all Minor Projects must comply with the provisions in the *Subdivision, Development and Servicing Law* and any other applicable Tzeachten First Nation Laws.

**1. MINOR HOME RENOVATION:**

- New Construction
- Addition to Existing Building
- Concept Plan/Site Plan includes:
  - Building footprint
  - Yards and set-backs (front, rear, and side)
  - Provisions for landscaping and drainage
- 1 set of floor plans (minimum 1:100 scale)
- 1 set of sections (minimum 1:100 scale) (if applicable)
- Proof that notification has been given to all Utility Providers (please attach for gas, electrical, water, sewer etc.)

**2. PORCH/DECK (as defined in the Subdivision, Development and Servicing Law)**

- Height (in meters) \_\_\_\_\_
- Deck/Porch Size (in square meters) \_\_\_\_\_
- Existing Side and Front Yard Measurements (from property line): \_\_\_\_\_
- Setback from: Side Lot Line: \_\_\_\_\_ Rear Lot Line: \_\_\_\_\_

**3. FENCE (as defined in the Subdivision, Development and Servicing Law)**

- Height (in metres): \_\_\_\_\_
- Width (in metres): \_\_\_\_\_
- Concept Plan/Site Plan Includes:
  - Location of proposed fence
  - Property lines



**4. MINOR ACCESSORY BUILDING (SHED/GARAGE)**

Accessory Use Proposed: \_\_\_\_\_

Site Plan (minimum 1:100 scale) showing:

- location of existing buildings
- location of proposed accessory building
- property dimensions and proposed setback dimensions

Utilities: \_\_\_\_\_

Square Footage or Area of Building: \_\_\_\_\_

Percentage of Lot Occupied: \_\_\_\_\_

Height of Accessory Building: \_\_\_\_\_

**5. OTHER (MINOR PROJECTS SET OUT IN LAWS)**

Accessory Use Proposed: \_\_\_\_\_

Site Plan (minimum 1:100 scale) showing:

- location of existing buildings
- location of proposed accessory building
- property dimensions and proposed setback dimensions

Utilities: \_\_\_\_\_

Square Footage or Area of Building: \_\_\_\_\_

Percentage of Lot Occupied: \_\_\_\_\_

Height of Accessory Building: \_\_\_\_\_



**PART THREE**  
**PROJECTS**

**ADDITIONAL INFORMATION REQUIREMENTS CHECKLIST**

Answer the questions provided below. Additional information may be required upon discussion with the Lands Department. Refer to the *Subdivision, Development and Servicing Law* for further detail.

Area		Additional Information Requirements
<b>Engineering and Works</b>		
Servicing and Utilities	Does your proposed project involve servicing and utilities? <input type="checkbox"/> Yes <input type="checkbox"/> No  Provide an explanation below: _____ _____ _____  If required, is there a servicing agreement? _____	<input type="checkbox"/> Yes:  _____ (e.g. Servicing and Utilities Plan)
Groundwater	Does your proposed project involve groundwater? <input type="checkbox"/> Yes <input type="checkbox"/> No  Provide an explanation below: _____ _____ _____	<input type="checkbox"/> Yes:  _____ (e.g. Groundwater Management Plan)
Geotechnical/ Slope Stability	Does your proposed project involve geotechnical/slope stability work, retaining walls, etc.? <input type="checkbox"/> Yes <input type="checkbox"/> No  Provide an explanation below: _____ _____ _____	<input type="checkbox"/> Yes:  _____ (e.g. Geotechnical/Slope Stability Report)

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<p>Landscaping</p>	<p>Does your proposed project involve landscaping?</p> <p><input type="checkbox"/> Yes   <input type="checkbox"/> No</p> <p>Provide an explanation below:</p> <hr/> <hr/> <hr/>	<p><input type="checkbox"/> Yes:</p> <hr/> <p>(e.g. Landscaping Plan)</p>
<p>Signage and Lighting</p>	<p>Does your proposed project involve signage and lighting?</p> <p><input type="checkbox"/> Yes   <input type="checkbox"/> No</p> <p>Provide an explanation below:</p> <hr/> <hr/> <hr/> <p>Proposed size and location of signs and lamp posts:</p> <hr/>	<p><input type="checkbox"/> Yes:</p> <hr/> <p>(e.g. Signage and Lighting Plan)</p>
<p>Green Energy/ Environmental Design</p>	<p>Does your proposed project involve elements of green building design or utilize green energy sources? (MUST FOLLOW BC BUILDING CODE STEP CODE 3 – BY 2032 – MUST FOLLOW STEP CODE 5)</p> <p><input type="checkbox"/> Yes   <input type="checkbox"/> No</p> <p>Provide an explanation below:</p> <hr/> <hr/> <hr/>	<p><input type="checkbox"/> Yes:</p> <hr/>





Environmental		
<p>Tree Retention</p>	<p>Does your proposed project involve a treed parcel of land?</p> <p><input type="checkbox"/> Yes   <input type="checkbox"/> No</p> <p>Provide an explanation below of type and number of trees and any proposed removal:</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Further assessments could be required based on the potential presence of Culturally Modified Trees (CMTs). Please refer to <b>Archaeology/Cultural Resources</b>.</p>	<p><input type="checkbox"/> Yes:</p>   <p>(e.g. Arborist Report, Preliminary Field Reconnaissance (CMTs), Tree Survey, Tree Condition Assessment and / or Tree Removal and Replacement Plan)</p>
<p>Fish Habitat/ Riparian Area</p>	<p>Does your proposed project involve work in or around fish habitat or a riparian area?</p> <p><input type="checkbox"/> Yes   <input type="checkbox"/> No</p> <p>Provide an explanation below:</p> <p>_____</p> <p>_____</p> <p>_____</p>	<p><input type="checkbox"/> Yes:</p>   <p>(e.g. Fish Habitat Report)</p>

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<p>Environmental Impact Assessment</p>	<p>Environmental Impact Assessment?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Provide an explanation below:</p> <p>_____</p> <p>_____</p> <p>_____</p>	<p><input type="checkbox"/> Yes:</p> <p>_____</p> <p>(e.g. Environmental Impact Assessment Report)</p>
<p>Air Quality</p>	<p>Does your proposed project have the potential to influence air quality?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Provide an explanation below:</p> <p>_____</p> <p>_____</p> <p>_____</p>	<p><input type="checkbox"/> Yes:</p> <p>_____</p> <p>(e.g. Air Quality Protection Plan)</p>
<p>Contaminated Sites</p>	<p>Does your proposed project involve a potentially contaminated site or the potential for contamination? (e.g. gas station, agricultural activities, paint/ hazardous material storage)</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Provide an explanation below:</p> <p>_____</p> <p>_____</p> <p>_____</p>	<p><input type="checkbox"/> Yes:</p> <p>_____</p> <p>(e.g. Phase I Environmental Site Assessment)</p>

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Soil Management	<p>Does your proposed project involve the removing soil or gravel from the site or trucking in soil or gravel?</p> <p><input type="checkbox"/> Yes   <input type="checkbox"/> No</p> <p>Provide an explanation below:</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Refer to the <i>Subdivision, Development and Servicing Law</i>.</p>	<p><input type="checkbox"/> Yes:</p> <p>_____</p> <p>(e.g. Soil Management Strategy)</p>
<b>Socio-Cultural</b>		
Amenities, Public Space, Beautification, and Community Use	<p>It is a requirement of the Land Use Plan and the <i>Subdivision, Development and Servicing Law</i> to have amenities, public space, beautification etc.</p> <p>Does your project provide these?</p> <p><input type="checkbox"/> Yes   <input type="checkbox"/> No</p> <p>Provide an explanation below:</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>	<p><input type="checkbox"/> Yes:</p> <p>_____</p> <p>(e.g. Community Amenities Concept Plan)</p>
Community Contribution	<p>As per the <i>Tzeachten Subdivision, Development and Servicing Law</i>, you are required to provide a recommendation to Council of a dedication of up to 5% of the area of the land for parks, greenspace or community use or a cash donation in lieu.</p> <p>Provide an explanation below:</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>	

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Archaeology/ Cultural Heritage Resources	Contact Stó:lō Research and Resource Management Centre to request an Archaeological Impact Assessment	<input type="checkbox"/> Yes:  <hr style="width: 80%; margin-left: 0;"/> (e.g. Archaeological Impact Assessment)
Transportation Impact	Does your proposed project require new intersections or traffic lights or have the potential to increase traffic flow and parking requirements?  <input type="checkbox"/> Yes <input type="checkbox"/> No  Provide an explanation below: <hr/> <hr/> <hr/> <hr/>	<input type="checkbox"/> Yes:  (e.g. Traffic Study)
Noise	Does your proposed project have the potential to generate additional noise in the area?  <input type="checkbox"/> Yes <input type="checkbox"/> No  Provide an explanation below: <hr/> <hr/>	<input type="checkbox"/> Yes:  <hr style="width: 80%; margin-left: 0;"/> (e.g. Noise Study)

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<p>Solid Waste Management</p>	<p>Does your proposed project involve an increase in the generation of solid waste?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Provide an explanation below:</p> <hr/> <hr/> <hr/>	<p><input type="checkbox"/> Yes:</p> <hr/> <p>(e.g. Solid Waste Management Strategy)</p>
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**APPENDIX 1**

**GENERAL ENGINEERING REQUIREMENTS FOR  
LAND DEVELOPMENT ON TZEACHTEN RESERVE LANDS**

Tzeachten First Nation requires that a Conceptual Design be deemed satisfactory by Tzeachten Council and receive an **Approval in Principle** before any development may proceed. A Final Design must be deemed satisfactory by Tzeachten Council before the **Tzeachten Development Permit** is issued.

Information items to be provided at the **Conceptual/ Approval in Principle Design** stage are indicated by **[Conceptual]**, and those to be provided at the **Final Design/ Development Permit** stage are indicated by **[Final]**.

The applicant is advised that the requirements below are general in nature and are meant to be a guide for submission only. It is possible that some listed requirements may be waived and other new requirements may become applicable as more information on the development is submitted. If the applicant or their consultant or agent regards any of the listed items to be not applicable, they may request a waiver and provide sufficient justifications to support their request.

The applicant is further advised that a **Tzeachten Development Permit** must be obtained before any improvement or construction work on Tzeachten First Nation Lands may begin, irrespective of whether or not a lease is applicable or has been executed. Any work constructed before obtaining the **Tzeachten Development Permit** is potentially illegal and is done at the applicant's or developer's own risk. If the applicant cannot produce satisfactory evidence to prove that any construction pre-Development Permit meets all Tzeachten laws and standards and *INAC Standards* as defined in the *INAC Codes Standards and Guidelines*, such work has to be removed and replaced, all at the applicant's own cost.

<b>GENERAL</b>
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**1. Professional Seal and Signature [Conceptual and Final]**

All submission reports, designs, drawings, calculations, specifications and technical documents shall bear the seal and signature of a Registered Professional (Professional Engineer or Registered Architect) qualified for the work.

- Provided for Conceptual*
- Provided for Final*

**2. BC Building Code Standards [Conceptual and Final]**

State on the design drawings that all work is designed to meet or exceed the *BC Building Code*. If work is proposed to be designed to standards other than the *BC Building Code*, provide certifications of equivalence from a Registered Professional and obtain pre-approval from Tzeachten by providing justifications and a copy of the relevant section of the standard used.

- Provided for Conceptual*
- Provided for Final*

**3. General Plans [Conceptual and Final]**

Provide:

- (a) a Location Plan showing the geographical area of the proposed development and surrounding roads, highways and topographic features;
- Provided for Conceptual*
- Provided for Final*
- (b) a Layout Plan showing the Lease Area and legal description of the lands to be developed and the boundaries of the Tzeachten First Nation Reserve and an outline of the footprint proposed development, and
- Provided for Conceptual*
- Provided for Final*
- (c) a detailed Site Plan showing all existing and proposed works, buildings, streets, lanes, highways, intersections, driveways, parking and loading areas, sidewalks, street lighting, utilities and utility easements, streams and other topographic features of the site
- Provided for Conceptual*
- Provided for Final*

**4. Geotechnical Assessment [Conceptual]**

Provide a geotechnical assessment to verify the viability of the development on site. Include the existing and proposed grades and their relations to the elevations on adjoining properties, and details of any necessary excavations.

- Provided for Conceptual*

**5. Off-Site Work [Conceptual and Final]**

If work relating to the development is required to be constructed outside of the Lease Area or will encroach into private or other CP properties, obtain rights-of-way or other legal permissions to accommodate the work. Show such rights-of-way or other permissions on design drawings.

- Provided for Conceptual*
- Provided for Final*

**Building****6. Building Plans [Conceptual and Final]**

Provide conceptual plan and elevations of proposed buildings [*Conceptual*] and detailed design drawings of architectural, structural, mechanical, plumbing, fire protection and electrical works [*Final*].

- Provided for Conceptual*
- Provided for Final*

**7. Schedule [Conceptual]**

Provide a proposed schedule of construction and an estimated start and completion date.

- Provided for Conceptual*

**8. Professional Certifications [Final]**

Provide copy of relevant signed and sealed BC Building Code Schedules A, B-1 and B-2, or equivalent letters of

assurance, on architectural, structural, mechanical, plumbing, fire suppression systems, electrical and geotechnical works for the proposed buildings.

- Provided for Final*

### Water Service

**9. Conceptual Water Design [Conceptual]**

Indicate domestic and fire flow requirements, and the proposed water source to meet these demands. Indicate the minimum fire flow available to the development and the minimum pressure available under Maximum Day Plus Fire Flow conditions.

- Provided for Conceptual*

**10. Conceptual Water Design Drawings [Conceptual]**

Provide conceptual design drawings to show the existing and the proposed water works to service the development.

- Provided for Conceptual*

**11. Water Supply from Own Well [Conceptual]**

If water supply is to be obtained from the development's own well, provide test data from the well to show that the well water meets the Guidelines for Canadian Drinking Water Quality and that the well has sufficient yield to supply the domestic and fire flow needs.

- Provided for Conceptual*

**12. Water Supply from Surface Water [Conceptual]**

If water supply is to be obtained from a surface water body, a Water License is required from Land and Water BC Inc. Provide conceptual design of water treatment facilities.

- Provided for Conceptual*

**13. Water Supply from Existing System [Conceptual]**

If water supply is to be obtained from an existing water distribution system, verify by network analysis calculations or other means that the existing water distribution system has the capacity to deliver the required domestic and fire flow to the development.

- Provided for Conceptual*

**14. Hydrant Locations [Conceptual]**

Indicate sufficient hydrants on the conceptual design drawings such that no current or future proposed building is more than 75 m from a hydrant.

- Provided for Conceptual*

**15. Watermain Looping [Conceptual]**

Loop watermain whenever possible to provide redundancy and improve fire flow.

- Provided for Conceptual*

**16. Water Service Agreement [Conceptual and Final]**

Provide letter of intent or draft servicing agreement [*Conceptual*] and signed servicing agreement [*Final*] with the owner of the existing water system (either Tzeachten or the City of Chilliwack) for providing water service to the development.

- Provided for Conceptual*



**17. Decommissioning Plan for Abandoning Existing Well [Conceptual]**

Provide a decommissioning plan if any existing well is to be abandoned.

*Provided for Conceptual*

**18. Detailed Water Design Drawings [Final]**

Provide detailed design drawings for all proposed water works and treatment facilities to service the development. In particular, show details of connection point to an off-site distribution system, horizontal and vertical profiles of watermains, offsets of watermain from reference objects, horizontal and vertical separation with a sewer, material specifications, trench details, water meters, and details of appurtenances such as valves, air valves, chambers, hydrants, thrust blocks and bearing areas.

*Provided for Final*

**19. Disinfection of New Watermain [Final]**

Indicate on design drawing method and procedure for disinfecting a new watermain. Indicate on design drawing method of disposal of chlorinated water after completing watermain disinfection such that aquatic life will not be adversely impacted.

*Provided for Final*

**20. Service Connection Details, Standards and Identification [Final]**

Show on design drawings water service connection details and specify service connections to meet the Canadian Plumbing Code. Specify on design drawings blue marker stakes for identification of any future water service connections.

*Provided for Final*

<b>Sanitary Service</b>
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**21. Conceptual Sanitary Design Drawings [Conceptual]**

Provide conceptual design drawings to show the existing and the proposed sanitary facilities to service the development.

*Provided for Conceptual*

**22. Sanitary Service from Existing System [Conceptual]**

Verify, through network analysis calculations or other means, that the existing sewer system has the spare capacity to service the development.

*Provided for Conceptual*

**23. Sanitary Service Agreement [Conceptual and Final]**

Provide a letter of intent or draft servicing agreement [*Conceptual*] and signed servicing agreement [*Final*] with the owner of the existing water system (either Tzeachten or the City of Chilliwack) for providing sanitary service to the development.

*Provided for Conceptual*

*Provided for Final*

**24. In-Ground Sewage Disposal [Conceptual]**

If a self-contained in-ground disposal system is to be used, provide a hydro-geological assessment to verify the viability of in-ground sewage disposal in respect to contamination impact on groundwater and any adjacent water body. Verify that the percolation rate at the disposal field location falls within the permissible range of 5 to 60 minutes per 25 mm. Provide calculations to show that the infiltration trenches have sufficient base area to dispose of all generated sewage flows. Provide evidence to show that there is a year round minimum vertical separation of 1 m between the bottom of

the infiltration trench and the elevated groundwater mound created by sewage disposal for a 1:20 year flood condition. And provide evidence to show that there is no impermeable soil layer under the disposal trench to create a perched groundwater condition.

*Provided for Conceptual*

**25. Oil Separator [Conceptual]**

Provide oil separator for discharge to either the sanitary or the storm system from restaurant, gas station, machine shop, and anywhere where oil can be discharged or spilled.

*Provided for Conceptual*

**26. Decommissioning Plan for Abandoning Existing Septic Facilities [Conceptual]**

Provide a decommissioning plan if any existing septic facilities are to be abandoned.

*Provided for Conceptual*

**27. Detailed Sanitary Design Drawings [Final]**

Provide detailed design calculations and drawings for all proposed sanitary works to service the development. In particular, show horizontal and vertical profiles of the sewers and forcemains, offsets of sewer and forcemain from reference objects, material specifications, sewer slopes, invert elevations, manhole rim elevations, sewer trench details, forcemain thrust block bearing areas, and details of manholes, cleanouts, oil separators, air valves and chambers.

*Provided for Final*

**28. Effluent Permit Limits [Final]**

Verify that the Effluent Quality Parameters discharged to a disposal or reclaimed water use facility do not exceed the Waste Management Act Municipal Sewage Regulation limits for the particular facility.

*Provided for Final*

**29. Sewage Treatment Plant [Final]**

Provide detailed design and specifications for sewage treatment plant and emergency storage basin.

*Provided for Final*

**30. Service Connection Details, Standards and Identification [Final]**

Show on design drawings sewer service connection details. Provide inspection chamber. Specify service connection to meet the Canadian Plumbing Code. Specify on design drawings red marker stakes for identification of any future sewer service connections.

*Provided for Final*

<b>Drainage</b>
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**31. Stormwater Management Plan [Conceptual]**

Provide a stormwater management plan showing how the post-development Minor (1:2 Year) and Major (1:50 Year) flows are to be managed. Show grading of lot and in-conduit, in-ditch, and overland flow paths.

*Provided for Conceptual*

**32. Stormwater Disposal by Drywell [Conceptual]**

If stormwater runoff is proposed to be disposed of by drywells, verify by calculations that the drywells have the capacity to dispose of a Minor (1:2 year) storm flow.

*Provided for Conceptual*

**33. Stormwater Disposal to Surface Water Body [Conceptual]**

If any stormwater runoff is proposed to be discharged into an adjacent surface water body, provide details of sediment control devices and confirm permission with Department of Fisheries and Oceans and Environment Canada.

*Provided for Conceptual*

**34. Stormwater Disposal to Roadside Ditch [Conceptual]**

If any stormwater runoff is proposed to be discharged into an adjacent roadside ditch, confirm permission with the owner of the roadside ditch (either the Band, municipal, regional or provincial jurisdiction).

*Provided for Conceptual*

**35. 200 Year Flood Level [Conceptual]**

State on the conceptual design drawing that the building habitable floor slab elevation is not less than 0.6 m above the 1:200 year flood level.

*Provided for Conceptual*

**36. Detailed Drainage Design Drawings [Final]**

Provide detailed design drawings for all proposed drainage works servicing the development. In particular, show horizontal and vertical profiles of storm sewers and ditches, offsets of storm sewer from reference objects, material specifications, sewer slopes, invert elevations, manhole rim elevations, trench details, and details of manholes, cleanouts, oil and debris separators, drywells, silt traps and detention ponds.

*Provided for Final*

**Total Estimated Cost of Works and Services**
**37. Total Estimated Cost of Works and Services [Conceptual]**

Provide total estimated cost of works and services excluding off-site works and services which are the subject of a servicing agreement with the City of Chilliwack:

\$ \_\_\_\_\_

*Provided for Conceptual*

**Roads, Access and Parking**
**38. Parking [Conceptual]**

Provide the estimated number of parking spaces required for the development and the plans to accommodate them.

*Provided for Conceptual*

**39. Traffic Volume [Conceptual]**

Provide the estimated volume of traffic in trips per day that will be generated by the development.

*Provided for Conceptual*

**40. Conceptual Road Design Drawings [Conceptual]**

Provide conceptual design drawings to show the existing and the proposed access and road facilities to service the development, including entry and exit routes and access by fire and emergency vehicles.

*Provided for Conceptual*

**41. Cul-de-Sac Length [Conceptual]**

Limit length of any cul-de-sac to 150 m maximum in consideration of emergency access and deployment of fire fighting equipment.

*Provided for Conceptual*

**42. Utilities in Adjacent or Public Roads [Conceptual]**

If utilities servicing the development are to be laid crossing or within the fronting road allowance, confirm permission with the owner of the fronting road (adjacent CP-holder, Tzeachten, the City of Chilliwack, or the provincial government)

*Provided for Conceptual*

**43. Bridge Across Creek [Conceptual]**

Confirm permission from Department of Fisheries and Oceans for access bridge across river or creek.

*Provided for Conceptual*

**44. Access Permit [Conceptual and Final]**

Provide letter of intent [**Conceptual**] and access permit, easement or right-of-way [**Final**] from the owner of the fronting road (adjacent CP-holder, Tzeachten, the City of Chilliwack, or the provincial government) for allowing access to the development.

*Provided for Conceptual*

*Provided for Final*

**45. Detailed Parking Design [Final]**

Provide detailed design calculations and drawings for all proposed parking areas and spaces.

*Provided for Final*

**46. Detailed Road Design Drawings [Final]**

Provide detailed design calculations and drawings for all proposed road and access to service the development.

*Provided for Final*

**47. Road Details [Final]**

Show design speed, horizontal and vertical road profile, vertical curve data, cross sections, intersection details and pavement structure on design drawings.

*Provided for Final*

**48. Signage [Conceptual and Final]**

Show the proposed [**Conceptual**] and actual [**Final**] location, size, height, colour, lighting and orientation of all signs.

*Provided for Conceptual*

*Provided for Final*

<b>Greenspace and Amenities</b>
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**49. Greenspace [Conceptual and Final]**

Show the proposed [**Conceptual**] and actual [**Final**] location and treatment of parks, green space, common areas, open spaces, trails, landscaping, fences, recreation features and any other public amenities.

*Provided for Conceptual*

*Provided for Final*

#### Fuel Handling

##### 50. Fuel Storage and Dispensing [Final]

For gas station development, provide details of fuel storage tanks, connection piping, dispenser pumps, spill containment, alarm system and an emergency response plan.

*Provided for Final*

#### Fire Protection

##### 51. Fire Protection Service Agreement [Conceptual and Final]

Provide letter of intent [**Conceptual**] and service agreement [**Final**] with either Tzeachten or the City of Chilliwack for providing fire protection service to the development.

*Provided for Conceptual*

*Provided for Final*

##### 52. Tzeachten's Fire Fighting Capability [Conceptual]

If fire protection service is to be obtained Tzeachten, verify the existing capability of Tzeachten's equipment and resources to respond to and provide fire fighting service to the development.

*Provided for Conceptual*

#### Utilities

##### 53. Utility Service Agreements [Conceptual and Final]

Provide letter of intent [**Conceptual**] and service agreement [**Final**] with utility companies for electricity, telephone, gas and solid waste disposal services.

*Provided for Conceptual*

*Provided for Final*

#### Completion Documentation

##### 54. Health Canada Permits for Individual Homes [Final]

Provide written commitment from the Professional Engineer or Registered Architect to provide Health Canada permits for in-ground sewage disposal for individual homes [**Final**]. Actual permits are to be provided as part of the completion documentation.

*Provided for Final*

##### 55. Restaurant Permit [Final]

Provide written commitment from the Proponent to provide a copy of Ministry of Health Permit to Operate A Food Service Establishment if kitchen or restaurant service is proposed [**Final**]. Actual permit is to be provided as part of the completion documentation.

*Provided for Final*

##### 56. Registration of Rights of Way, Permits and Easements [Final]

Provide written commitment from the Professional Engineer or Registered Architect to provide copies of all registered rights of way plans, permits and easements [**Final**]. Actual plans and proof of registration must be provided as part of the completion documentation.

*Provided for Final*

**57. Registration of Fuel Storage Tanks [Final]**

Provide written commitment from the Professional Engineer or Registered Architect to provide a copy of the registration of all underground storage tanks and exterior aboveground storage tanks larger than 4000 litres *[Final]*. Actual registration documents are to be provided as part of the completion documentation.

*Provided for Final*

**58. Construction Supervision [Final]**

Provide written commitment from the Professional Engineer to provide all necessary construction supervision, inspection, site testing and record keeping during construction of the site work *[Final]*.

*Provided for Final*

**59. O&M Manuals [Final]**

Provide written commitment from the Professional Engineer or Registered Architect to provide Operation & Maintenance Manuals for the electrical and mechanical systems upon completion *[Final]*. Actual Operation & Maintenance Manuals are to be provided as part of the completion documentation.

*Provided for Final*

**60. As-Built Drawings [Final]**

Provide written commitment from the Professional Engineer or Registered Architect to provide accurate as-built drawings upon completion *[Final]*. Actual as-built drawings are to be provided as part of the completion documentation for all buildings, structures, roads, and works.

*Provided for Final*

**61. Completion Report [Final]**

Provide written commitment from the Professional Engineer or Registered Architect to provide a completion report detailing work progress, inspection records, testing results, and problems encountered on site *[Final]*. Actual completion report is to be provided as part of the completion documentation.

*Provided for Final*

**62. Completion Certification [Final]**

Provide written commitment from the Co-ordinating Registered Professional who signed the BC Building Code Schedule A for the building to provide the BC Building Code Schedules C-A and C-B *[Final]*.

*Provided for Final*

Provide written commitment from the Professional Engineer submitting the supporting services plans to provide an Engineer's Certificate certifying that all work is constructed in accordance with approved drawings and specifications *[Final]*.

*Provided for Final*

Actual Schedules C-A and C-B and Engineer's Certificate are to be provided as part of the completion documentation.

*Provided for Final*