



## Temporary Use Permit

**Permit Number: TUP PL2024-9938**

Owner Name  
Owner Address

### Conditions of Permit

1. This permit is issued subject to compliance with all of the bylaws of the City, except as specifically varied or supplemented by this Permit.
2. This permit applies to:
  - Legal: Parcel "C" (DD KW106070) Block A District Lot 4 Similkameen Division  
Yale (Formerly Yale-Lytton) District Plan 373
  - Civic: 157 Wade Avenue West
  - PID: 026-009-625
3. This permit has been issued in accordance with Section 493 of the *Local Government Act*, to allow for the temporary use of the above noted lands for a personal service establishment as shown in the plans attached in Schedule 'A', subject to the following conditions:
  - a. Despite s.6.6 of the Zoning Bylaw, no EV ready outlets are required.
  - b. Despite s.5.2 of the Zoning Bylaw, no landscape buffers are required.
  - c. The personal service establishment use is limited to massage and spa services.

### General Conditions

4. In accordance with Section 501 of the *Local Government Act*, the lands subject to this permit shall be developed in general accordance with this permit and the plans attached as Schedule 'A'.
5. In accordance with Section 497 of the *Local Government Act*, this permit shall expire on February 11, 2028.
6. **This permit is not a building permit. In order to proceed with this development, the holder of this permit must hold a valid building permit issued by the Building Inspection Department.**
7. This permit does not constitute any other municipal, provincial or federal approval. The holder of this permit is responsible to obtain any additional municipal, federal, or provincial approvals prior to commencing the development authorized by this permit.
8. This permit does not include off-site infrastructure costs that may be required at the building permit stage, such as Development Cost Charges (DCC's), road improvements and electrical servicing. There may be substantial infrastructure and servicing costs payable at a later date. For more information on servicing and infrastructure requirements please contact the Development Engineering Department

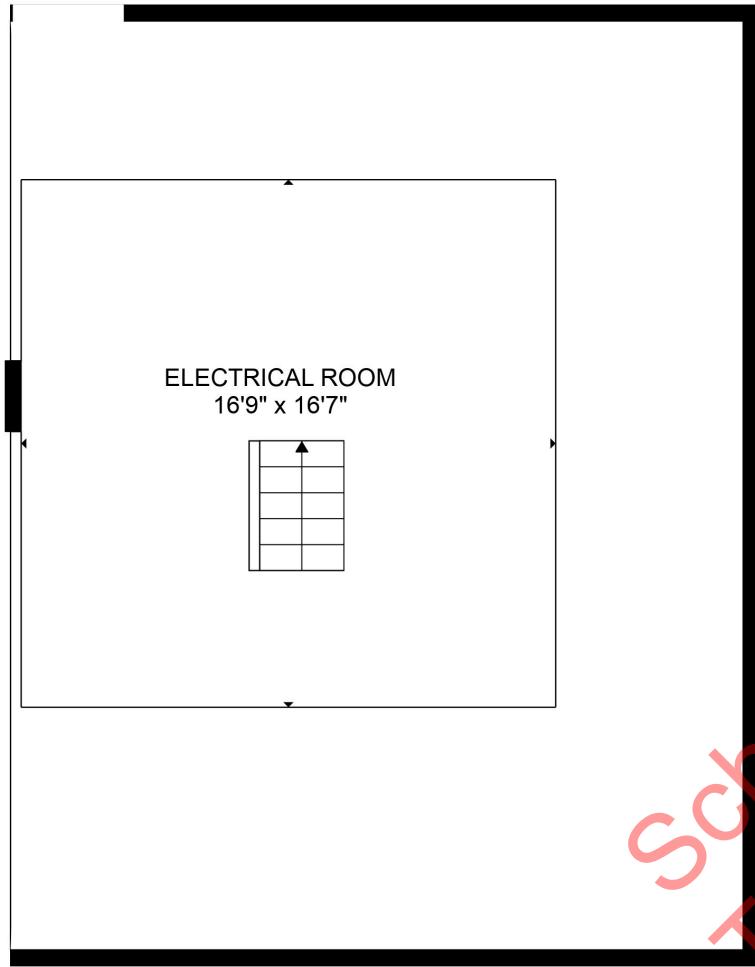
at (250) 490-2501. For more information on electrical servicing costs, please contact the Electric Utility at (250) 490-2535.

Authorized by City Council, the \_\_\_\_ day of \_\_\_\_\_, 2025.

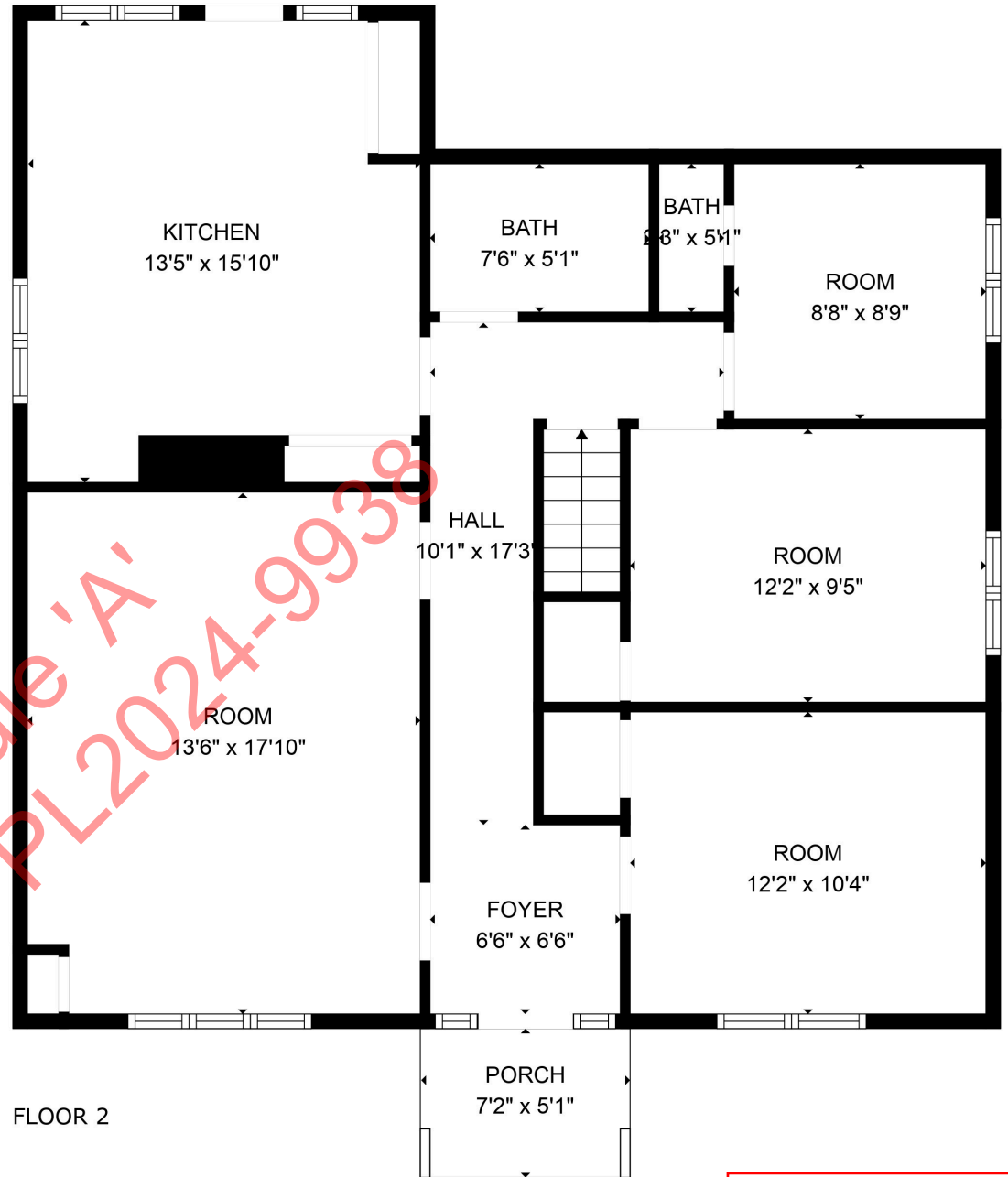
Issued this \_\_\_\_ day of \_\_\_\_\_, 2025.

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Angela Collison  
Corporate Officer



FLOOR 1



FLOOR 2

Refuse and Recycling  
Bins to be provided in  
accordance with s.4.10  
of the Zoning Bylaw.

**TOTAL: 1025 sq. ft**

Below Ground: 0 sq. ft, FLOOR 2: 1025 sq. ft  
EXCLUDED AREAS: ELECTRICAL ROOM: 661 sq. ft, PORCH: 37 sq. ft