



# Columbia Shuswap Regional District

555 Harbourfront Dr. NE, Salmon Arm, BC V1E 4P1  
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# Property Report

Parcel Name or PID: 004-374-401  
 IDParcel: fmbp0351  
 Report Date: 6/13/2021

## Property Details

|                    |  |
|--------------------|--|
| Address:           | 1-6924 Squilax-Anglemont Rd  |
| Name/PID:          | 004-374-401  |
| Roll:              | 78904862010  |
| Electoral Area:    | F  |
| Local Area:        | Magna Bay  |
| Ownership:         | Private  |
| GIS Lot Size:      | 1.82 HA   4.50 Acres *   |
| Percent in ALR:    | 0  |
| Legal Description: | L A SEC 17 TP 23 R 9 W OF THE 6TH MERIDIAN<br>KAMLOOPS DIVISION YALE DISTRICT PL 29240 |

\* Lot size is approximate. Refer to the legal plan to obtain the official size. Contact the CSR D if there is a discrepancy between the CSR D lot size data and another authority.



## Planning and Development

|           |  |
|-----------|--|
| Building: | Bylaw 660: Building Regulation and Inspection  |
| Zoning:   | Bylaw 900: FM2 - Foreshore Multifamily 2<br>Bylaw 800: MSR - Multi-Single Family Residential |
| OCP:      | Bylaw 830: MR - Mixed Residential  |

### Related Planning Files and Permits:

| Application Type - Status            | File Number   | Entered    |
|--------------------------------------|---------------|------------|
| Building - Residential - Issued      | PR20190000161 | 08/21/2019 |
| Development Permit - Complete        | PL20180000010 | 01/23/2018 |
| Building - Residential - In Progress | PR20170000057 | 08/18/2017 |
| Building - Residential - Complete    | PR20160000055 | 07/14/2016 |
| Building - Residential - Complete    | PR20160000054 | 07/13/2016 |
| Development Permit - Complete        | PL20160000107 | 06/08/2016 |
| Bylaw Amendment - Complete           | PL20150000115 | 07/02/2015 |

### Property potentially in one or more of the following CSR D permit application areas:

- Floodplain
- Foreshore and Water (Dock and Buoy)
- Hazardous Lands (Flooding & Debris Flow)
- Lakes 100m
- Riparian Areas Regulation (RAR)

\* This information is generated automatically from various sources. Contact the CSR D to verify requirements for this property.

## BCAA - Property Details

|                    |   |
|--------------------|---|
| Roll Number:       | 78904862010   |
| Assess Area:       | 20 - North Okanagan                                   |
| Jurisdiction:      | 789 - Salmon Arm Rural                                |
| Neighbourhood:     | 311 - Waterfront North Shuswap                        |
| School District:   | 83 - North Okanagan-Shuswap                           |
| Hospital District: | 05 - Thompson   |
| Class:             | 01 - Residential                                      |
| Subclass:          | 0102 - Residential Single Family                      |
| Actual Use:        | 033 - Duplex, Non-Strata Side by Side or Front / Back |
| Manual Class:      | 2142 - 2 STY Duplex - After 1960 - Standard           |

### Minor Taxing:

- E.A.'F' Refuse Disposal DA#3
- EA F Sub-Regional Fire SRVA#65
- Fireworks Area F SRVA#58
- N Shuswap 1St Response SRVA#42
- N Shuswap Comm Parks SRVA#44
- N Shuswap Liq Waste SRVA#60
- Building Inspection ESA#5
- Okanagan Reg Library LSA#28
- Shuswap Watershed Council SRVA#69
- Anglemont Community Pks SA#25

### Assessment:

|                    |                  |
|--------------------|------------------|
| Land               | \$0              |
| Improvements       | \$145,000        |
| <b>Gross Value</b> | <b>\$145,000</b> |
| Exempt:            | \$0              |
| <b>Net Value</b>   | <b>\$145,000</b> |

### Sale History:

\* This information is generated and provided by the BC Assessment Authority. Please contact BCAA if you have any questions.