



Temporary Use Permit

Permit Number: TUP PL2026-10225

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: Lot A District Lot 1997S Similkameen Division Yale District Plan KAP50957
Civic: 301 Okanagan Avenue East
PID: 018-495-931
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 an indoor amusement, entertainment and recreation facility as shown in the plans attached in Schedule 'A'.
4. In accordance with Section 489 of the *Local Government Act*, the following provisions of the City of Penticton Zoning Bylaw No. 2024-22 are varied by this permit:
 - a. A minimum of 12 vehicle parking stalls shall be provided onsite for 'indoor amusement, entertainment and recreation'.

General Conditions

5. 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'.
6. In accordance with Section 497 of the *Local Government Act*, this permit shall expire 3 years from date of issuance.
7. **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.**
8. 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.
9. 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 September, 2026.

Issued this ____ day of September, 2026.

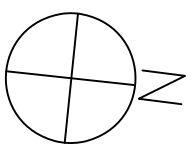
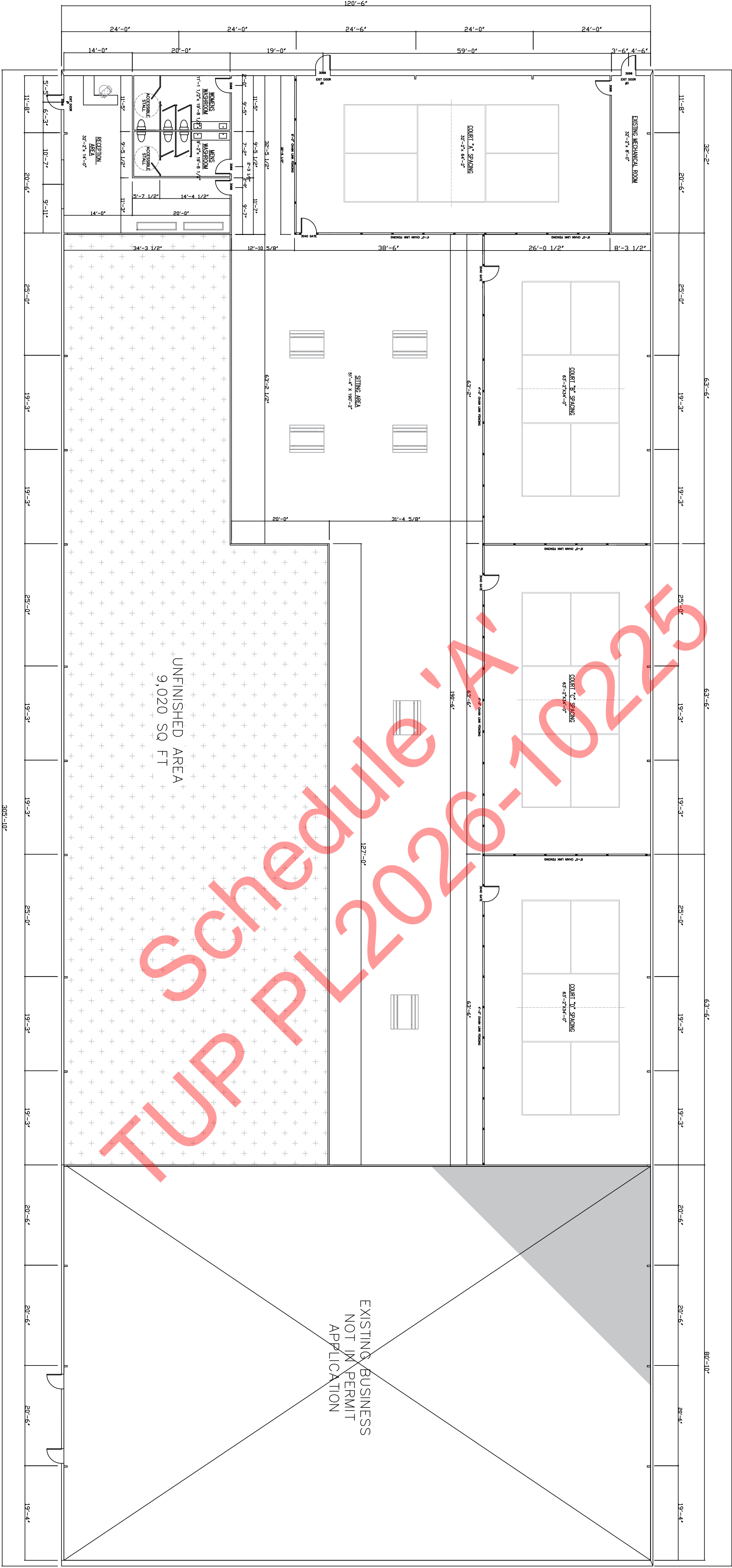
Angela Collison
Corporate Officer

DRAFT

CAMROSE STREET

TENANT IMPROVEMENT:
FINISHED AREA: 17,399 SQ FT
UNFINISHED AREA: 9,280 SQ FT

OKANAGAN AVENUE EAST



301 OKANAGON AVENUE EAST — FLOOR PLAN

CUSTOMER:			
DWG. TITLE:		FLOOR PLAN	
REVISION NUMBER	DR. BY:	KR	SQ. FT.: AS SHOWN
1	COM. NO.:		SCALE: NTS
SUPER CEDES ALL PREVIOUS REVISIONS	DATE:		SHEET: 1 OF: 2
	LOCATION:	PENTICTON B.C.	

THIS PLAN IS ACCEPTED AS DRAWN.

CUSTOMER SIGNATURE _____
DATE _____

TENANT IMPROVEMENT