

Letter of Intent from Applicant

Dr. Andrea Petersen
7645 Creekside Way
Prince George, BC
V2N 0C2

July 31, 2020

City of Prince George
Planning and Development
1100 Patricia Blvd.
Prince George, BC
V2L 3V9

Attention: Melissa Nitz

Dear Melissa,

As requested, please find attached my application for a Temporary Use Permit to be forwarded to Council for consideration.

I am a chiropractor who would like to open a clinic at 2-2274 Queensway. Upon completion of signing a lease and doing minor upgrades including new paint, flooring, interior doors and window coverings, I have subsequently discovered that the space is not zoned for Health Service, Minor. Prior to signing the lease, I had contacted the city and mentioned that Midwives had previously operated in the space, but I erroneously assumed that the space had appropriate zoning for my clinic.

After an exhaustive search, I have been unable to find any other suitable space which is small enough for my business model, self-contained and at street level to accommodate the majority of my patients who are injured and disabled. Having to rely on above-ground space does not promote ease of access to all patients. It is imperative I find space with the accessible features that this location offers.

As the only doctor working in the clinic, I require no other staff, and the clinic will operate by appointment only. Patient and doctor safety and privacy is of utmost importance. Many of the smaller spaces available in Prince George require entry or reception through common areas and up stairwells, yet this proposed location is in a much more controlled setting. The COVID-19 pandemic has been an eye-opener for many of us providers. This space allows for controlled access and cleaning protocols recommended by the BC Ministry of Health and WorkSafeBC.

There will be more than ample off-street parking and no impact to traffic flow. The location is in a diverse area, and would allow me to provide service to residential, downtown and BCR Industrial Area patients. I have a large rural patient base who can quickly access this location due to proximity of all highways passing through Prince George.

To ensure a smooth transition once I leave my current workplace, a clinic opening date of September 1st is the most ideal for my patients to maintain an uninterrupted treatment schedule. If anything can be done to expedite the approval process, it would be most appreciated. I am grateful for your prompt assistance and consideration. With your help, I can pursue this new small business opportunity and provide a more individualized and personal experience to chiropractic patients in Prince George.

Sincerely,

A handwritten signature in black ink, appearing to read 'Andrea Petersen', with a long horizontal flourish extending to the right.

Dr. Andrea Petersen, DC
Attach.

/ap