

ATTACHMENT A PERMIT TERMS AND CONDITIONS

TERMS OF PERMIT

“City of Nanaimo Zoning Bylaw 2011 No. 4500” is varied as follows:

1. *Section 9.5.1 and Section 9.5.4 Siting of Buildings* – to increase the maximum front yard setback to allow 100% of the building face to be more than 6m from the front property line.
2. *Section 9.6.1 Location of Parking Area* – to permit parking between the front property line and the front face of a building, and within the maximum front yard setback.
3. *Section 9.7.1 Size of Buildings* – to waive the minimum required height of two-storeys above grade.
4. *Section 17.12 Minimum Landscape Treatment Level 1c* – to reduce the minimum requirement of trees within the front yard landscape buffer from five to zero.

CONDITIONS OF PERMIT

1. The subject property is developed generally in accordance with the Proposed Site Plan prepared by Turner Architecture and Delinea Design Consultants Ltd., dated 2020-FEB-10, as shown on Attachment C.
2. The subject property is developed in substantial compliance with the proposed Building Elevations, prepared by Turner Architecture and Delinea Design Consultants Ltd., dated 2020-FEB-10, as shown on Attachment E.
3. The subject property is developed generally in accordance with the proposed Landscape Plan prepared by LADR Landscape Architects Inc., dated 2020-FEB-04, as shown on Attachment F.