

ATTACHMENT A PERMIT TERMS AND CONDITIONS

TERMS OF PERMIT

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

1. *Section 7.6.1 Size of Buildings* – to increase the maximum allowable building height from 7m (less than 4:12 pitch) to:
 - 7.75m at 1220 Manzanita Place
 - 8.93m at 1225 Manzanita Place
 - 8.87m at 1221 Manzanita Place
2. *Section 7.5.1 Siting of Buildings* – to reduce the minimum front yard setback from 6m to 3.25m at 1225 Manzanita Place, and from 6m to 4.5m at 1221 Manzanita Place.
3. *Section 7.5.1 Siting of Buildings* – to reduce the minimum rear yard setback from 7.5m to 5.8m for unit 5 at 1225 Manzanita Place.

CONDITIONS OF PERMIT

1. The subject property shall be developed in accordance with the Site Plan prepared by BJK Architecture Inc., dated 2020-AUG-11, as shown on Attachment D.
2. The subject property is developed in substantial compliance with the proposed Building Elevations prepared by BJK Architecture Inc., dated 2020-AUG-11, as shown on Attachment E.
3. The subject property is developed in substantial compliance with the Site Sections prepared by BJK Architecture Inc., dated 2020-AUG-11, as shown on Attachment F.
4. The subject property is developed in substantial compliance with the Landscape Plan and Details prepared by 4 Site Landscape Architecture and Site Planning, dated 2020-AUG-07, as shown on Attachment G.