

CITY OF NANAIMO

BYLAW NO. 4500.196

A BYLAW TO AMEND THE "CITY OF NANAIMO ZONING BYLAW 2011 NO. 4500"

WHEREAS the Council may zone land, by bylaw, pursuant to Sections 464, 465, 469, 477, 479, 480, 481, 482, and 548 of the *Local Government Act*;

THEREFORE BE IT RESOLVED the Municipal Council of the City of Nanaimo, in open meeting assembled, ENACTS AS FOLLOWS:

1. This Bylaw may be cited as the "Zoning Amendment Bylaw 2021 No. 4500.196".
2. The "City of Nanaimo Zoning Bylaw 2011 No. 4500" is hereby amended as follows:
 - (A) By rezoning the land legally described as LOT A, DISTRICT LOT 30, WELLINGTON DISTRICT, PLAN 14190 (6033, 6047 and 6045 Nelson Road) from Single Dwelling Residential (R1) and Duplex Residential (R4) to Low Density Residential (R6), Medium Density Residential (R8), and Parks, Recreation and Culture One (PRC-1) as shown on Schedule A.
 - (B) By rezoning a portion of the land legally described as LOT 2, DISTRICT LOT 30, WELLINGTON DISTRICT, PLAN EPP99504 (6053 Nelson Road) from Low Density Residential (R6) and Parks, Recreation and Culture One (PRC-1) to Medium Density Residential (R8) as shown on Schedule A.
 - (C) By adding the following after Subsection 7.6.8:

7.6.9 Notwithstanding 7.6.1, where at least 50% of the required parking spaces are provided beneath a principal building, the height of a principal building may be a maximum of 22.5m on the R8 zoned portions of lands legally described as LOT A, DISTRICT LOT 30, WELLINGTON DISTRICT, PLAN 14190 (6033, 6047 and 6045 Nelson Road) and LOT 2, DISTRICT LOT 30, WELLINGTON DISTRICT, PLAN EPP99504 (6053 Nelson Road).

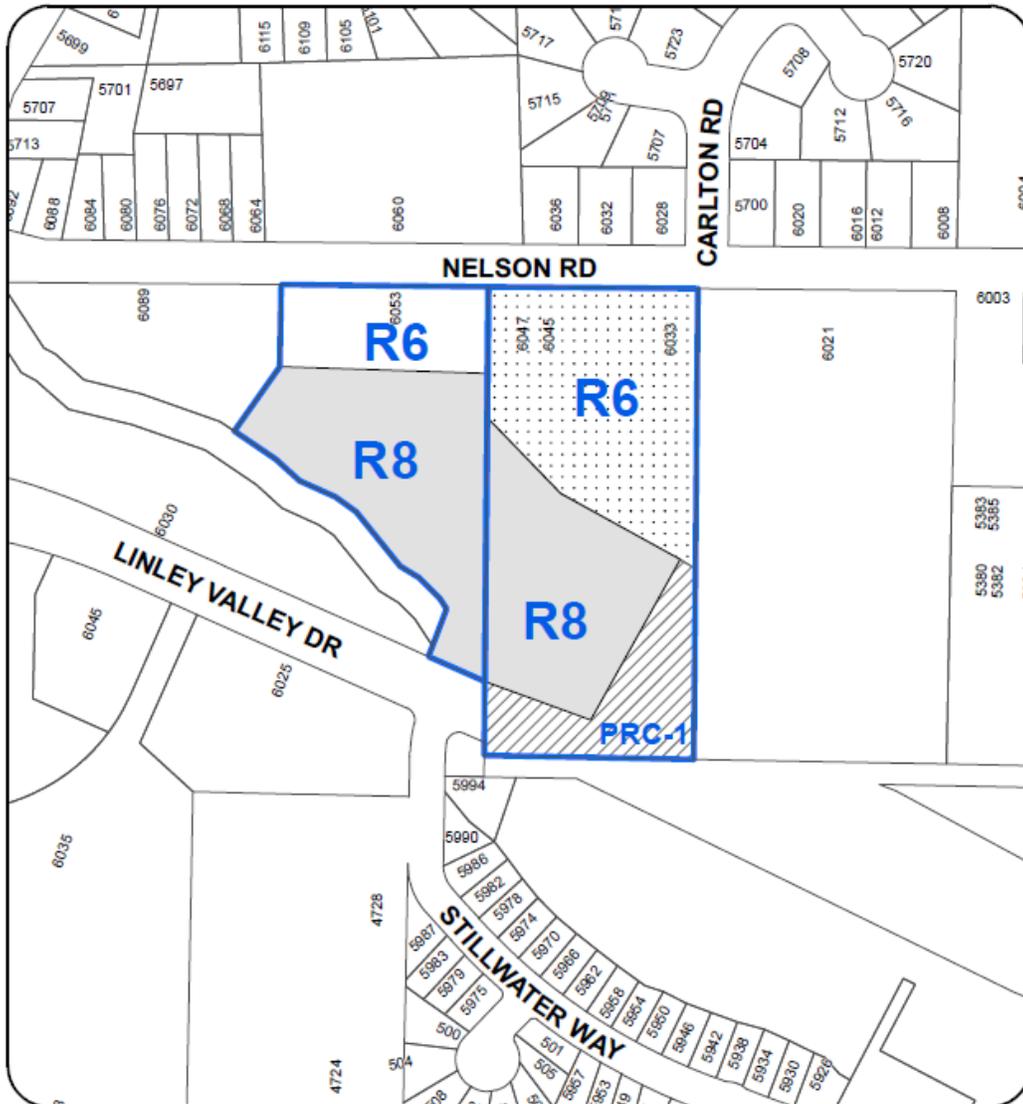
PASSED FIRST READING: 2021-DEC-20
PASSED SECOND READING: 2021-DEC-20
PUBLIC HEARING HELD: _____
PASSED THIRD READING: _____
MINISTRY OF TRANSPORTATION AND INFRASTRUCTURE: _____
ADOPTED: _____

MAYOR

CORPORATE OFFICER

File: RA000453
Address: 6033 and 6053 Nelson Road

SCHEDULE A



REZONING APPLICATION NO. RA000453

CIVIC: 6033, 6045, 6047, 6053 NELSON ROAD
LEGAL: LOT 2, DISTRICT LOT 30, WELLINGTON DISTRICT, PLAN EPP99504 &
LOT A, DISTRICT LOT 30, WELLINGTON DISTRICT, PLAN 14190

-  Subject Properties
-  Proposed to be zoned PRC-1 - Parks, Recreation and Culture One
-  Proposed to be zoned R6 - Low Density Residential
-  Proposed to be zoned R8 - Medium Density Residential

