

CITY OF NANAIMO

BYLAW NO. 4500.169

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 2020 No. 4500.169".
2. The "City of Nanaimo Zoning Bylaw 2011 No. 4500" is hereby amended as follows:
 - (1) By rezoning a portion of the lands legally described as PART A, DISTRICT LOT 18, WELLINGTON DISTRICT, PLAN EPP99617 (3500 Rock City Road) from Low Density Residential (R6) to Medium Density Residential (R8) as shown on Schedule A.
 - (2) By adding the following as subsection 7.3.7:

7.3.7 Notwithstanding Subsection 7.3.1, the maximum Floor Area Ratio for portions of the lands legally described as PART A, DISTRICT LOT 18, WELLINGTON DISTRICT, PLAN EPP99617 shall not exceed 0.45. Where parking spaces are provided beneath a principal building (where the roof of the underground parking is not more 0.8m above the finished grade), an amount may be added to the Floor Area Ratio equal to 0.25 multiplied by the percentage of the total parking spaces provided underground.

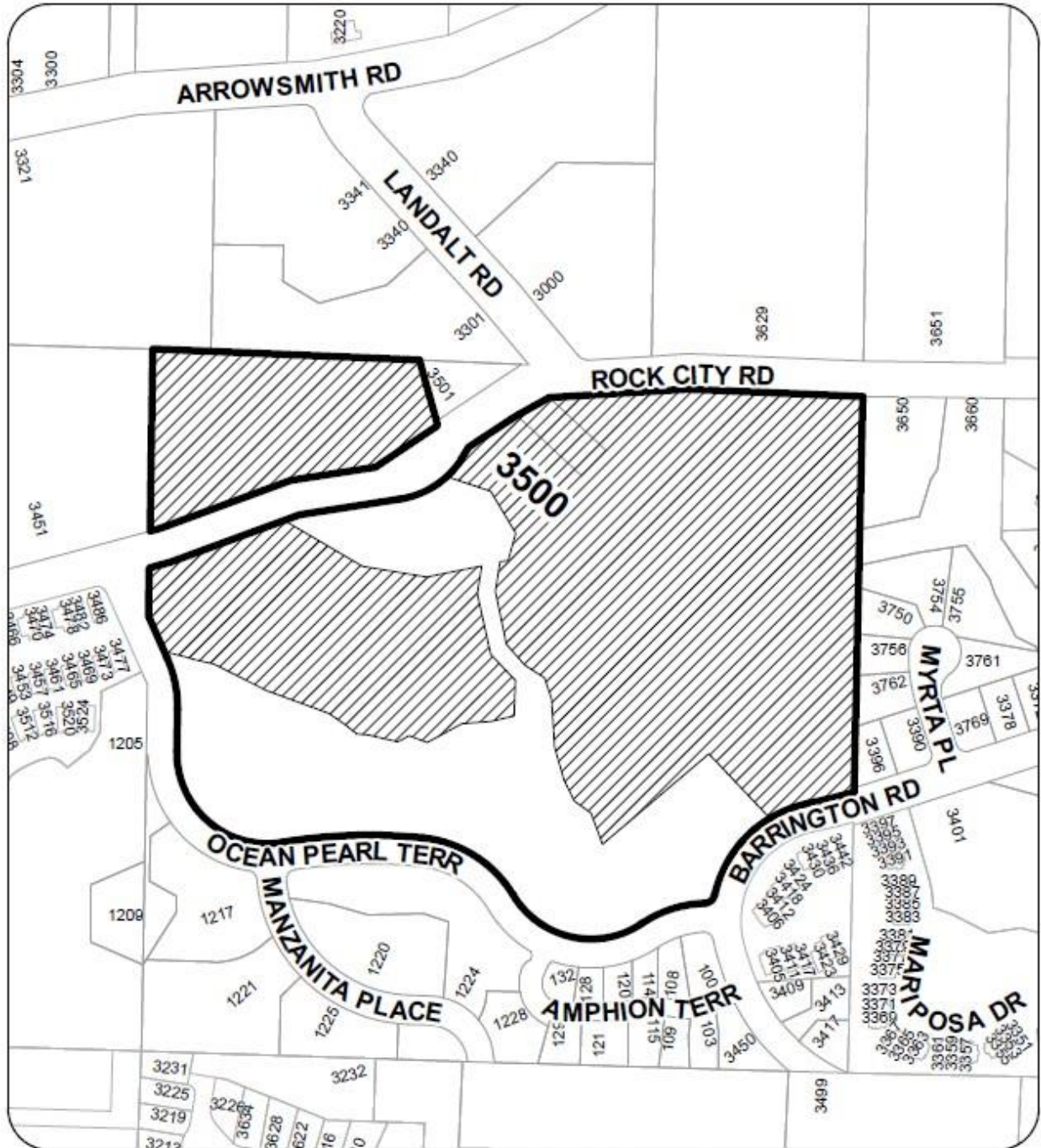
PASSED FIRST READING: 2020-JUL-20
PASSED SECOND READING: 2020-JUL-20
PUBLIC HEARING HELD: 2020-SEP-17
PASSED THIRD READING: 2020-SEP-17
ADOPTED: _____

MA Y O R

CORPORATE
OFFICER

File: RA000434
Address: 3500 Rock City Road

'Schedule A'



REZONING APPLICATION NO. RA000434



SUBJECT PROPERTY

PORTION TO BE REZONED

CIVIC: 3500 ROCK CITY ROAD
LEGAL: LOT 2, DISTRICT LOT 18, WELLINGTON DISTRICT
PLAN VIP86869 EXCEPT PART IN PLANS VIP86995, EPP33878
EPP36299 AND EPP67988