

ATTACHMENT A PERMIT TERMS AND CONDITIONS

PERMIT TERMS

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

1. *Section 13.4.1 Siting of Buildings* – to reduce the minimum required flanking side yard setback for the proposed building from 4.5m to 3.0m.
2. *Section 17.2.1 General Regulations* – to reduce the landscape buffer requirement from 1.8m to 0.0m along the rear (north) property line.

The City of Nanaimo “Off-Street Parking Regulations Bylaw 2018 No. 7266” is varied as follows:

1. *Section 6.1 Loading Space Requirements*– to reduce the require loading spaces from one to zero.

CONDITIONS OF PERMIT

1. The subject property shall be developed substantially in accordance with the Site and Parking Plan, prepared by bjk architecture inc., dated 2023-AUG-21, as shown on Attachment C.
2. The subject property shall be developed in substantial compliance with the Building Elevations and Details, prepared bjk architecture inc., dated 2023-MAY-16, as shown on Attachment D.
3. The subject property shall be developed in substantial compliance with the Landscape Plan and Details prepared by Victoria Drakeford Landscape Architect dated 2023-AUG-29, as shown on Attachment F.