

ATTACHMENT A

PERMITS TERMS AND CONDITIONS

PERMIT TERMS

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

1. *Section 9.5.3 Siting of Buildings* – to reduce the minimum required front yard setback (abutting East Wellington Road) for an existing principal building from 3.0m to 1.43m as shown on Attachment C.
2. *Section 9.5.3 Siting of Buildings* – to reduce the minimum required front yard setback (abutting East Wellington Road) for a covered entry on an existing building from 3.0m to 1.22m as shown on Attachment C.
3. *Section 9.5.3 Siting of Buildings* – to reduce the minimum required front yard setback (abutting Townsite Road) for a covered entry on an existing building from 3.0m to 2.73m as shown on Attachment C.

CONDITIONS OF PERMIT

1. The subject property shall be developed in accordance with the Site Plan, prepared by Turner & Associates Land Surveying Inc., dated 2023-APR-05, as shown on Attachment C.
2. The subject property shall be developed in substantial compliance with the Building Elevations and Details, prepared by Greenplan, dated 2023-APR-26, as shown on Attachment D.
3. The existing covered patio on the south elevation facing East Wellington Road be reduced in extent as shown on the Site Plan, prepared by Turner & Associates Land Surveying Inc., dated 2023-APR-05, as shown on Attachment C.