

ATTACHMENT A

PERMIT TERMS AND CONDITIONS

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

1. *Section 6.10.2 Fence Height* – to increase the maximum permitted height of a fence within a front yard setback from 1.2m to 1.8m as shown on Attachment F.
2. *Section 10.5.1 Siting of Buildings* – to reduce the minimum required north side yard setback from 3.0m to 1.5m as shown on Attachment C.

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

1. *Section 7.2(i) All Other Uses Parking Table* – to reduce the minimum required number of off-street parking spaces from 69 to 63 spaces.

CONDITIONS OF PERMIT

1. The subject property shall be developed generally in accordance with the Site and Parking Plans, prepared by O.C.A. Architecture Inc., dated 2024-AUG-11, as shown on Attachment C.
2. The subject property shall be developed in substantial compliance with the Building Elevations and Details, prepared by O.C.A. Architecture Inc., dated 2024-AUG-11, as shown on Attachment D.
3. The subject property shall be developed in substantial compliance with the Landscape Plans and Details prepared by Victoria Drakeford Landscape Architect, dated 2024-AUG-20, as shown on Attachment F.