

ATTACHMENT A PERMIT TERMS AND CONDITIONS

TERMS OF PERMIT

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

1. Section 6. 3. 2 Location and Siting of Buildings and Structures to Watercourses - to reduce the minimum watercourse setback from 15m to 0m for the proposed emergency and pedestrian access.

CONDITIONS OF PERMIT

1. The subject property shall be developed in accordance with the Watercourse Leave Strip and Setback Area Plan, prepared by J E Anderson & Associates dated 2026-MAR-12, as shown on Attachment C.
2. With registration of the subdivision, a Land Title Act Section 219 Covenant is to be registered on the subject properties to require that future development is in accordance with the recommendations outlined in the Environmental Assessment report prepared by Toth and Associates Environmental Services, dated 2026-March-23.
3. Site restoration shall be completed in accordance with the Creek Crossing Plan prepared by J.E. Anderson and Associates, dated 2025-MAR-31, as shown on Attachment D
4. A landscape bond is required equal to 100% of the value of the vegetation restoration works to be held for a 3-year maintenance period. A certified letter of completion is required from the Qualified Registered Professional at the end of the 3-year maintenance period.