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**BOARD OF VARIANCE**

**NOTICE OF MEETING**

A meeting of the Board of Variance will be held on Thursday, 2012-MAY-17 at 7pm in the Boardroom, City Hall, 455 Wallace Street, Nanaimo, BC to hear the following appeal:

**APPEAL NO.: BOV593**

**Applicant:** Mr. Raymond Debeeld on behalf ofMr. Emile Houle

**Civic address:** 3601 Shenton Road

**Legal Description:** LOT A, SECTION 3, WELLINGTON DISTRICT, PLAN EPP7500

**Purpose:** The request of the applicant is to construct an addition on an existing automotive repair shop, which is a legal non-conforming use.

**Zoning Regulations:** Light Industrial – I2. The applicant is requesting an enactment for a non-conforming use within the City of Nanaimo “ZONING BYLAW 2011 NO. 4500”:

Zoning Bylaw No.4000 Section 11.2.1 (*repealed 2012-AUG-08*) permitted Automotive Repair Shop. Zoning Bylaw No. 4500 (*adopted 2012-AUG-08*) does not permit Automotive Repair Shops.

**Local Government Act:** The use of the property is considered legal non-conforming. *Local Government Act, Section 911 – Non-conforming Uses and Siting* [article 5] states:

*“A structural alteration or addition, except one that is required by an enactment or permitted by a board of variance under section 901 (2), must not be made in or to a building or other structure while the non-conforming use is continued in all or any part of it.”*

The Board of Variance decision will apply to subsequent owners of the land. If you deem your property to be affected by this appeal, please feel free to attend this meeting. Anyone wishing to address this appeal will be afforded the opportunity to be heard at the Board of Variance meeting. This application may be reviewed with Staff at the Community Safety & Development Division offices located at 238 Franklyn Street, Nanaimo, BC, or by calling 250-755-4429 (x4344), during normal business hours, Monday to Friday, excluding statutory holidays, from 2012-MAY-04 to 2012-MAY-17, inclusive.