



NOTICE OF DEVELOPMENT VARIANCE PERMIT RESOLUTION

Notice is hereby given that the Council of the City of Nanaimo, at its meeting to be held on 2013-OCT-7, at 7:00 p.m. in the Shaw Auditorium, Vancouver Island Conference Centre, 80 Commercial Street, Nanaimo, B.C., will consider the adoption of a resolution to issue a development variance permit as follows:

Development Variance Permit No. DVP00216

Variance

A development variance permit application was received from KEITH BROWN ASSOCIATES LTD, on behalf of BALWINDER KAUR MINHAS , to vary the provisions of the City of Nanaimo "ZONING BYLAW 2011 NO. 4500" in order to permit a 3 lot subdivision.

Bylaw Regulations

Section 7.5.1 of the City Of Nanaimo "ZONING BYLAW 2011 NO. 4500" requires that a rear yard setback of 6 m be provided for lots within the Single Dwelling Residential - Small Lot (R2) zone. The existing covered patio on proposed Lot 3 is 3.78 m from the proposed rear yard lot line, therefore a rear yard setback variance of 2.22 m is required.

Section 7.5.1 of the City Of Nanaimo "ZONING BYLAW 2011 NO. 4500" also requires a front yard setback of 6 m be provided for all garage and carports within the R2 zone. The existing carport on proposed Lot 3 is 4.37 m away from the proposed front yard line. A front yard setback variance of 1.63 m is required.

Section 7.4.1 of the City of Nanaimo "ZONING BYLAW 2011 NO. 4500" requires a minimum lot depth of 28 m for lots without a lane within the R2 zone. The proposed lot depth for Lot 3 is 25.5 m, therefore a lot depth variance of 2.5 m is required.

Location

The subject property is located at 1844 MEREDITH ROAD. This property is legally described as Lot A, Section 17, Range 8, Mountain District, Plan 12176. The subject property is identified on Schedule A.

This application may be reviewed at the Community Safety & Development Division, 411 Dunsmuir Street, Nanaimo, B.C., during normal business hours 8:30 a.m. to 4:30 p.m., Monday to Friday, excluding statutory holidays, from 2013-SEP-27 to 2013-OCT-7, inclusive. Anyone wishing to address this matter will be given the opportunity to be heard at the Council meeting.

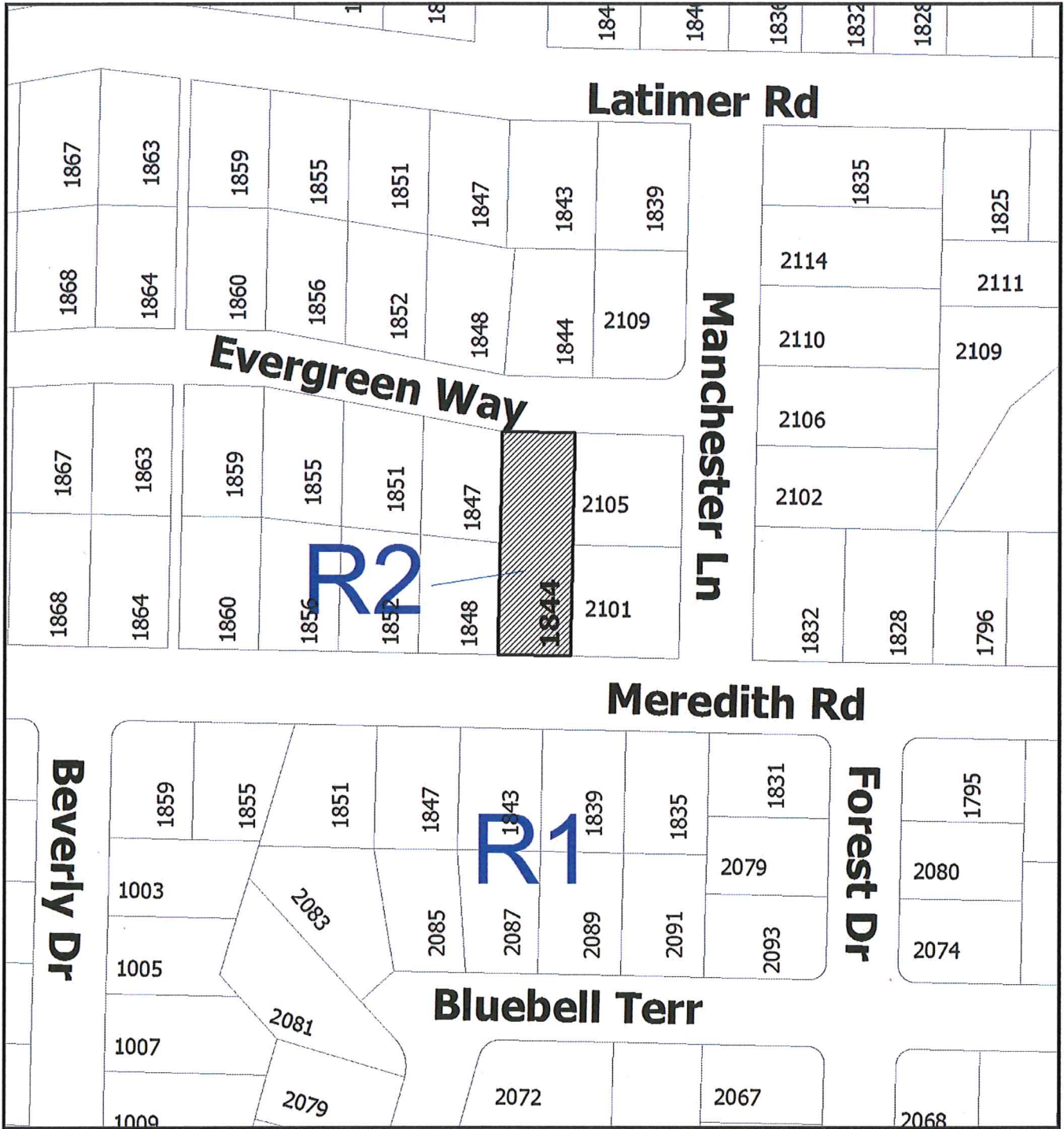
This notification is published in accordance with Section 922 of the *Local Government Act*.

Community Safety & Development

CITY OF NANAIMO

250 755-4429

SCHEDULE A



DEVELOPMENT VARIANCE PERMIT NO. DVP00216

LOCATION PLAN

Civic: 1844 Meredith Road



 **Subject Property**