

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 2014-APR-28, 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. DVP00229

Variance

Staff received from J. E. Anderson & Associates, on behalf of Gary and Barbara Dunbar, an application to vary Section 7.4.1 of the City of Nanaimo "ZONING BYLAW 2011 NO. 4500." The purpose of the variance: to reduce the lot depth and lot frontage requirements of the Bylaw to facilitate a four-lot subdivision.

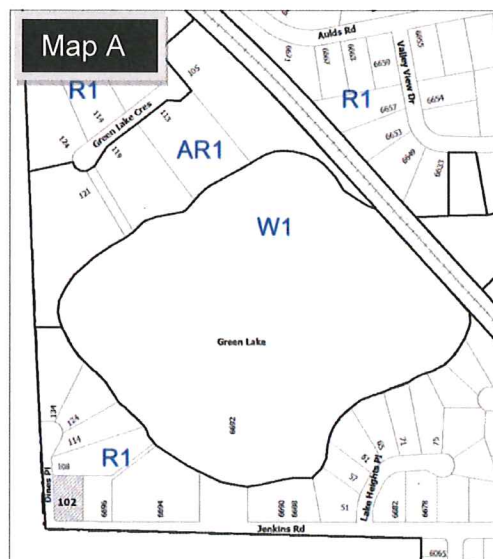
Bylaw Regulations

The parcel at 102 Dines Place is zoned Single Family Residential – R1. The Zoning Bylaw stipulates that, in the R1 zone:

- the minimum lot depth is 30m, and
- the minimum lot frontage is 15m.

The applicant proposes to subdivide 102 Dines place into four parcels: Lots A, B, C & D (see Map A). The subdivision is contingent on the following:

- Lots A & B with a depth of 28.4m, a variance of 1.6m, and
- Lots C & D with a frontage of 14.7m, a variance of 0.3m.



Location

The subject property, 102 Dines Place, is legally described as Lot 5, Section 8, Wellington District, Plan 21889. The subject property is identified on Map A.

This application may be reviewed at the Community 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 2014-April-17 to 2014-April-28, 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 Development
CITY OF NANAIMO
250 755-4429

ATTACHMENT A

0 2.5 5 10 15 20 25
 The intended plot size of this plan is 432mm in width by 280mm in height (B size) when plotted at a scale of 1:250

LEGEND

ALL DIMENSIONS ARE IN METRES

SUBJECT TO CHARGES SHOWN ON TITLE NO. EEB7657 (P.I.D. 003-419-991)

DIMENSIONS ARE DERIVED FROM LAND TITLE OFFICE RECORDS

THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROFESSIONAL REFERENCE MANUAL

PROPOSED VARIANCES				
PROPOSED LOT	TYPE OF VARIANCE	REQUIRED DIMENSION	PROPOSED DIMENSION	REQUESTED VARIANCE
LOT A	LOT DEPTH	30.0	28.4	1.6
LOT B	LOT DEPTH	30.0	28.4	1.6
LOT C	LOT FRONTAGE	15.0	14.7	0.3
LOT D	LOT FRONTAGE	15.0	14.7	0.3

SKETCH PLAN OF PROPOSED SUBDIVISION

DUNBAR

LOT 5, SECTION 8,
WELLINGTON DISTRICT,
PLAN 21559

ADDRESS : 102 DINES PLACE, NANAIMO

PROJECT SURVEYOR : D.W. HOLME

DRAWN BY : DWH DATE : MAR. 11/14

OUR FILE : 87841 REVISION : 1st

JEA J.E. ANDERSON & ASSOCIATES
SURVEYORS - ENGINEERS

1A - 3411 SHENTON ROAD, NANAIMO, B.C. V9T 2H1
 TEL: 250 - 758 - 4631 FAX: 250 - 758 - 4660
 E-MAIL : nanaimo@jeanderson.com
 NANAIMO - VICTORIA - PARKSVILLE

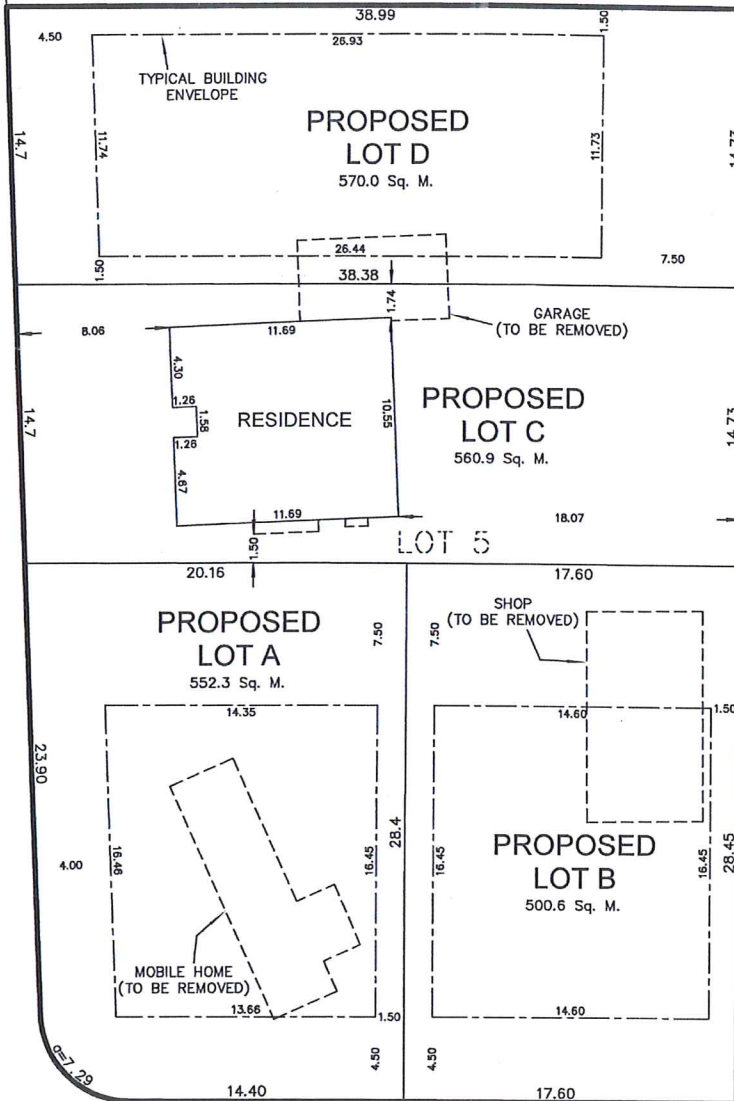


LOT 4

PLAN

DINES

PLACE



21559

LOT 6

RECEIVED
 MAR 13 2014
 DWP
 CITY OF NANAIMO
 COMMUNITY DEVELOPMENT

JENKINS

ROAD

RECEIVED
 MAR 11 2014
 CITY OF NANAIMO
 DEVELOPMENT SERVICES
 ENGINEERING DIVISION