



DEVELOPMENT VARIANCE PERMIT NO. DVP00277

**248709 ALBERTA LTD
Name of Owner(s) of Land (Permittee)**

Civic Address: 937, 941 and 945 HALIBURTON STREET

1. This development variance permit is issued subject to compliance with all of the bylaws of the municipality applicable thereto, except as specifically varied by this permit.
2. This permit applies to and only to those lands within the municipality described below, and any and all building structures and other developments thereon:

Legal Description:

**PID - 000-856-533
LOT 8, SECTION 1, NANAIMO DISTRICT, PLAN 6394, EXCEPT PLANS
956 RW AND 3212 RW**

**PID - 000-856-703
LOT 9, SECTION 1, NANAIMO DISTRICT, PLAN 6394, EXCEPT PARTS IN
PLANS 956 RW AND 3212 RW**

**PID - 000-856-720
LOT 10, SECTION 1, NANAIMO DISTRICT, PLAN 6394 EXCEPT PARTS IN
PLANS 956RW AND 3212RW**

3. The City of Nanaimo "ZONING BYLAW 2011 NO. 4500" is hereby varied as follows:

The Zoning Bylaw requires a 6m front yard setback within the Townhouse Residential (R6) Zone. The applicant is requesting the front yard setback be reduced to 2m for all three subject properties in order to construct a duplex on each of the three lots. This represents a variance of 4m.

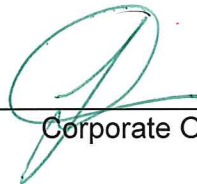
4. The permittee, as a condition of the issuance of this permit, shall develop the land described herein strictly in accordance with the following terms and conditions and provisions and in accordance with any plans and specifications attached hereto which shall form a part thereof.

Schedule A Location Plan

Schedule B Site Plan

5. If the permittee does not substantially commence the construction permitted by this permit within two years of the date of this permit, this permit shall lapse.
6. This permit prevails over the provisions of the bylaw in the event of conflict.
7. This permit is not a building permit nor does it constitute approval of any signage. Separate applications must be made for a building permit and sign permit.

AUTHORIZING RESOLUTION PASSED BY COUNCIL
THE 15TH DAY OF FEBRUARY, 2016.



Corporate Officer



Date

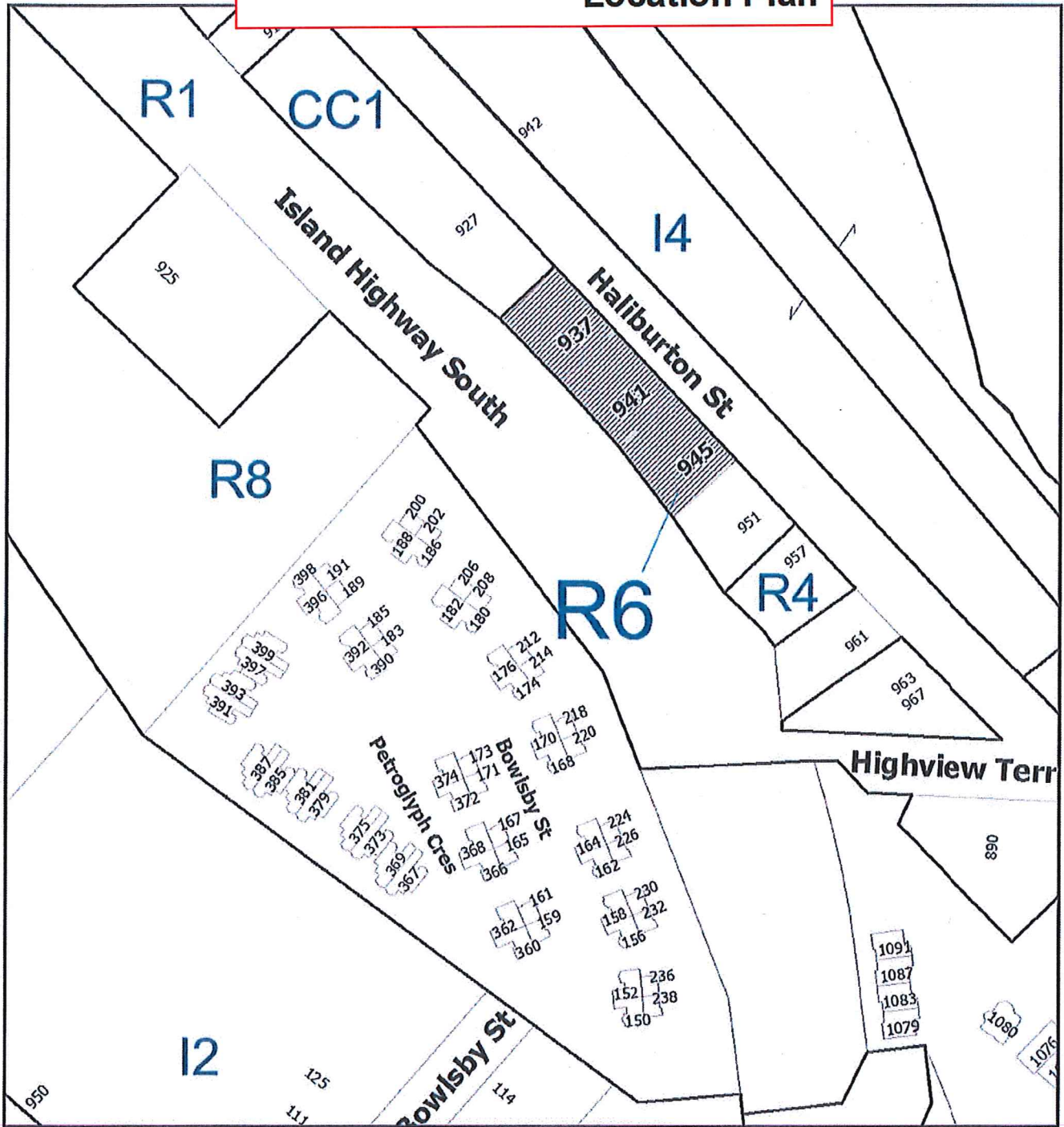
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Prospero attachment: DVP00277

Development Variance Permit DVP00277
937, 941, 945 Haliburton Street

Schedule A

Location Plan



DEVELOPMENT VARIANCE PERMIT NO. DVP00277

LOCATION PLAN

Civic: 937, 941 and 945 Haliburton Street
Lot 8, 9 and 10, Section 1, Nanaimo District, Plan 6394,
Except Parts in Plans 956 RW and 3212 RW

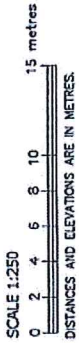
 **Subject Property**

Development Variance Permit DVP00277
937, 941, 945 Haliburton Street

Schedule B
Site Survey

B.C. LAND SURVEYOR'S CERTIFICATE OF CONCEPTUAL DUPLEX LOCATIONS ON:

THE REMAINDERS OF LOTS 8, 9 AND 10, PLAN 6394, SECTION 1, NANAIMO DISTRICT.



NOTES:

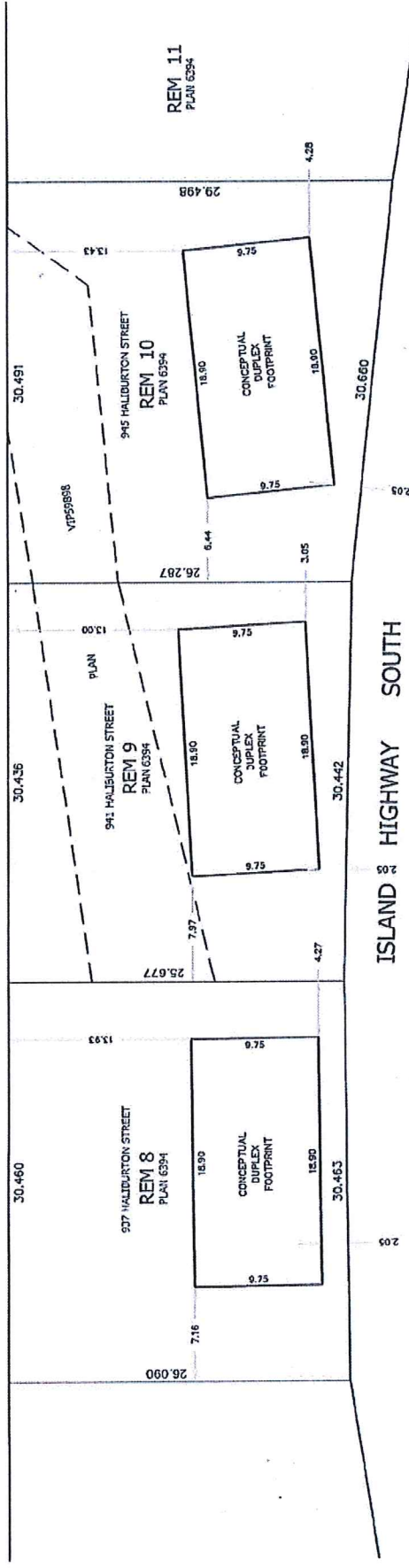
CIVIC ADDRESSES: 937, 941 & 945 HALIBURTON STREET

DUPLEX CONCEPT DESIGN DRAWINGS RECEIVED FROM REGISTERED PLAN VPS9898.

DUPLEX CONCEPT DESIGN DRAWINGS RECEIVED FROM 248709 ALBERTA LTD. DECEMBER 09, 2015.

CITY OF NANAIMO SETBACK VARIANCE CALCULATION
FOR REMAINDERS OF LOTS 8, 9 & 10, PLAN 6394.
ALLOWABLE FRONT YARD SETBACK: 6.0m
PROPOSED FRONT YARD SETBACK: 2.0m
VARIANCE REQUIRED: = 4.0m

HALIBURTON STREET



THIS PLAN PURPORTS TO POSITION ONLY THE ACTUAL AND/OR PROPOSED IMPROVEMENT(S) SHOWN RELATIVE TO ONLY THE BOUNDARIES SHOWN OF OR APPURTENANT TO THE ABOVE DESCRIBED PARCEL(S). THIS PLAN PROVIDES NO WARRANTY OR REPRESENTATION WHATSOEVER WITH RESPECT TO THE LOCATION OF ANY OTHER ACTUAL OR PROPOSED IMPROVEMENT(S) RELATIVE TO ANY BOUNDARY OF OR APPURTENANT TO THE ABOVE DESCRIBED PARCEL(S). THIS PLAN IS NOT TO BE USED TO RE-ESTABLISH BOUNDARY LINES.

WILLIAMSON & ASSOCIATES
PROFESSIONAL SURVEYORS ©2016
3008 BARGEN ROAD NANAIMO B.C. V9T 4B5
PHONE: 250-758-7722 FAX: 250-758-7724
EMAIL: WMS@TELUS.NET
FILE: 15005-2 STL PLAN (BASE PLAN 15003)

THE SIGNATORY ACCEPTS NO RESPONSIBILITY OR LIABILITY FOR ANY DAMAGES THAT MAY BE SUFFERED BY A THIRD PARTY AS A RESULT OF ANY DECISIONS MADE, OR ACTIONS TAKEN BASED ON THIS DOCUMENT.

THESE PARCELS MAY BE SUBJECT TO REGISTERED RIGHTS OF A FIRST LENDER PERMITS: REGISTERED PLAN VPS9898, PLAN 6394.
THIS PLAN DOES NOT PURPORT TO VERIFY COMPLIANCE WITH THE RESTRICTIONS THEREIN.

THIS BUILDING LOCATION CERTIFICATE HAS BEEN PREPARED IN ACCORDANCE WITH THE MANUAL OF STANDARD PRACTICE AND IS CERTIFIED CORRECT THIS DATE OF: JANUARY 4, 2016.

Brock Williamson
MNXR8F

PROFESSIONAL SURVEYOR
REGISTRATION NO. 2142738 141153 8798
Brock E.J. Williamson, B.C.L.S.
REGISTRATION NO. 2142738 141153 8798