



DEVELOPMENT VARIANCE PERMIT NO. DVP00340

BRANDON BUTT

Name of Owner(s) of Land (Permittee)

Civic Address: 1305 WADDINGTON ROAD

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:

LOT 1, BLOCK 18, DISTRICT LOT 97G, NEWCASTLE RESERVE, SECTION 1, NANAIMO DISTRICT, PLAN 1712

PID No. 006-988-431

3. The City of Nanaimo "ZONING BYLAW 2011 NO. 4500" is hereby varied as follows:
 - *Section 7.5 Siting of Buildings* – to reduce the minimum required flanking side yard setback from 4m to 2m for a single residential dwelling.
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

Schedule C Building Elevations

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.

CONDITIONS OF PERMIT

1. The subject property shall be developed in accordance with the Site Plan prepared by Coastal Concepts, dated 2018-MAR-04, as shown on Schedule B.

AUTHORIZING RESOLUTION PASSED BY COUNCIL
THE 19TH DAY OF MARCH, 2018.

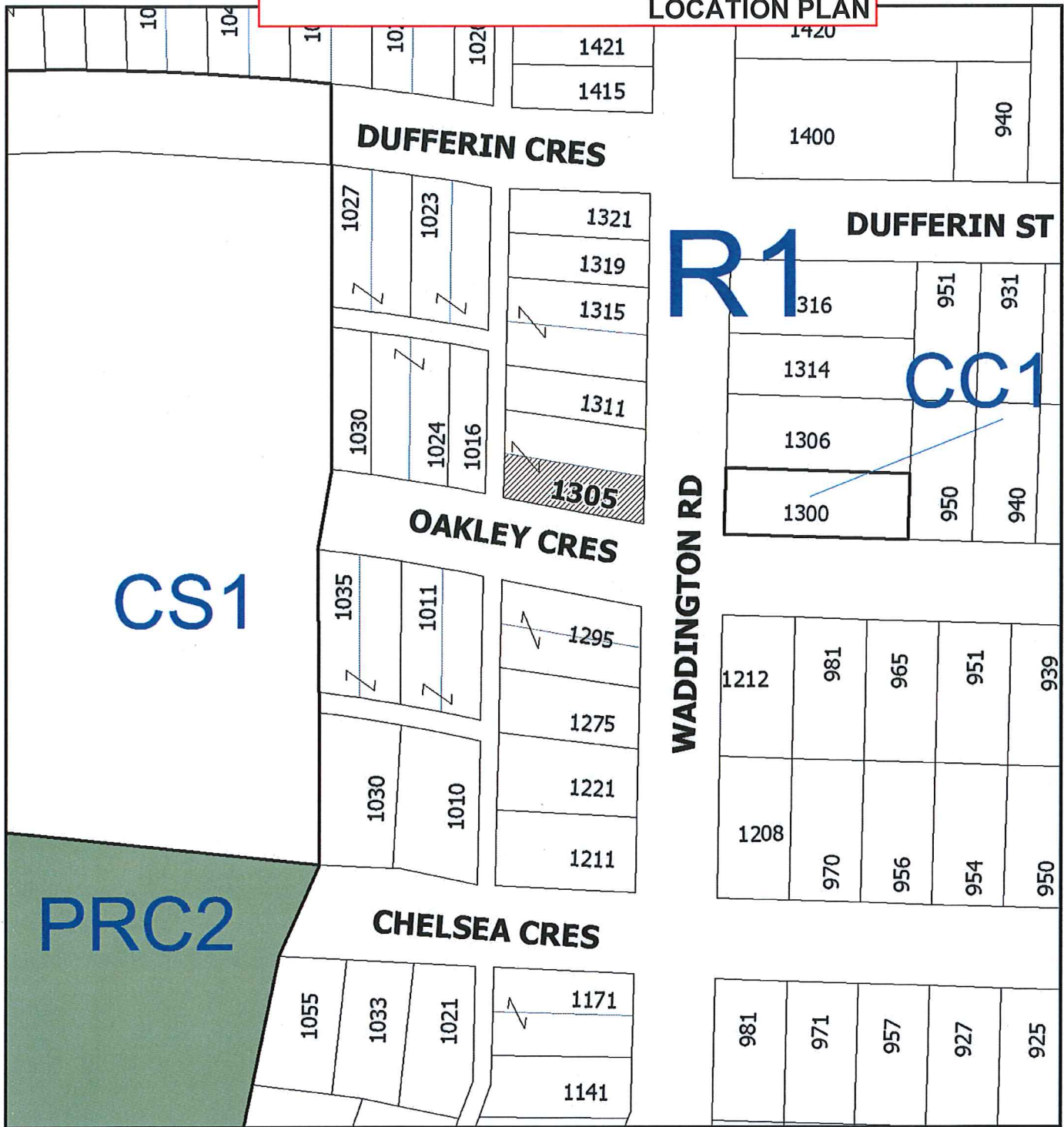

Corporate Officer


Date

DS/ln

Prospero attachment: DVP00340

LOCATION PLAN



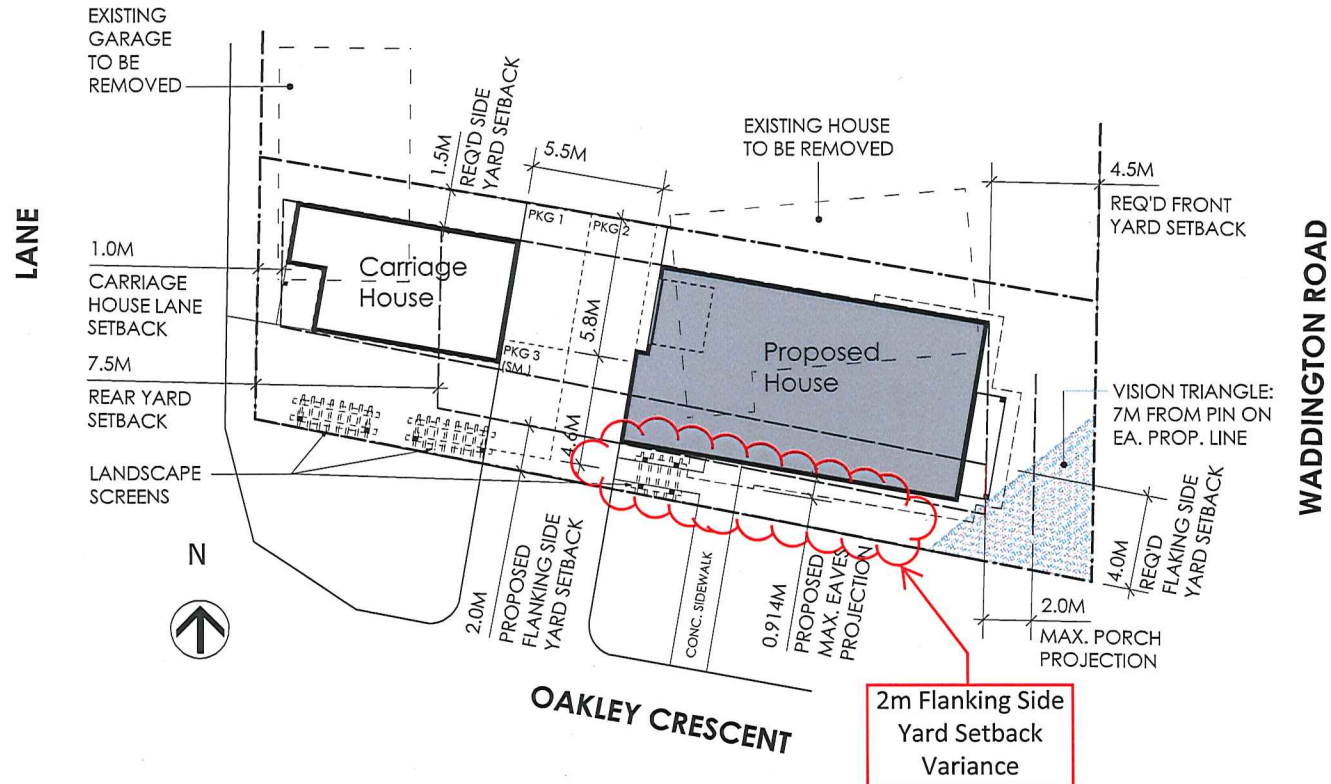
DEVELOPMENT VARIANCE PERMIT NO. DVP00340

LOCATION PLAN

Civic: 1305 Waddington Road
 Lot 1, Block 18, District Lot 97G,
 Newcastle Reserve, Section 1,
 Nanaimo District, Plan 1712

 **Subject Property**

Development Variance Permit DVP00340 Schedule B
 1305 Waddington Road
SITE PLAN



PROJECT DATA:

Civic Address: 1305 Waddington Road, Nanaimo
 Legal Address: Lot 1, Block 18, District Lot 97G, Newcastle Reserve, Section 1, Nanaimo District, Plan 1712
 Lot Size: 398.2 sq.m (4286 sq.ft.)
 Proposed House Footprint: 107.5 sq.m (1157 sq.ft.)
 Proposed Carriage House Footprint: 45.06 sq.m (485 sq.ft.)
 Proposed Lot Coverage: 38.3% (40% max.)

ZONING INFO:

Zone: R1 (Single Dwelling Residential)
 Required Setbacks: Front: 4.5m / Side: 1.5m / Flanking Side: 4.0m / Rear: 7.5m
 Proposed Variance: Flanking Side from 4.0m to 2.0m
 Max. Lot Coverage: 40%
 Max. Height: 9.0m

RECEIVED
DVP340
 2018-MAR-05
 Current Planning & Subdivision

REVISIONS / ISSUE:

29 November 2017	For Review
24 January 2017	For Variance
04 March 2018	Revised for Variance

ISSUED FOR REVIEW
 NOT FOR CONSTRUCTION

Coastal Concepts
 DESIGN | DRAFTING
 coastalconcepts@shaw.ca 250.714.3032

PROJECT NAME:
Proposed Residence
 1305 Waddington Road
 Nanaimo, BC

DRAWING NAME:
 Site Plan

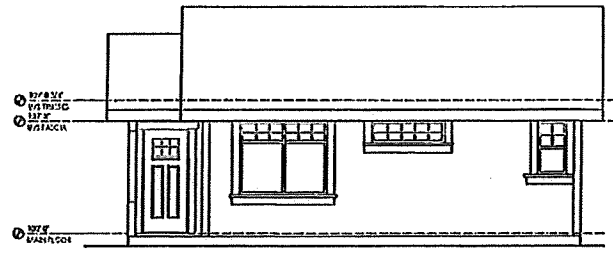
DRAWN BY:
 S.W.

SCALE:
 As Noted

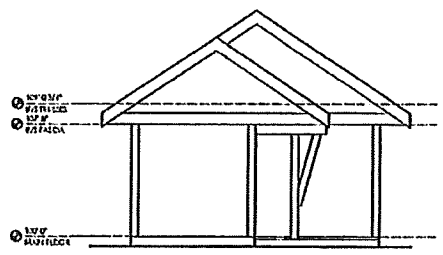
DATE:
 As Noted Above

ISSUED FOR: Review	DRAWING NUMBER: A1
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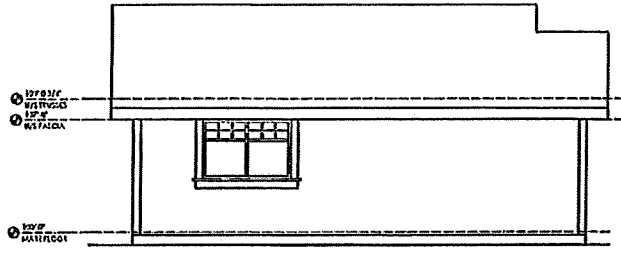
REVISIONS / ISSUE
 21 November 2017 For Client Review
 23 November 2017 Revised
 21 January 2018 For Valance



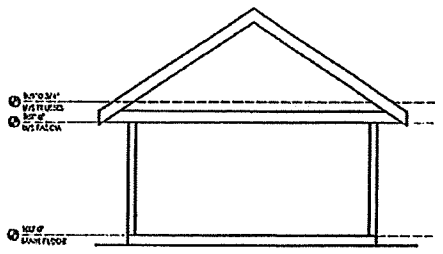
2 Colley Street Elevation
 PR3 1/4" = 1'-0"



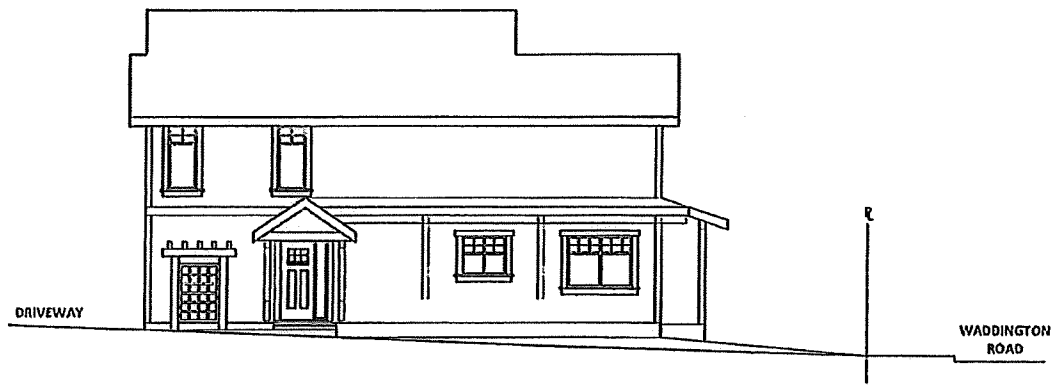
3 Lane Elevation
 PR3 1/4" = 1'-0"



4 North Elevation
 PR3 1/4" = 1'-0"



5 East Elevation
 PR3 1/4" = 1'-0"



PROJECT NAME	
Proposed Residence 1303 Waddington Road Hanover, DC	
DRAWING NAME	
Carriage House Plans & Elevs. Colley Crescent Streetscape	
DRAWN BY	
S.W.	
SCALE	
As Noted	
DATE	
As Noted Above	
DESIGNED FOR	DRAWING NUMBER
Review	PR3