



DEVELOPMENT VARIANCE PERMIT NO. DVP00424

BLAIR YAROCKI AND DEBORAH YAROCKI
Name of Owner(s) of Land (Permittee)

147 SWANSON ROAD
Civic Address:

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 buildings, structures and other developments thereon:

Legal Description:

**LOT A, SECTION 14, RANGE 6, MOUNTAIN DISTRICT, PLAN 38877,
EXCEPT THAT PART IN PLAN VIP70915**

PID No. 000-434-426

3. The land described herein shall be developed strictly in accordance with the following terms and conditions and provisions of this permit, and any plans and specifications hereto shall form a part thereof.

Schedule A Location Plan
Schedule B Site Plan
Schedule C Accessory Building Images

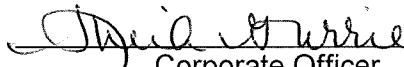
4. The "City of Nanaimo Zoning Bylaw 2011 No. 4500" is hereby varied as follows:
 - *Section 6.6.6 Accessory Uses - Buildings and Structures* – to increase the maximum permitted Gross Floor Area combined for all accessory buildings on the lot from 90.0m² to 563.4m².
5. If the landowner does not substantially start any construction with respect to which this permit was issued within two years after the date it was issued, the permit lapses.

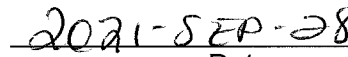
6. This permit prevails over the provisions of the bylaw in the event of conflict.
7. This permit is not a building permit nor does it constitute approval of any signage. Separate applications must be made for a building permit and sign permit.

CONDITIONS OF PERMIT

1. The accessory buildings on the subject property shall be developed in accordance with locations shown on the Site Plan, prepared by Turner & Associates Land Surveying, received 2021-AUG-11, as shown on Schedule B.
2. A building permit application shall be submitted for the "Secondary Modular Home" and "Detached Garage" addition (as labelled on Schedule B) within three months of the approval date of this permit, and a Notice on Title is to be registered for the completed works that cannot be inspected.

AUTHORIZING RESOLUTION PASSED BY COUNCIL
THE 21ST DAY OF **SEPTEMBER, 2021.**

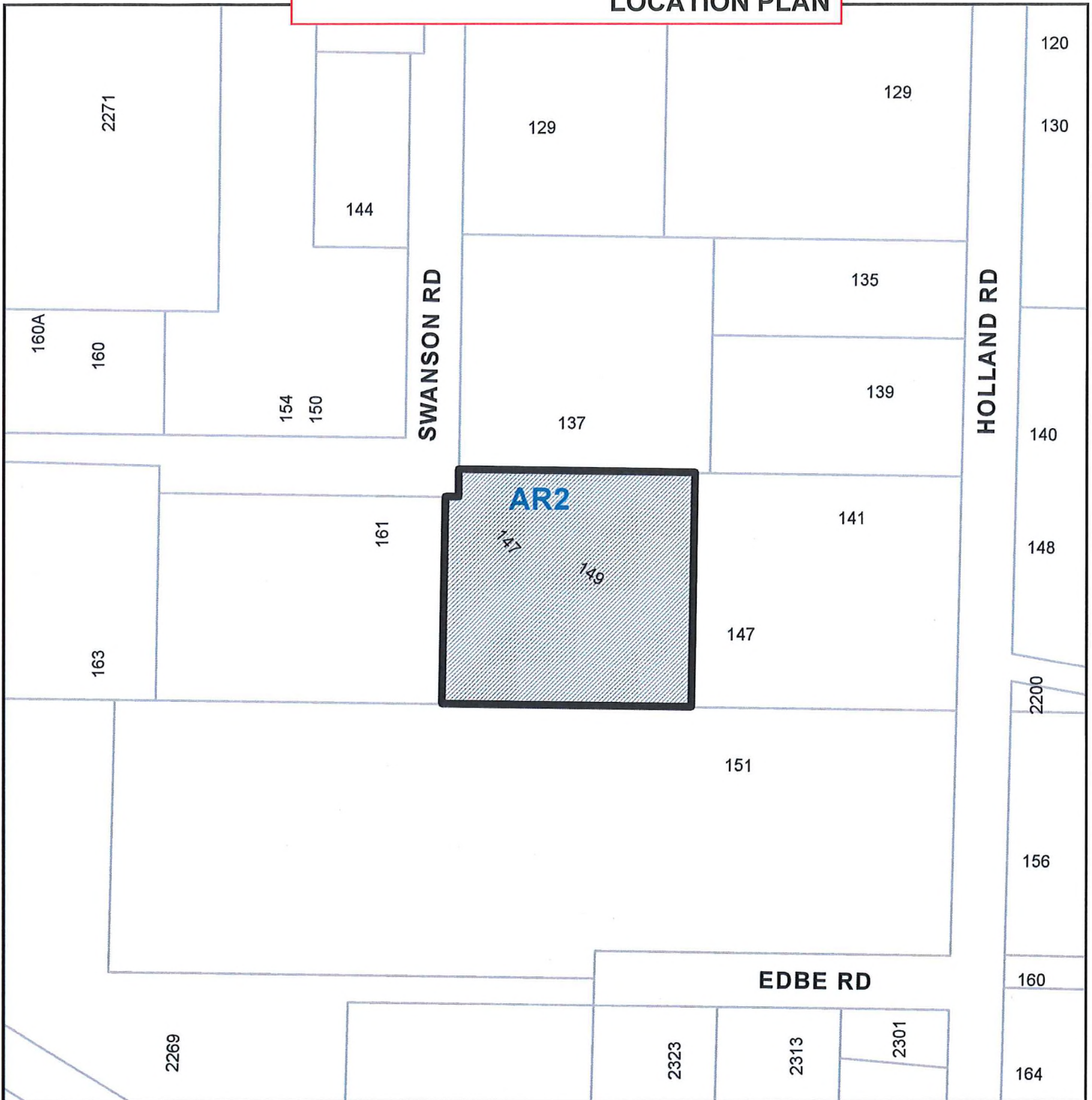

Corporate Officer


Date

CH/in
Prospero attachment: DVP00424

Development Permit No. DVP00424 Schedule A
147 Swanson Road

LOCATION PLAN



DEVELOPMENT VARIANCE PERMIT APPLICATION NO. DVP00424



Subject Property

CIVIC: 147 SWANSON ROAD

LEGAL: LOT A, SECTION 14, RANGE 6, MOUNTAIN DISTRICT, PLAN 38877
EXCEPT THAT PART IN PLAN VIP70915

Development Permit No. DVP00424 Schedule B
147 Swanson Road

SITE PLAN

A
Plan VIP69419



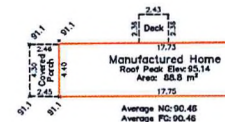
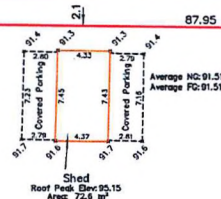
Swanson Road

B

Plan

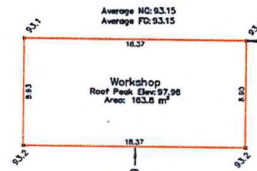
38877

Detached
Garage



Secondary
Modular Home

Rem. A



32.2

Covenant

86.67

1
Plan VIP70915

Plan VIP70916

92.98

Rem. N. 5 Chains of E. 20 Chains of Sec. 13 Range 6

THIS SITE PLAN SHOWS THE RELATIVE LOCATION OF THE EXISTING AND PROPOSED STRUCTURES/IMPROVEMENTS WITH RESPECT TO THE BOUNDARIES OF THE DESCRIBED PARCEL ONLY.

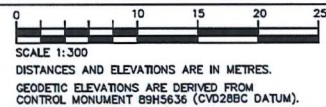
THIS SITE PLAN SHALL NOT BE USED TO DEFINE PROPERTY LINES OR PROPERTY CORNERS.

THE SIGNATORY ACCEPTS NO RESPONSIBILITY FOR AND HEREBY DISCLAIMS ALL OBLIGATIONS AND LIABILITIES FOR DAMAGES ARISING OUT OF OR IN CONNECTION WITH ANY DIRECT OR INDIRECT USE OR RELIANCE UPON THE SITE PLAN BEYOND ITS INTENDED USE.

NOTE:
THE REGISTERED TITLE OF THIS PROPERTY IS AFFECTED BY THE FOLLOWING LEGAL NOTATIONS AND REGISTERED CHARGES, LIENS AND INTERESTS:
1728300 & 22449104
THIS SITE PLAN DOES NOT VERIFY COMPLIANCE WITH THE ABOVE NOTED DOCUMENTS.

SITE PLAN SHOWING BUILDINGS SITUATED ON:
LOT A, SECTION 14, RANGE 6, MOUNTAIN DISTRICT,
PLAN 38877, EXCEPT THAT PART IN PLAN VIP70915.

Client: DEBORAH YAROCKI Civic Address: 147 SWANSON ROAD
File: 20-147 Scale: 1:300 Drawn by: DRW Property Zoning: AR2



Certified correct this 20th day of November, 2020.

Brody Phillips
9S4A28

Digitally signed by Brody Phillips 9S4A28
Date: 2021.08.04 13:27:17-0700

B.C.L.S.

(This document is not valid unless originally signed and sealed.)

LEGEND

- x 99.0 DENOTES SPOT ELEVATION
- MR DENOTES NATURAL GRADE
- FR DENOTES FINISHED GRADE

RECEIVED
DVP424
2021-AUG-11
Current Planning

Turner & Associates
land surveying
250.753.9778
435 Terminal Avenue North
Nanaimo, BC V9S 4J8
www.turnersurveys.ca