



DEVELOPMENT VARIANCE PERMIT NO. DVP00442

BENJAMIN EAGLE MAZZEI & CANDICE MAY MAZZEI
Owner(s) of Land (Permittee)

5013 HINRICH VIEW
Civic Address(es)

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:

**STRATA LOT 3, DISTRICT LOT 51, WELLINGTON DISTRICT, VIS6310,
TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN
PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS
SHOW ON FORM V**

PID No. 027-124-657

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 Subject Property Map
Schedule B Site Survey
Schedule C Pool Elevations and Cross Sections

TERMS OF PERMIT

The "City of Nanaimo Zoning Bylaw 2011 No. 4500" is hereby varied as follows:

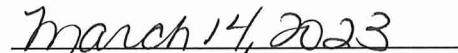
1. *Section 6.10 Fence Height* – to increase the maximum allowable fence height in the rear yard setback from 2.4m to 5.81m and outside the required setback from 3.0m to 4.54m for the proposed retaining wall.

CONDITIONS OF PERMIT

1. The subject property shall be developed in accordance with the Site Survey, prepared by Turner & Associates Land Surveying Inc., dated 2022-DEC-01, as shown in Schedule B.

AUTHORIZING RESOLUTION PASSED BY COUNCIL
THE 27TH DAY OF FEBRUARY, 2023.

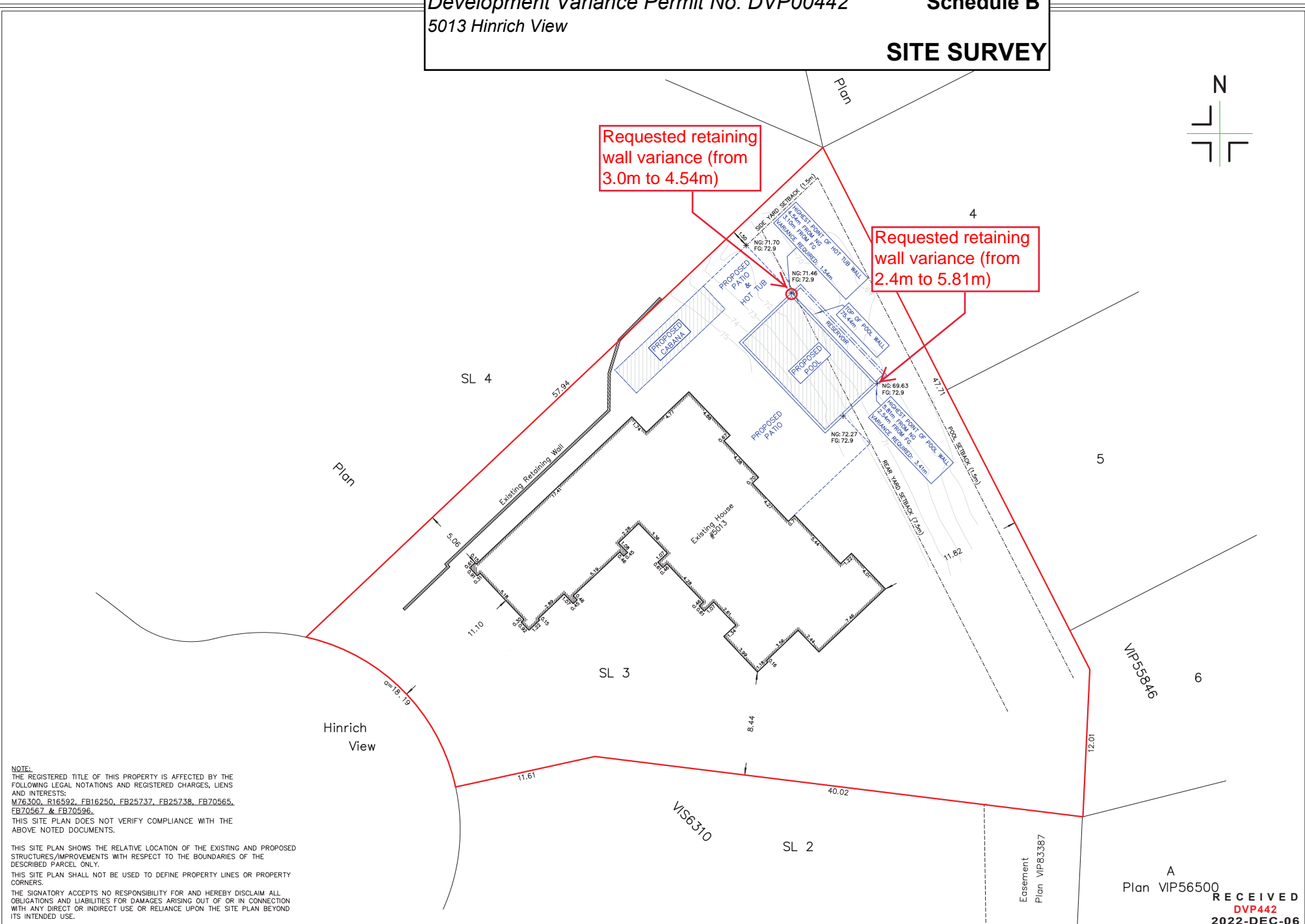
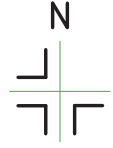

Corporate Officer


Date

PC/bb

Prospero attachment: DVP00442

SITE SURVEY

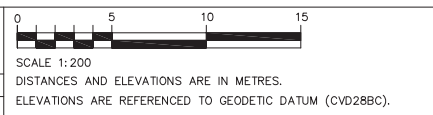


NOTE:
THE REGISTERED TITLE OF THIS PROPERTY IS AFFECTED BY THE FOLLOWING LEGAL NOTATIONS AND REGISTERED CHARGES, LIENS AND INTERESTS:
M76300, R16592, FB16250, FB25737, FB25738, FB70565, FB70567 & FB70596.
THIS SITE PLAN DOES NOT VERIFY COMPLIANCE WITH THE ABOVE NOTED DOCUMENTS.

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.

**SITE PLAN SHOWING PROPOSED POOL LOCATION ON:
STRATA LOT 3, DISTRICT LOT 51,
WELLINGTON DISTRICT, STRATA PLAN VIS6310.**

Client: ANCHOR BUILDING CO.	Civic Address: 5013 HINRICH VIEW, NANAIMO
File: 13-036	Scale: 1:200
Drawn by: DRW	Property Zoning: R6



NG: DENOTES NATURAL GRADE
FG: DENOTES PROPOSED FINISHED GRADE

Certified correct this 1st day of December, 2022.

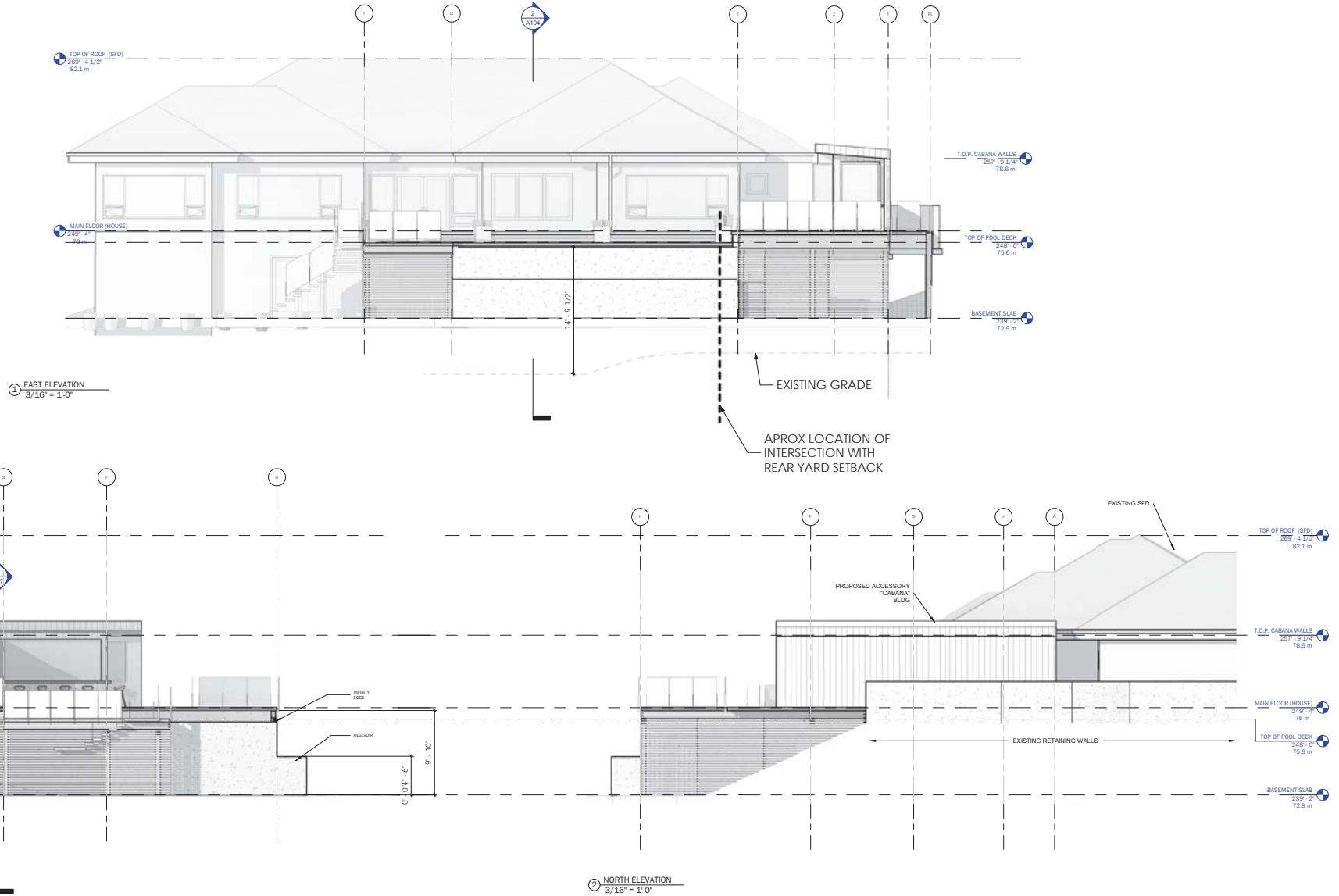
B.C.L.S.
(This document is not valid unless originally signed and sealed.)

RECEIVED
DVP442
2022-DEC-06

Turner & Associates
land surveying

250.753.9778
435 Terminal Avenue North
Nanaimo, BC V9S 4J8
www.turnersurveys.ca

POOL ELEVATIONS AND CROSS SECTIONS

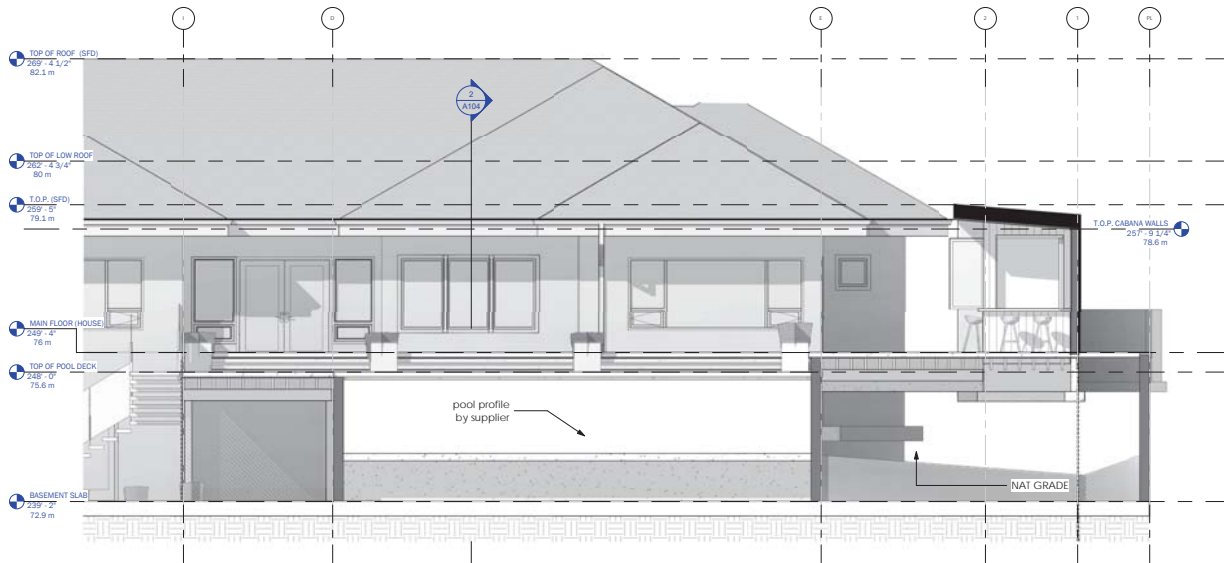


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2022-DEC-06
COURT PLANNING

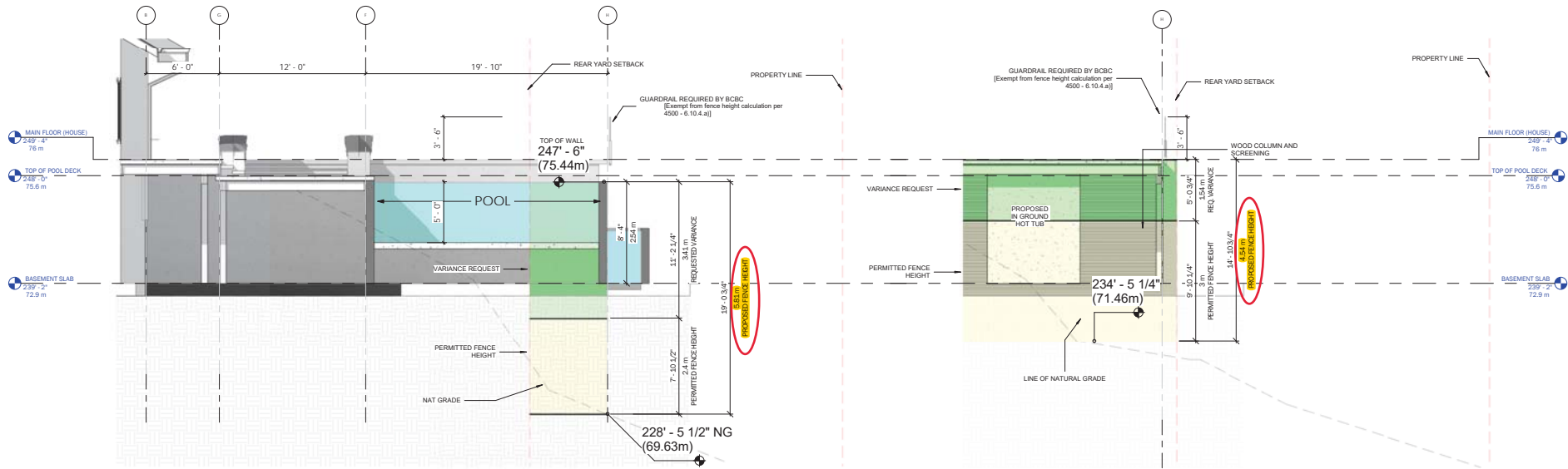
THE DRAWINGS, DESIGN DETAILS AND EXPLANATIONS OF CONSTRUCTION SPECIFIED HEREIN ARE THE EXCLUSIVE PROPERTY OF ANCHOR BUILDING COMPANY AND ANY REUSE, REPRODUCTION OR DISSEMINATION OF THESE DRAWINGS WITHOUT THE WRITTEN CONSENT OF ANCHOR BUILDING COMPANY IS STRICTLY PROHIBITED. THE CLIENT SHALL HOLD ANCHOR BUILDING COMPANY HARMLESS FROM ALL LIABILITY.

DATE	#	DESCRIPTION
22 03 28	1	ISSUED FOR MUNICIPAL REVIEW
22 12 05	2	ISSUED FOR DEV. PERMIT VARIANCE

DATE	2020.12.07	POOL ELEVATIONS
SCALE	3/16" = 1'-0"	
DRAWN BY	DL	A103



③ POOL LONG SECTION
1/4" = 1'-0"



② CROSS SECTION THROUGH POOL
1/4" = 1'-0"

④ CROSS SECTION AT HOT TUB
1/4" = 1'-0"

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DVP442
2022-DEC-06



NANAIMO BC | 250.713.3353 | mrdylanlyons@gmail.com

Backyard Renovation

Hinchiv View
Nanaimo BC

CLIENT

Ben and Candice Mazzei

DATE	#	DESCRIPTION
22.03.28	1	ISSUED FOR MUNICIPAL REVIEW
22.12.05	2	ISSUED FOR DEV. PERMIT VARIANCE

DATE 2020.12.07

SCALE 1/4" = 1'-0"

DRAWN BY DL

SECTIONS

A104